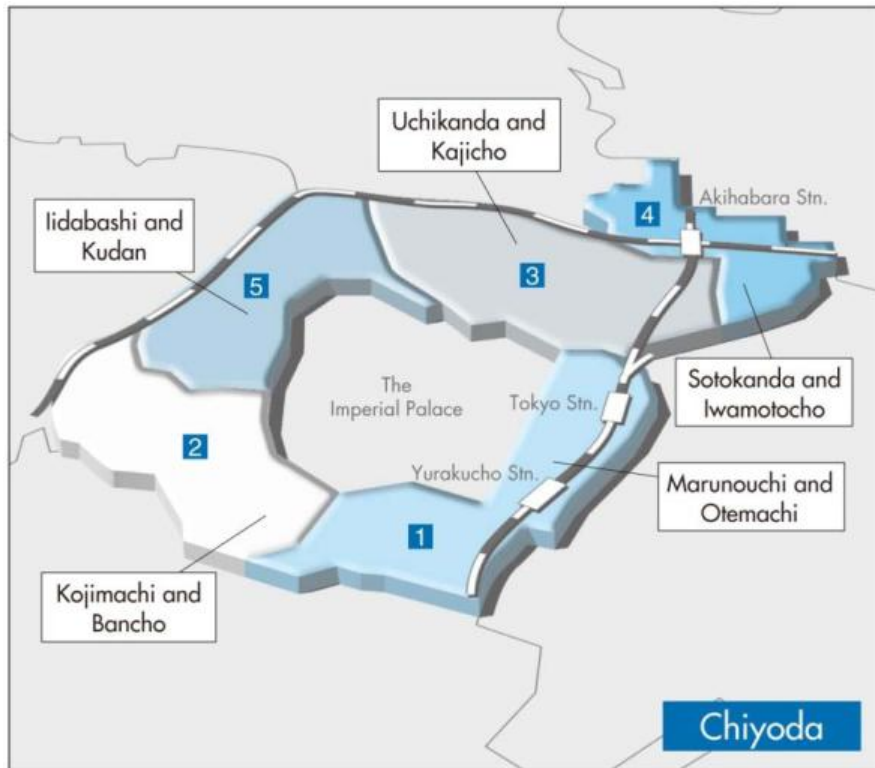
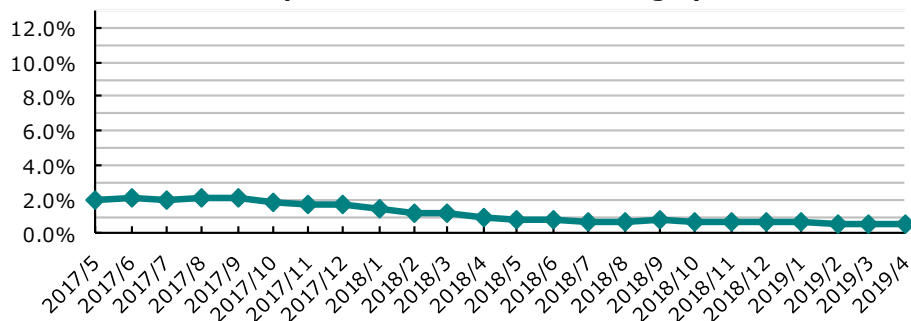


Chiyoda Ward



**Vacancy Rate of Large-Scale Buildings
(Floor Plate : 200tsubo or Larger)**



1 Marunouchi, Otemachi, Yurakucho, Uchisaiwaicho, Kasumigaseki

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	40,954	489,347
100~199tsubo	34,333	412,000
50~99tsubo	insufficient data	insufficient data
20~49tsubo	22,333	254,667

2 Kojimachi, Bancho, Hirakawacho, Kioicho, Hayabusacho, Nagatacho

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	27,778	333,333
100~199tsubo	22,195	258,330
50~99tsubo	19,733	181,416
20~49tsubo	15,206	105,578

3 Uchi-Kanda, Tacho, Tsukasacho, Mitoshirocho, Sudacho, Kajicho, Awajicho, Ogawamachi, Kanda-Surugadai, Jinbocho, Nishikicho, etc.

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	28,357	340,286
100~199tsubo	21,548	241,333
50~99tsubo	16,762	145,909
20~49tsubo	13,419	85,480

4 Iwamotocho, Soto-Kanda, Higashi-Kanda, Kanda-Hirakawacho, Konyacho, Izumicho, Matsunagacho, Aioicho, Sakumacho, Kanda-Matsunagacho, etc.

