

July 20, 2017
XYMAX Corporation

Joint Hotel Project in Shin-Osaka

Construction planning of "karaksa hotel Shin-Osaka Premier" (temporary name) started.

XYMAX Corporation (Head Office: Minato-ku, Tokyo) (Representative Director: Masafumi Shimada) (hereinafter "XYMAX") and SG Realty Co., Ltd. (Head Office: Minami-ku, Kyoto city) (Representative Director: Shotaro Kanemitsu) (hereinafter "SGR") launched a hotel project on the land located close to Shin-Osaka station.

1. Background of the Project

XYMAX has been developing close relations with SGR in expanding each other's real estate business. XYMAX entered the hotel business last year and is adding more hotels. SGR is aiming to expand its real estate investment to include buildings that are used for different purposes. The strategies of the two companies met and this joint project came out. The more specific scheme is as follows: SGR will develop a new hotel on the land owned by SG Holdings as a way to achieve the effective use of the land and XYMAX Group will operate the hotel.

2. Location & Overview of the Building (See the Appendix)

The development site will be on the northwestern side of Shin-Osaka station. The walking distance from the station is four minutes.

This hotel, targeting tourists from within Japan and from abroad, will achieve the maximum use of the advantage of being located in Shin-Osaka, the transportation hub in the Kansai area, and be the ideal hotel not only for those who visit places within Osaka city (Shinsaibashi, Namba, USJ, etc.) but also those who visit other areas including Kyoto, Kobe and Nara. XYMAX will make the new hotel a flagship hotel of its karaksa hotel brand and aim to improve the satisfaction of tourist travelers. The location also provides easy access from Kansai International Airport, the important gateway for foreign travelers, approximately one-hour drive.

It will be a 95-meter new skyscraper with 398 guestrooms. In addition to the standard guestrooms with two beds, different room types will be available to serve the various needs of guests. Travelers will enjoy the hotel stays too, with the facilities including the large common bath to refresh at the end of the day and the bathroom with view which is available on some of the guestrooms.

3. Opening Schedule

The hotel is scheduled to open at the end of 2019.

XYMAX started the hotel business with the converted hotels in Osaka and Kyoto, which opened in March 2016. Another hotel, a former roadside retail building converted into a hotel, opened near Kansai International Airport in January this year. Two more hotels are scheduled to open: one in Namba, Osaka at the end of this year and another one in Sapporo in early 2018. The hotel of this joint project will come after that. XYMAX's hotel constructions are progressing in line with the initial plan.

For further information, please contact the Overseas Business Department of
XYMAX Corporation (Phone +81-3-5544-6840).

APPENDIX

Overview of the Building

karaksa hotel Shin-Osaka Premier (temporary name)

Location	(land lot number) 3-3-9 Miyahara, Yodogawa-ku, Osaka city
Site Area	2,080 sqm
Gross Building Area	approx. 18,450 sqm
Structure & Floor	Steel-frame structure 1 floor below ground and 24 floors above ground
Completion	End of 2019 (schedule)
Design & Construction	Shimizu Corporation (Kansai Branch)
Number of Guestrooms	398 rooms (plan)
Other Facilities	<ul style="list-style-type: none">● Guestroom floors Lower floors (5F-14F): Basic room size is 21 sqm Upper floors (15F-24F): Basic room size is 25 sqm or 36 sqm – 43 sqm Floors 22 to 24 are premium floors, "Sky View Floor".● Large common bath. Some guestrooms have bathroom with view.● The driveway allows large bus.● Ribbon windows on the north and south sides of the building provide view from the guestrooms.

Exterior Appearance

