

To all media representatives

December 13, 2012
Mori Building Co., Ltd.

The Innovative Hyatt brand "Andaz" arrives in Japan.
Andaz Tokyo selected as the hotel for
Loop Line #2 Zone III.

**Accelerating internationalization of the Shimbashi/Toranomon area
as a trigger for urban regeneration**

Mori Building Co., Ltd. and Hyatt Hotels Corporation have concluded an agreement for contracting of the hotel business via their affiliated companies*. As a result, in 2014 Hyatt will open the luxury boutique hotel Andaz Tokyo in the hotel portion (floors 47 – 52) of the 52-story super-skyscraper in Loop Line #2 Shimbashi/Toranomon Redevelopment Project Zone III. This will mark the first entry of the Andaz brand into Japan.

* Mori Hospitality Corporation (president: Kanji Ohashi), a hotel management company affiliated with Mori Building Co., Ltd., will contract operation of the hotel to Hyatt International Asia Pacific Limited (group president: Larry Tchou) upon conclusion of a management agreement.

Andaz Tokyo will accelerate the development of the area as an international business center.

The Andaz brand principle commits it to constructing deep roots in each area, with respect for the culture and personality of the city. This guides its operation of unique hotels in major cities worldwide, marketed primarily towards individuals who are free thinkers, possessed of powerful curiosity, and highly sensitive to their environments. The Loop Line #2 Zone III Project aims to further internationalize the Shimbashi/Toranomon area as the Asian Headquarters Special Zone while at the same time taking care to preserve communication with the local communities. Mori Building has selected Andaz as the ideal partner for this project.

The Shimbashi/Toranomon area is a focal point for the highly international areas of Akasaka and Roppongi, and for the Shiodome area where many leading corporations have their offices. The opening of Andaz Tokyo in this area will improve the function of the area as an international business center, and contribute to the further development of the international metropolis of Tokyo.



Photo taken 12/12.

Creating a city which attracts world-leading global corporations

This project is being carried out by the Tokyo Metropolitan Government with Mori Building Co., Ltd. as the designated builder. It is a redevelopment project centered on a multipurpose super-skyscraper tower that will be the second tallest (247 m) in the Tokyo area, and aims to create a new symbol street and landmark to represent Tokyo.

To this project, Mori Building brings the expertise that it developed through Roppongi Hills and other earlier projects, and is applying it to the planning of high-spec offices, global top-level conference venues, high-grade residences with spectacular views, and shops that provide maximum support for diverse styles of urban living, as well as an international hotel, as we aim to create a city that attracts world-leading global corporations and is populated by global residents.

Andaz Tokyo will be operated by the Mori Building affiliated company Mori Hospitality Corporation. This company has successfully operated the Grand Hyatt Tokyo, and has developed extensive expertise and human resources in the hotel management field. Andaz Tokyo will advance this hospitality to a new, even higher level, and serve as a leading center of urban hospitality management.

[About Loop Line #2 Zone III]

This large-scale redevelopment project utilizes the road and building combined improvement system to create an underground road that passes through the multipurpose super-skyscraper building, integrating the building with the transportation infrastructure. In an area which serves as the core of Tokyo's international strategic urban center, this plan will be a trigger not only for local revitalization, but also for the regeneration of Tokyo and Japan as well.



<Views from the 38th floor>



View to the southwest



View to the south



View to the north



View to the southeast

[About Loop Line #2]

The road plan for Loop Line #2 was adopted in 1946 as part of a city plan covering a section of approximately 9.2 km from Shimbashi to Kanda Sakumacho. However much time passed and the plan remained unrealized in the Shimbashi/Toranomon district. With the establishment of the road and building combined improvement system in 1988, it became possible to construct roads and redevelopment buildings at the same time. This led to an agreement regarding the construction of this section, and work is now proceeding toward opening the road to traffic in the spring of 2014.



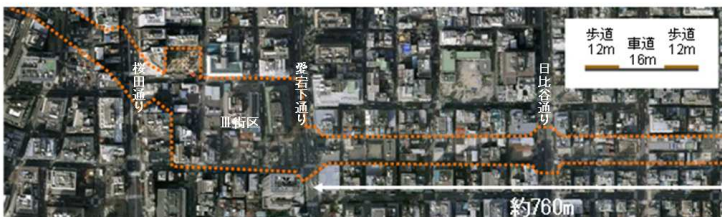
環状第2号線位置図

- 今回事業区間
- 環状第2号線供用区間
- 環状第2号線未整備区間

Shimbashi/Toranomon district: Creating a new symbol street for Tokyo

By moving the expressway into an underground tunnel, it is possible to secure both above-ground lanes for intra-city traffic and ample spaces for pedestrians, and to create a road which will be even wider than Omotesando Street. These wide road spaces and roadside trees will create a new Tokyo symbol street, and are also expected to create paths for the wind and help reduce the heat island effect in the city center. In terms of the transportation network, this project is also expected to relieve traffic congestion in the city center, and when connected to the seafront in the future the road will also link to Haneda Airport and its growing list of international flights via the coastal highway, dramatically improving access to and from the city center and airport.