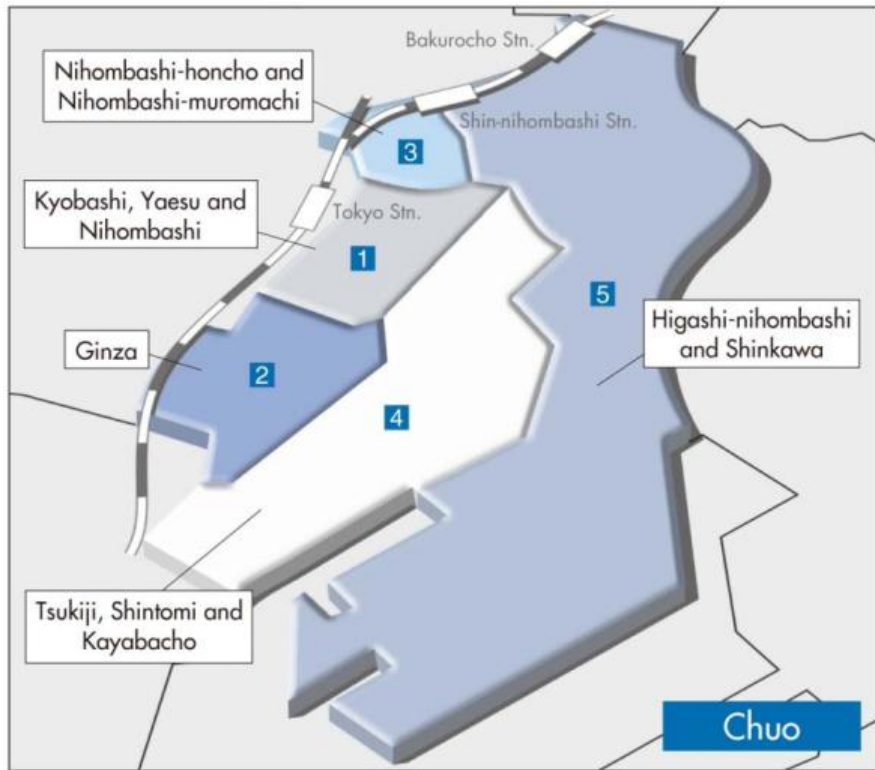
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	24,667	288,000
100~199tsubo	19,633	207,871
50~99tsubo	13,721	100,666
20~49tsubo	13,498	87,426

5 Iidabashi, Fujimi, Kudan-Kita, Kudan-Minami

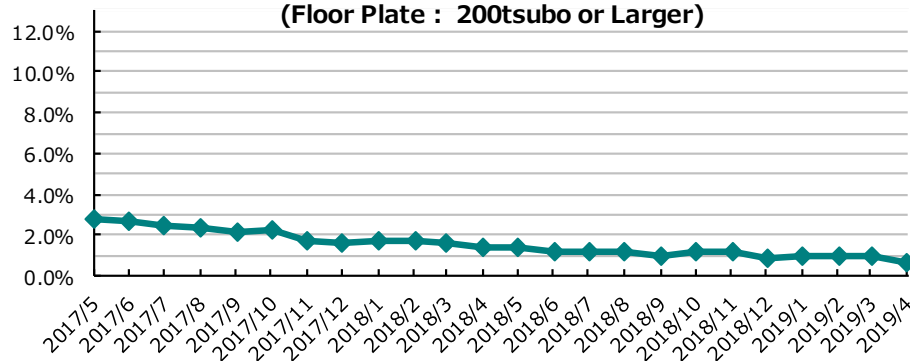
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	23,281	262,109
100~199tsubo	19,444	206,444
50~99tsubo	17,378	148,658
20~49tsubo	13,628	84,392

*Above rent fee are including of maintenance fee. *Insufficient Data' indicates less than 4 buildings was available in the area.

