April 22, 2026

To the media and press

Tokyu Land Corporation

Looking toward the realization of sustainable urban development through the use of renewable energy in collaboration with Ishikari City

Construction completed on "Ishikari Renewable Energy Data Center 1"

-Will contribute to the local production of renewable energy for local consumption as well as the reduction of CO_2 by making a data center, which has considerable power needs, operate using 100% renewable energy-

Tokyu Land Corporation (Headquarters: Shibuya-ku, Tokyo, President & CEO: Tatsuaki Tanaka, "Tokyu Land" below) hereby announces that construction on the "Ishikari Renewable Energy Data Center 1" project ("Project" below), which it has been implementing in Ishikari City, Hokkaido (Location: Ishikari City, Hokkaido; Mayor: Tatsuyuki Kato; "Ishikari City" below) since 2022, has been completed as of March 27, 2026. For this Project, Tokyu Land and Flower Communications (Headquarters: Chuo-ku, Tokyo; Representative Director: Naotaka Yanagawa) were commissioned to handle project management operations, and have developed the facility as a data center operated using 100% renewable energy generated by Tokyu Land, limited liability companies in which Tokyu Land has made a capital investment, and other entities. A portion of the Project's data halls are scheduled to go online in August 2026.

Exterior view of Ishikari Renewable Energy Data Center 1

■ Data center operation using 100% renewable energy

With the aim of making Ishikari City a decarbonization leading area and a zero-carbon city and continuing to develop the city's urban areas, Tokyu Land and Ishikari City (collectively "Both Parties" below) entered into an "Agreement on Sustainable Urban Development through the Use of Renewable Energy" on March 25, 2024. Both Parties have been carrying out an onsite PPA project*1 utilizing a "Regional Decarbonization Transition and Renewable Energy Promotion Grant" as their first collaborative step based on the use of renewable energy. In the Project, they have been directly supplying power from renewable energy with the use of private power lines. This will contribute to the local production of renewable energy for local consumption as well as to the reduction of CO2 emitted by data centers, which have considerable power needs.

Additionally, for the supply of power from renewable energy to the Project, as well as users and other entities in the RE Zone*2 for whom supply will be considered going forward, Both Parties intend to have Ishikari Regional Energy LLC, which they have made a capital investment in, handle that supply with the aim of having the company serve as an "energy platform provider" for promoting decarbonization in the RE Zone.

*1: A method of directly supplying power by connecting user facilities and power plants using private lines, etc. without going through transmission and distribution lines. PPA stands for "Power Purchase Agreement."

*2: An area whose power is 100% supplied using renewable energy located in the Ishikari Bay New Port Area, which is seeing an accelerated accumulation of industries, particularly those centered on data centers.

Reference (Japanese language only): Ishikari City, Hokkaido to join as an investor in Ishikari Regional Energy LLC; will strengthen collaboration in joint business and promote decarbonization inside the city

Furthermore, this onsite PPA project employs special vertical frames that enable high-efficiency power generation even in areas with heavy snowfall. The vertical solar power generation facility incorporates modules that are less likely to be covered with snow, making the system highly resistant to snow accumulation. When there is snow on the ground, a rise in power generation can be expected due to light reflected from the snow surface (the albedo effect), aiming to maximize overall power output. In Hokkaido's Obihiro City as well, Tokyu Land is pursuing the introduction of region-specific renewable energy through means such as advancing a vertical agrivoltaic project.

Exterior view of vertical solar power generation facility

■ Scheduled implementation of a next-generation communications environment between Ishikari and Otemachi, Tokyo using IOWN (APN)

Under the Project, in August 2026, Tokyu Land is planning to introduce a next-generation communications environment that connects Ishikari City in Hokkaido and Otemachi in Tokyo with the use of an All-Photonics Network (“APN” below) under the IOWN concept provided by NTT EAST, Inc. In doing so, the company will aim to provide an environment that limits communication delays and other long-standing issues that accompany long-distance transmission and enables communications with high speed and capacity and low latency and power consumption, as well as the unified use of the two sites in Ishikari and Otemachi in a way that makes them feel like adjacent data centers.

In addition to disaster recovery (DR) applications in times of disaster, this initiative is expected to make it possible to address diverse needs that include expanded use through connection with an urban data center, the provision of generative AI services utilizing GPUs, the realization of digital twins through the efficient utilization of the likes of point cloud data, and measures against ransomware. Tokyu Land will proceed with efforts that also contribute to the regional decentralization of data centers and “Watt-Bit Collaboration” cited as a matter of Japanese national policy by combining data centers operated with 100% renewable energy with the utilization of next-generation communications infrastructure.

■ Efforts by Ishikari City

Ishikari City was one of the municipalities selected in the first round as a “decarbonization leading area*3” by the Ministry of the Environment. With a view to achieving carbon neutrality by 2050, the city has formulated the slogan “Redesigning the region through the local production and consumption of renewable energy and decarbonization.” In the Ishikari Bay New Port Area, Ishikari City is aiming to promote industrial clustering by supplying renewable energy to data center clusters and surrounding facilities, and is working to expand the introduction of renewable energy ahead of other municipalities.

