



DAIKYO Completes Construction of Its Lions Forsia Chuo MINATO Rental Condominiums— Lifestyle to Enjoy Tokyo Station/Ginza Area, Tenancy Begins Towards End of December

TOKYO, Japan - December 21, 2022 - DAIKYO INCORPORATED (“DAIKYO”) announced that it has completed the construction of Lions Forsia Chuo MINATO (Chuo-ku, Tokyo, total 74 units), a rental condominium under the original brand, and that tenants will be able to move in from late December.



Building exterior



Entrance hall

Lions Forsia Chuo MINATO is located within a six-minute walk from Hacchobori Station on the JR Keiyo Line and Tokyo Metro Hibiya Line, and Shintomicho Station on the Tokyo Metro Yurakucho Line, providing easy access to the areas around Tokyo Station and Ginza on foot. The neighborhood is a quiet residential area in the heart of Tokyo with plenty of nature, including the Sumida River within a four-minute walk and several parks scattered throughout the area.

Lions Forsia Chuo MINATO offers a total of 10 types of unit plans: 1K, 2K+WIC, 1DK, 1LDK, and 2LDK (floor area of 25.02m² to 42.19m²). Tenants can choose from a wide variety of units to suit their lifestyles, including those with a view of the TOKYO SKYTREE[®], a high-security indoor corridor design, a bicycle parking space next to the entrance, and more. All units are also equipped with a mist shower with an ultra-fine bubble system to make everyday life more comfortable.

The common area on the second floor features a lounge space with free Wi-Fi and power outlets, as well as a roof terrace where residents can relax and enjoy the view of the modern condominium complexes in the Tsukuda area of Chuo-ku, Tokyo. The bicycle parking area provides a port for LUUP, an electric micromobility sharing service that allows residents to easily travel to the areas around Tokyo Station and Ginza.

DAIKYO will continue to create comfortable homes that cater to the needs of its customers.

1. Features of Lions Forsia Chuo MINATO

(1) Exterior design of a town with a mature atmosphere

The exterior design is based on earth colors with textured tiles, creating an atmospheric appearance that blends in well with the downtown area. The entrance is designed with a heavy door and a lighting arrangement that creates different atmospheres during the day and at night, giving the impression of a private hideout for grown-ups.



Entrance

(2) Unit plans for diverse lifestyles

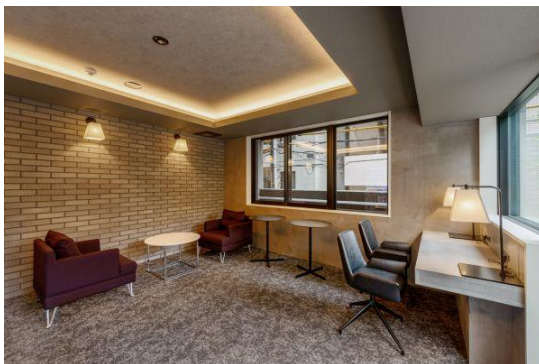
Bicycle parking space is provided in the corridor next to some of the 1DK units (12 units), where bicycles can be safely parked indoors, sheltered from rain and wind, as well as securely chained to the floor. There are also units that can be divided into separate living spaces with sliding doors, and 2LDK units with a counter that can also be used as a desk, allowing residents to work or study in the comfort of their own homes.



Bicycle parking space

(3) Third place (common space) indoors and outdoors in two locations

A lounge (4 seats) equipped with Wi-Fi and power outlets that can be used for remote work and reading, etc., and a roof terrace with a sense of openness are available. Depending on how the residents feel on any given day, they can choose to spend their time in the condominium in a variety of ways.



Lounge



Roof terrace

(4) Extensive common facilities

A port for the LUUP electric micromobility sharing service is available on the first floor of the property. Tenants can register for the LUUP service and use it for daily transportation, such as for commuting to work or for shopping.

In addition, there is a convenience store FamilyMart on the first floor, which is open 24 hours a day for everyday needs.

LUUP official website: <https://luup.sc/en/lp-en/>



Port for LUUP

2. Overview of properties

Name:	Lions Forsia Chuo MINATO
Address:	2-5-7 Minato, Chuo-ku, Tokyo (residence indication)
Access:	6 minutes on foot from Hatchobori Station on the JR Keiyo Line and Tokyo Metro Hibiya Line 6 minutes on foot from Shintomicho Station on the Tokyo Metro Yurakucho Line
Scale and structure:	Reinforced concrete, 13 floors above ground
Site area:	475.90 m ²
Total floor area:	2,997.04 m ²
Total units:	74 (with one other store)
Unit area:	25.02 m ² –42.19 m ²
Unit plans:	1K, 2K+WIC, 1DK, 1LDK, 2LDK
Rental fees:	121,000–232,000 yen Management fee (1K, 2K+WIC, 1DK 15,000 yen, 1LDK: 18,000 yen, 2LDK: 20,000 yen)
Date of completion:	November 30, 2022
Move-in date:	Towards end of December 2022
Design supervision:	Construction Planning Co., LTD
Construction:	DAIKYO ANABUKI CONSTRUCTION, Inc.
URL:	https://www.mitsui-chintai.co.jp/resident/original/lions_forsia_chuo_minato/ (in Japanese)

Location map



3. About Lions Forsia of DAIKYO's rental condominium series

Lions Forsia is DAIKYO's rental condominium brand. Using expertise cultivated by the company since it began developing condominiums in 2007. Thus far, DAIKYO has developed 24 Lions Forsia rental condominiums (include this property) in Tokyo, Kanagawa, Osaka, and Hiroshima Prefectures; the majority of tenants comprise singles in their 20s, 30s, and 40s who work in city centers in each areas, husbands and wives who both work, and families with small children. These carefully and uniquely designed condominiums incorporate trends from hotels and commercial facilities in their exteriors, offer a range of unit plans, and cater to the lifestyle needs of rental housing residents employed in the cities.



Lions Forsia Asakusabashi, completed in March, 2022



Lions Forsia Sumida River Terrace, completed in April, 2022



Lions Forsia Iriya EAST, completed in October, 2022

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About ORIX:

ORIX Corporation (TSE: 8591; NYSE: IX) is a financial services group which provides innovative products and services to its customers by constantly pursuing new businesses.

Established in 1964, from its start in the leasing business, ORIX has advanced into neighboring fields and at present has expanded into lending, investment, life insurance, banking, asset management, automobile related, real estate and environment and energy related businesses. Since entering Hong Kong in 1971, ORIX has spread its businesses globally by establishing locations in 28 countries and regions across the world.

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(As of September 30, 2022)

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