Chuo Ward



**Vacancy Rate of Large-Scale Buildings
(Floor Plate : 200tsubo or Larger)**



1 Kyobashi, Yaesu, Nihonbashi

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	33,682	401,727
100~199tsubo	28,818	338,909
50~99tsubo	20,919	183,340
20~49tsubo	17,896	153,234

2 Ginza

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	26,000	302,333
100~199tsubo	26,112	289,735
50~99tsubo	22,674	217,136
20~49tsubo	21,472	185,104

3 Nihonbashi-Honcho, Nihonbashi-Muromachi, Nihonbashi-Hongokucho

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	25,500	303,000
100~199tsubo	21,667	255,557
50~99tsubo	15,800	158,600
20~49tsubo	15,422	128,707

4 Tsukiji, Shintomi, Kabutocho, Kayabacho, Hatchobori

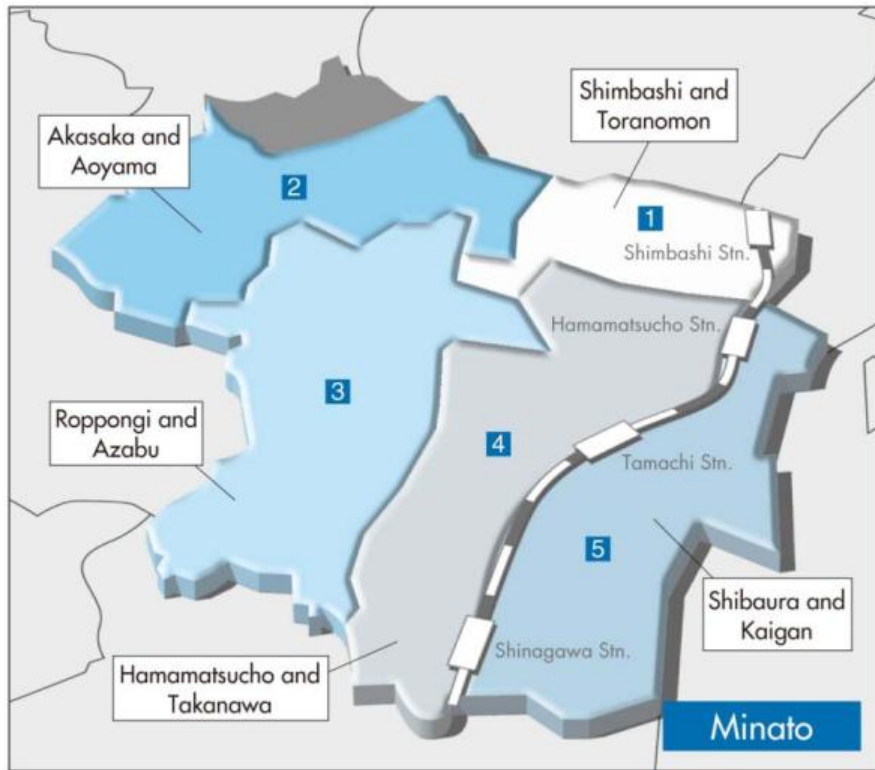
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	24,264	277,455
100~199tsubo	19,331	201,815
50~99tsubo	15,292	126,623
20~49tsubo	13,685	98,309

5 Kobuncho, Ningyocho, Kakigaracho, Hakozaicho, Odenmachi, Kodenmachi, Kachidoki, Harumi, Horidomecho, Higashi-Nihonbashi, Irifune, Shinkawa, Hamacho, etc.

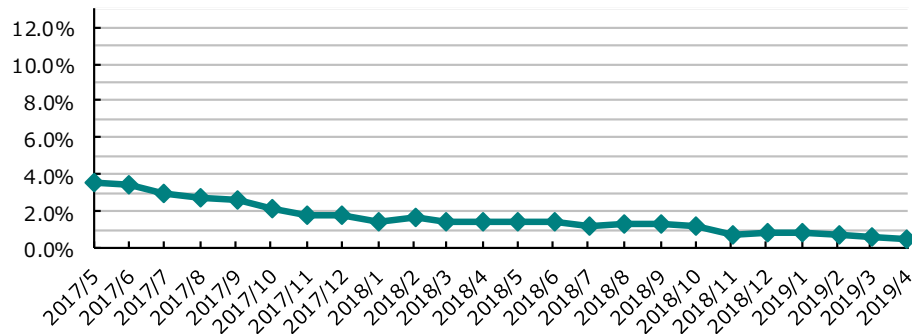
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	18,950	220,900
100~199tsubo	16,202	171,649
50~99tsubo	13,740	118,699
20~49tsubo	11,882	74,052

*Above rent fee are including of maintenance fee.