*3: Areas that achieve virtually zero CO2 emissions from electricity consumption in consumer sectors (household sectors and business and other sectors) with a view to attaining carbon neutrality by 2050 and also utilize local characteristics to achieve reductions in other greenhouse gas emissions, including those from the transportation sector, heat use, etc., in a manner consistent with Japan’s 2030 target, making them model areas for the “decarbonization domino effect for execution.”

■ Remarks by the Mayor of Ishikari City

My sincerest congratulations on the completion of Ishikari Renewable Energy Data Center 1. It gives me great joy to see the first step in our “Sustainable Urban Development” efforts through the utilization of renewable energy come to fruition through collaboration between Ishikari City and Tokyu Land Corporation.

Ishikari City is equipped with rare local conditions that enable the realization of greater value-added through synergies that result from clustering, including Watt-Bit Collaboration and the interconnection of data centers using an All-Photonics Network. Right now, we are at a pivotal moment to make great leaps forward for both the region and business. The birth of a facility that materializes the ideal form of a regional decentralized data center right here in Ishikari is a source of great pride for the city as well.

Going forward, Ishikari City will continue to fully back the formation of digital strategic sites that support the next generation of innovation as one of Japan’s leading data center hubs. We intend to steadily promote urban development through which digital platforms and regions grow and create an abundant future alongside each other.

Tatsuyuki Kato, Mayor of Ishikari City, April 22, 2026

■ Efforts under Tokyu Land's data center business

In recent times, the amount of data being transmitted and processed worldwide has been increasing rapidly alongside progress in digital transformation and growing demand for IoT and AI in all kinds of industrial fields. Against this backdrop, Tokyu Land has been engaged in its data center business since 2022 as part of its efforts to expand into the industrial real estate business domain. The company will continue developing its data center business in line with the "Digital Transformation Measures," the "Digital Garden City Nation Concept," and "Watt-Bit Collaboration" pursued by the Japanese government as it contributes to the enhancement of social infrastructure and the improvement of safety.

Tokyu Land also builds diverse data centers, including urban, suburban, and hybrid types, and realizes urban development with high value-added by flexibly responding to increasingly diverse digital needs. Similar to the Project, the company combines the renewable energy business that it is pursuing with its data centers that have considerable power needs to achieve both a green transformation (GX) and digital transformation (DX) at once. Tokyu Land will establish a business model based on solving social issues and contribute to Sustainable Development Goals (SDGs) while simultaneously promoting further business development.

■ Initiatives under "ReENE," Tokyu Land's renewable energy business

Tokyu Land is developing its renewable energy business under the business brand "ReENE." Born in 2018, this term indicates a combination of two of the company's ambitions: "Re-Creating the Value" and "Edit Next Energy." At present, the business has 162 projects across Japan, including those in mid-development, accounting for a collective rated capacity of 2,122 MW (as of December 31, 2025).

Up to this point, Tokyu Land has engaged in a wide range of development operations, starting with urban redevelopment, and in large-scale urban development in areas such as housing land and resorts in its capacity as a comprehensive real estate developer. The company's experience cultivated in the course of tackling various challenges pertaining to communities, society and the environment and searching out solutions is also being leveraged in ReENE.

ReENE
東急不動産の再生可能エネルギー事業［リエネ］

ReENE website (Japanese language only)

https://tokyu-reene.com/

■ Property Overview: Ishikari Renewable Energy Data Center 1

Location: 1-722-1 Shinko-chuo, Ishikari-shi, Hokkaido (lot no.)

Total Floor Area: Approx. 10,065 m^2

Power Receiving Capacity: 15,000 kVA

Number of Lots: 6 lots

Start of Construction: October 1, 2024

Completion of Construction: March 27, 2026

■ Tokyu Fudosan Holdings' "GROUP VISION 2030" Long-Term Vision and "Medium-Term Management Plan 2030"

Tokyu Fudosan Holdings Corporation announced its long-term vision, GROUP VISION 2030, in 2021. With "WE ARE GREEN," an expression of its aim to realize its ideal shape by the year 2030 through diverse green power, as its slogan, the company continues to tackle environmental management and DX as its group-wide policies.

As the Group's core enterprise, Tokyu Land Corporation is actively pursuing a myriad of initiatives with the aim of becoming an environmentally advanced company. In 2022, it completed the changeover of its offices and facilities held* to 100% renewable energy. Furthermore, in 2024, Tokyu Land Corporation was certified by the RE100 Secretariat for achieving the RE100, the first time a business company in Japan was granted that certification.

In May 2025, Tokyu Fudosan Holdings formulated its "Medium-Term Management Plan 2030" with fiscal 2030 as the target year. Through this plan, the company will tackle the three key themes of "Promote Greater Shibuya Strategy," "Establish GX business model" and "Expand glocal business" as it aims to build a solid and distinctive business portfolio.

*Certain joint business projects, etc. excluded.

Tokyu Fudosan Holdings' "GROUP VISION 2030"

https://www.tokyu-fudosan-hd.co.jp/english/group-vision-2030/

Tokyu Fudosan Holdings' "Medium-Term Management Plan 2030"

https://www.tokyu-fudosan-hd.co.jp/english/ir/mgtpolicy/mid-term-plan/