

Mori Building Achieves Progress in All Segments in Fiscal Year Ending March 2017

- Office and residential property occupancy rates and unit prices of leases remain high.
- Operating and ordinary income meet expectations, excluding forex effects.

Tokyo, May 24, 2017 – Mori Building, a leading urban landscape developer, announced on May 24 its financial results for the fiscal year that ended in March 2017, as follows:

	Fiscal 2016	Fiscal 2017	Amount change	% change
Operating revenue (sales)	259.1 billion JPY	258.7 billion JPY	-0.4 billion JPY	-0.2%
Operating income	68.8 billion JPY	58.8 billion JPY	-9.9 billion JPY	-14.5%
Ordinary income	57.3 billion JPY	50.1 billion JPY	-7.2 billion JPY	-12.6%
Net income	54.5 billion JPY	27.4 billion JPY	-27.0 billion JPY	-49.6%

- Performance in each business segment was in line with initial forecasts, including income from entrusted projects and contracted jobs involving major redevelopment projects such as GINZA SIX and the Toranomon Hills Business Tower (tentative name), which contributed to operating revenue, as did high occupancy rates and high unit prices of leases for both offices and residences.
- Operating income and ordinary income decreased more when factoring in the effects of foreign exchange rates.

Mori Building also announced its consolidated forecasts for the fiscal year ending March 2018, as follows:

	Fiscal 2017	Fiscal 2018	Amount change	% change
Operating revenue (sales)	258.7 billion JPY	248 billion JPY	-10.7 billion JPY	-4.1%
Operating income	58.8 billion JPY	59 billion JPY	+0.1 billion JPY	+0.2%
Ordinary income	50.1 billion JPY	53 billion JPY	+2.8 billion JPY	+5.7%
Net income	27.4 billion JPY	36 billion JPY	+8.5 billion JPY	+31.0%

- Operating revenue is expected to decline due to fewer sales of properties.
- Operating income, ordinary income and net income are forecast to increase due to continuing high occupancy rates and high unit prices for leasing for offices and residences.

Consolidated results are based on information available on the day of the announcement, as analyzed by Mori Building. Forecasts are subject to inherent risks and uncertainty, so actual results may differ due to changes in various factors.

About Mori Building

Tokyo-based Mori Building Co., Ltd. devises groundbreaking concepts for urban living throughout Asia. As one of Japan's leading developers, Mori Building creates and nurtures cities with signature "town management" solutions to help communities function and thrive. The company develops and operates multi-use facilities including high-quality offices, residences and commercial outlets, such as the Roppongi Hills and Toranomon Hills complexes in Tokyo and the Shanghai World Financial Center in China. Activities are centered on three core themes: safety and security, including disaster preparedness and security measures; the environment and greenery; and culture and art, highlighted by the Mori Art Museum. Mori Building was established in 1959.

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