Minato Ward



**Vacancy Rate of Large-Scale Buildings
(Floor Plate : 200tsubo or Larger)**



1 Shimbashi, Higashi-Shimbashi, Nishi-Shimbashi, Toranomom, Atago

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	30,794	367,692
100~199tsubo	24,594	269,439
50~99tsubo	18,823	175,142
20~49tsubo	15,780	120,859

2 Akasaka, Moto-Akasaka, Kita-Aoyama, Minami-Aoyama

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	30,291	346,187
100~199tsubo	22,655	225,680
50~99tsubo	21,030	195,581
20~49tsubo	19,262	149,780

3 Roppongi, Nishi-Azabu, Higashi-Azabu, Minami-Azabu, Moto-Azabu, Azabudai, Azabu-Juban, Azabu-Mamianacho, Shirokane, Shirokanedai, etc.

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	30,900	370,800
100~199tsubo	20,700	238,400
50~99tsubo	18,499	142,633
20~49tsubo	17,325	101,715

4 Hamamatsucho, Shibadaimon, Shibakoen, Shiba, Mita, Takanawa

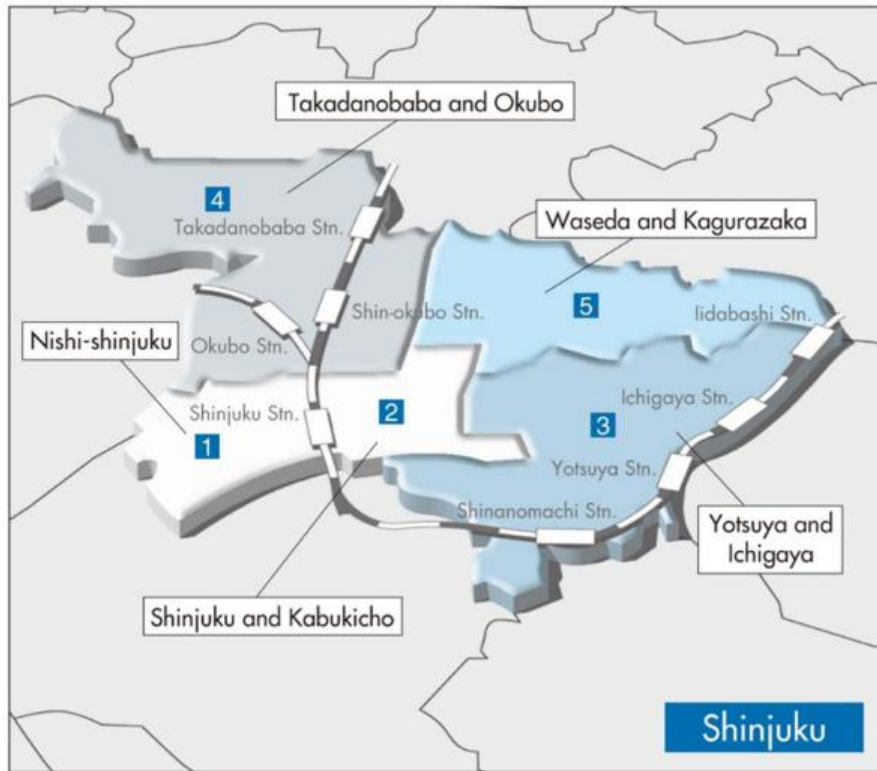
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	24,591	295,092
100~199tsubo	20,727	226,531
50~99tsubo	16,495	150,347
20~49tsubo	14,513	99,911

5 Konan, Daiba, Shibaura, Kaigan

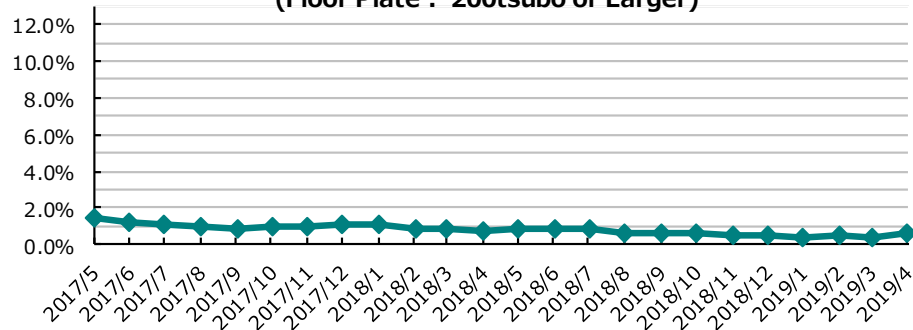
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	25,318	297,491
100~199tsubo	19,000	228,000
50~99tsubo	16,135	148,420
20~49tsubo	12,542	53,108

*Above rent fee are including of maintenance fee.

