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Sojitz Cororation
Sojitz Commerce Development Corporation

Sojitz to Expand Floor Area of 'Mallage Saga' '109 CINEMAS' Makes Inroads into Kyushu

In response to customer needs for 'a larger scale and more attractive shopping center', 'Mallage Saga', which is operated by the Sojitz Commerce Development Corporation (Head office: Akasaka, Minato-ku, Tokyo; President: Shoji Sekiguchi), a Sojitz Group company that undertakes planning, development and operations for shopping centers, is scheduled to reopen in November, 2006 following expansion of the shopping center. 'Mallage Saga' has been enjoying customer patronage, and has been run smoothly since it opened in March, 2003. With the subject expansion, the 'Mallage Saga' shopping center will grow into one that is better supported by its customers.

'Mallage Saga' has a basic design concept of 'two anchor stores with one mall', placing the general merchandise store 'SEIYU' and a discount store chain 'MrMax' at respective ends of the mall, which anchor stores sandwich about 85 specialty stores between them. Through the subject expansion, the mall part of the shopping center will be extended from the central part of the existing mall, and will include about 45 new specialty stores and a cinema complex (Cinecon).

The Cinecon to be included is the '109 CINEMAS' owned by Tokyu Recreation Co., Ltd., which is making inroads into the Kyushu region. The complex, featuring 10 screens with 2,000 seats, will be the largest of its type in Saga Prefecture. By adding tenants such as a large amusement facility (with an area of about 700 tsubo) and a CD/DVD sales and rental store, and by opening a super sento (hot bath facility) in addition to the Cinecon, the mall will turn from a shopping center focused on the sale of goods to one with high-entertainment value.

'Mallage Saga' will propose new styles of 'urban life', and create unprecedented and diverse space.



Outline of 'Mallage Saga' after Expansion

Scheduled Reopen	November, 2006
Site Area	About 40,000 tsubo
Floor Area	About 28,000 tsubo (about 22,000 tsubo before expansion)
Sales Area	About 17,000 tsubo (about 12,000 tsubo before expansion)
No. of Specialty Stores	About 130 (about 85 stores before expansion)
No. of car parking spaces	2,800
Business Hours	10:00 – 22:00 * Business hours differ between stores.
Annual Sales	¥20 billion
Construction Period	From the end of March 2006 to the middle of November, 2006 * Existing stores will remain open as usual during the construction period.
Cinecon	Facility Name: '109 CINEMAS' Operating Company: Tokyu Recreation Co., Ltd. Facility Scale: 10 screens / 2,000 seats



[Plot Plan drawing - after the expansion]



[Conceptual drawing - after the expansion]

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