環状二号線:幅員40m



表参道:幅員36m



Sidewalks wider than those on Omotesando Street will be constructed.



Image of completed project

[Overview of project and building]

Project name: Loop Line #2 Shimbashi/Toranomon Redevelopment Project
Zone III

Location: 1-26 (and others) Toranomom, Minato-ku, Tokyo

Site area: 17,069 m²

Building area: 9,391 m²

Total floor area: 244,360 m²

Floors: 5 below ground, 52 above ground, 1 rooftop

Purposes: Offices, residences, hotel, shops,
conference venues, parking

Building height: 274 m (highest point 255.5 m)

Structure: Steel frame structure (some SRC, RC)

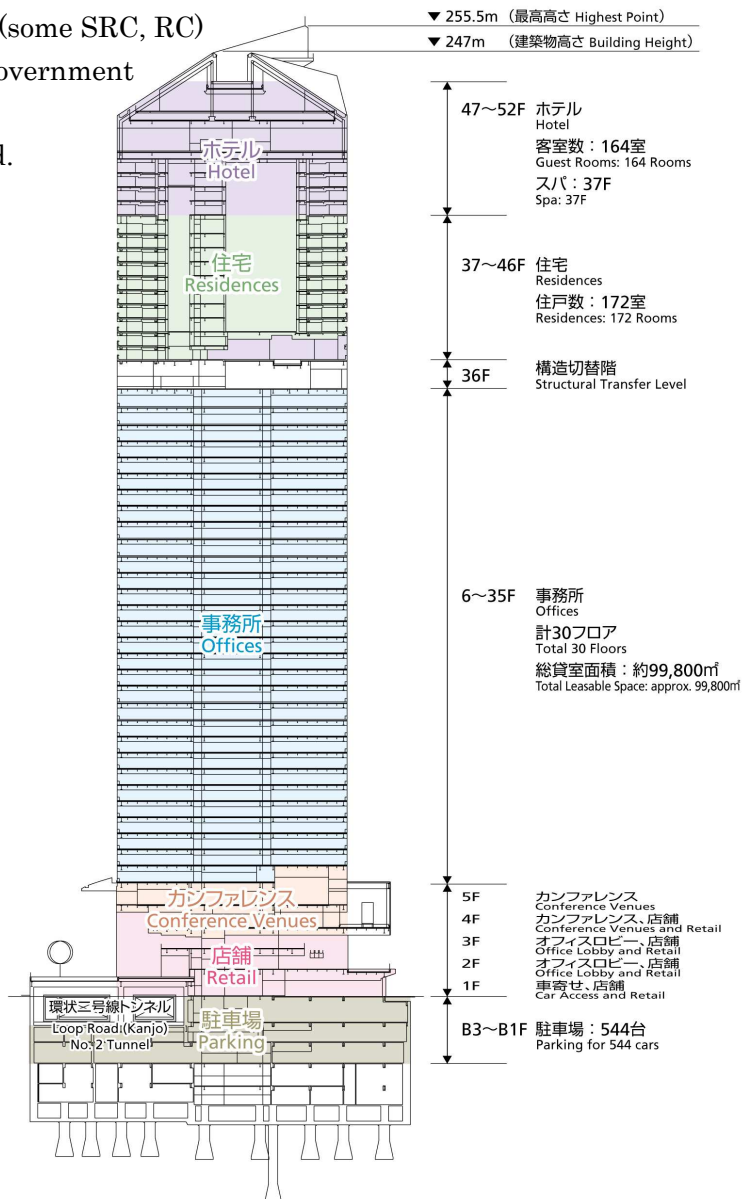
Project operator: Tokyo Metropolitan Government

Designated builder:
Mori Building Co., Ltd.

Designer: Nihon Sekkei, Inc.

Main contractor: Obayashi Corporation

Completion: 2014 (planned)



[Please direct inquiries regarding this press release to]

Mori Building Co., Ltd. Public Relations

TEL: 03-6406-6606

FAX: 03-6406-9306

E-mail: koho@mori.co.jp

[Please direct inquiries regarding the hotel to]

Hyatt Hotels and Resorts (Hyatt Hotels Corporation)

TEL: 03-3222-4088 (direct)

FAX: 03-3222-0390

E-mail: yoko.nakamatsu@hyatt.com