Shinjuku Ward



**Vacancy Rate of Large-Scale Buildings
(Floor Plate : 200tsubo or Larger)**



1 Nishi-Shinjuku

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	28,417	333,500
100~199tsubo	26,818	297,527
50~99tsubo	19,240	151,908
20~49tsubo	19,043	149,092

2 Shinjuku, Kabukicho

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	27,667	332,000
100~199tsubo	17,833	158,961
50~99tsubo	18,266	154,012
20~49tsubo	15,245	102,695

3 Yotsuya, Ichigaya, Daikyocho, Shinanomachi, Arakicho, Tomihisacho, etc.

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	26,250	315,000
100~199tsubo	17,235	169,142
50~99tsubo	13,670	90,538
20~49tsubo	12,660	63,440

4 Takadanobaba, Okubo, Hyakunincho, Kita-Shinjuku, etc.

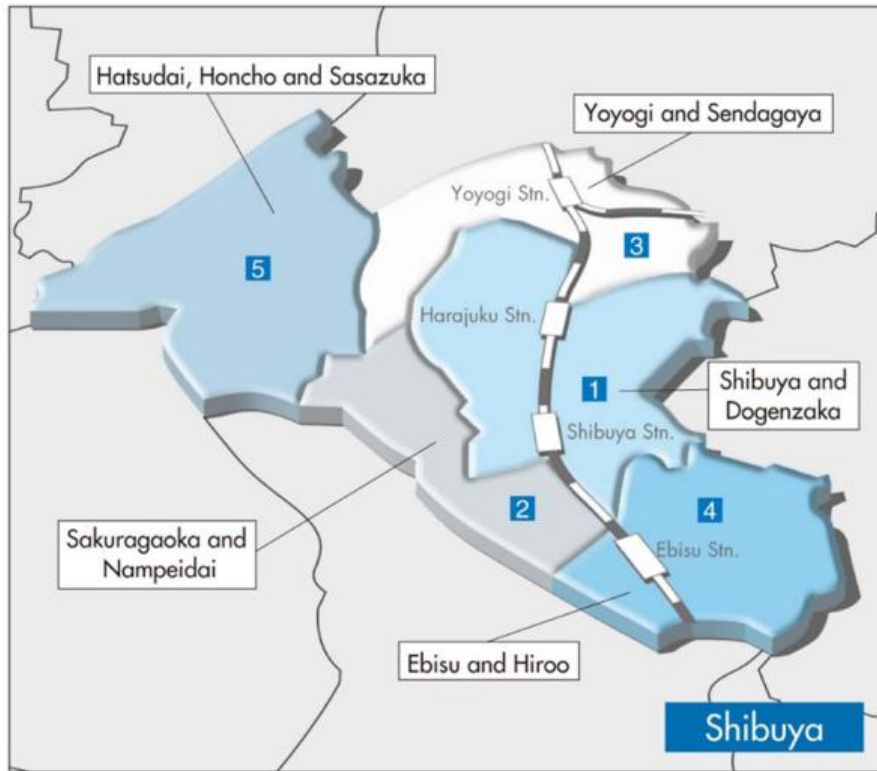
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	17,167	192,000
100~199tsubo	15,085	130,353
50~99tsubo	14,221	91,583
20~49tsubo	12,067	50,328

5 Waseda, Kagurazaka, etc.

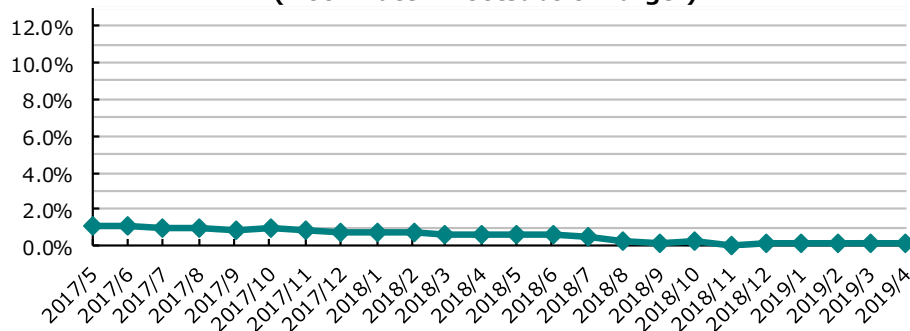
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	insufficient data	insufficient data
100~199tsubo	17,002	166,009
50~99tsubo	13,325	98,110
20~49tsubo	10,996	50,007

*Above rent fee are including of maintenance fee. *'Insufficient Data' indicates less than 4 buildings was available in the area.

