



[Translation]

December 20, 2023

Company Name Sapporo Holdings Limited
Representative Masaki Oga
President and Representative Director
Stock Code 2501
Listed on Tokyo Stock Exchange (Prime Market)
Sapporo Securities Exchange
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Notice of the Transfer of Fixed Assets Held by a Consolidated Subsidiary
and the Posting of a Gain on Sales of Fixed Assets

Sapporo Holdings Limited (the “Company”) hereby announces that the Company at its Board of Directors meeting held today resolved to transfer a portion of fixed assets (the “Assets”) held by Sapporo Real Estate Co., Ltd., a consolidated subsidiary of the Company, as described below.

As a result of the transfer of the Assets, the Company will post a gain on sales of fixed assets.

1. Reason for the Transfer

The Company has decided to transfer the following fixed assets in order to strategically reclassify real estate properties held by Sapporo Real Estate Co., Ltd.

2. Overview of the Consolidated Subsidiary

(1) Company name	Sapporo Real Estate Co., Ltd.
(2) Location	20-3, Ebisu 4-chome, Shibuya-ku, Tokyo, Japan
(3) Position and name of representative	Takanari Miyazawa, President and Representative Director
(4) Outline of businesses	Ownership, operation, and management of office buildings, housing, commercial facilities, hotels, etc., real estate development, and real estate investment
(5) Capital	2.08 billion yen
(6) Date of incorporation	June 28, 1988

3. Description of the Assets to be Transferred

Description and Location of the Assets	Current Use
<p>Sreed EBISU 20-4, Ebisu 1-chome, Ebisu, Shibuya-ku, Tokyo Land: 237.41 m²* Building: 1,223.97 m² (Total floor space)*</p>	Leasing as offices and stores
<p>TDY Sapporo Collaboration Showroom 1-10, Kita 3-jo Higashi 4-chome, Chuo-ku, Sapporo-shi, Hokkaido Land: 3,263.12 m²* Building: 4,853.91 m² (Total floor space)*</p>	Leasing as offices and showrooms

Note: The transfer prices and the book values of the individual asset shall remain undisclosed according to the wishes of the transferee.

*The above square meterage of the parcels of land and the buildings is based on the figures stated in the real estate registry.

4. Outline of the Transferee

Both Assets will be transferred to the same domestic company, the name of which shall remain undisclosed based on the confidentiality agreement between Sapporo Real Estate Co., Ltd. and the transferee. There are no capital or human relationships, or special matters, that need to be mentioned in connection with related parties as between the transferee and the Company or Sapporo Real Estate Co., Ltd., or other affiliated companies of the Company.

5. Schedule

(1)	Date of resolution by the Board of Directors	December 20, 2023
(2)	Date of conclusion of the transfer contract	December 25, 2023 (Scheduled)
(3)	Date of implementation of the transfer	December 25, 2023 (Scheduled)

6. Impact on Business Performance and Future Outlook

As a result of the transfer of the Assets, a gain on sales of fixed assets of approximately 2.8 billion yen is to be posted for the Company's consolidated fiscal year ending December 31, 2023. There are no changes to the consolidated forecasts for the fiscal year ending December 31, 2023, because the gain on sales, etc. of the Assets has been considered in the formulation of the plan. In the event of the occurrence of matters requiring disclosure in the future, the Company will promptly make an announcement.

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