

For Immediate Release

December 12, 2011
Nomura Real Estate Development Co., Ltd.

“PROUD Tower Shinonome Canal Court (600 units, 52 floors)”

250 units offered in phase 1 sales period: Immediate sellout on the 1st week

**“Within 5 km of Tokyo station”, “3LDK priced in the ¥50-60 million range” and
“liquefaction and disaster response measures” were highly evaluated**

Nomura Real Estate Development Co., Ltd. (Head office: Shinjuku-ku, Tokyo; President: Hirohisa Suzuki, hereinafter “the Company”) has embarked on sales of units in PROUD Tower Shinonome Canal Court (total 600 units, 52 floors, height: approx. 180 m), a high-rise tower condominium located in a corner of its Shinonome Canal Court currently under development in Shinonome, Koto-ku, Tokyo. When the first sales period was closed on December 10, 2011, all 250 units had been immediately sold on the 1st day with purchase applications totaling 280, with purchase application ratios peaking at 3x, and with an average of 1.1x.

This is the very first new-built condominium project in the coastal area of central Tokyo following the Great East Japan Earthquake. Approximately 4700 families visited after the opening of its showroom in September 2011.

The next sales period is scheduled to begin in mid-February 2012.

[Details on “PROUD Tower Shinonome Canal Court” Phase 1 Sales (250 units)]

◆ Phase 1 Application Information

- Applications: 280, Maximum application ratio: 3x, Avg.: 1.1x
- Sales prices: ¥39.9 million - ¥109.9 million
- Most popular price range: ¥55.0 million
- Exclusive space: 58.87 - 103.74 m²
- Application period: December 3-10, 2011

◆ Phase 1 Applicant Profile

- Avg. age: 39 (30s 54%, 40s 26%)
- Family size: 2.9
- Occupation: Company employee approx. 77%; Government / school employee approx. 8%, Company executive approx. 7%
- Job location: Central Tokyo approx. 73%
- Current residence: Koto-ku, Tokyo approx. 44%



<Rendering of completed “PROUD Tower Shinonome Canal Court” >

Bringing Tomorrow Today

[Map]



<Object Outline: PROUD Tower Shinonome Canal Court >

Location	1-23 and others (lot number), Shinonome 1-chome, Koto-ku, Tokyo
Scheduled completion of construction:	Early April 2013
Structure/size	Ferroconcrete, 52 floors above ground, 2 floors below ground; 2 floors above ground in some parts
Access	11 minutes on foot from Toyosu station and Tatumi station on Yurakucho line
Total number of condominiums	600 (1LDK: 17 units, 2LDK: 160 units, 3LDK: 419 units, 4LDK: 4 units)
Room layout	1 LDK + Den ~ 4LDK
Total site area	9,615.95 m ²
Exclusive space	58.87~103.74 m ²
Phase 1 sales application period	December 3-10, 2011
Number of unit for phase 1 sales period	250 units
Sales prices of phase 1 sales period	¥39.9 million (1 unit) - ¥109.9 million (1 unit)
Most frequent price zone of phase 1 sales period	¥55.0 million (19 units)
Seller	Nomura Real Estate Development Co., Ltd.
Design and supervision	Obayashi Corporation, Design Office for First-class Architect
Construction	Obayashi Corporation, Tokyo Main Office
Construction start	April 2010

**For more information on the matters discussed above,
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