Shibuya Ward



**Vacancy Rate of Large-Scale Buildings
(Floor Plate : 200tsubo or Larger)**



1 Shibuya, Jingumae, Jinnan, Udagawacho, Dogenzaka

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	31,929	366,857
100~199tsubo	29,643	345,143
50~99tsubo	24,848	251,644
20~49tsubo	24,334	191,248

2 Sakuragaokacho, Nanpeidaicho, etc.

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	37,000	444,000
100~199tsubo	31,000	372,000
50~99tsubo	21,667	199,222
20~49tsubo	17,335	112,717

3 Yoyogi, Sendagaya

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	26,250	315,000
100~199tsubo	22,643	237,714
50~99tsubo	19,291	161,247
20~49tsubo	17,236	112,267

4 Ebisu, Hiroo, Daikanyamacho, Higashi, Sarugakucho, etc.

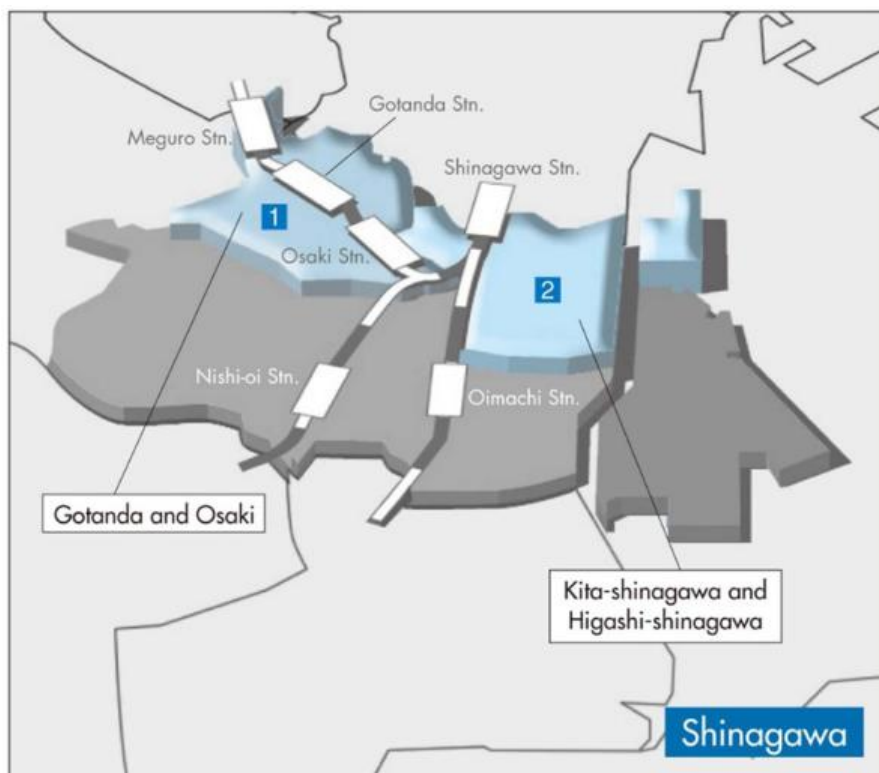
Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	31,800	381,600
100~199tsubo	28,833	346,000
50~99tsubo	20,486	194,491
20~49tsubo	18,282	124,802

5 Sasazuka, Hatsudai, Uehara, Motoyoyogi, etc.

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	17,750	213,000
100~199tsubo	16,833	130,667
50~99tsubo	12,720	78,988
20~49tsubo	12,808	58,592

*Above rent fee are including of maintenance fee.

Shinagawa Ward



1 Higashi-Gotanda, Nishi-Gotanda, Osaki, Kami-Osaki, Osaki, Nishi-Shinagawa

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	21,944	263,333
100~199tsubo	17,864	197,909
50~99tsubo	15,567	122,830
20~49tsubo	13,270	87,938

2 Higashi-Shinagawa, Kita-Shinagawa, Minami-Shinagawa

Floor Plate Size	Rent (¥/tsubo)	Deposit (¥/tsubo)
200tsubo or greater	18,550	210,600
100~199tsubo	13,861	147,534
50~99tsubo	14,300	105,800
20~49tsubo	11,376	48,993

*Above rent fee are including of maintenance fee.

Vacancy Rate of Large-Scale Buildings
(Floor Plate : 200tsubo or Larger)

