



Participation in a Logistics Real Estate Development Business in Atlanta

–First Logistics Real Estate Business in the United States–

Hankyu Hanshin Properties Corp. is pleased to announce its first entry into the logistics real estate development sector in the United States through its wholly owned local subsidiary, Hankyu Hanshin Properties USA LLC (hereinafter referred to as “HHPUSA”). This strategic move involves a joint logistics real estate development project (hereinafter referred to as the “Project”) in the Atlanta metropolitan area, partnering with companies such as Trammell Crow Company and CBRE K.K. The project is also backed by investments from Keihanshin Building Co., Ltd. and Nippon Steel Kowa Real Estate Co., Ltd.

The Atlanta metropolitan area* is notable for its high growth potential, with population and GDP growth rates surpassing the national average. Moreover, the area boasts significant transportation infrastructure, including Hartsfield–Jackson Atlanta International Airport, which holds the record for the highest number of takeoffs and landings globally. This makes Atlanta the fourth–largest logistics market in the United States.

The Project’s site is strategically located approximately 70 km northeast of downtown Atlanta, providing excellent access to Interstate Highways I–985 and I–85. This prime location is expected to meet the logistics needs for storage warehouses and distribution centers catering to e–commerce and consumer goods, suggesting robust demand for logistics real estate.

*The Atlanta metropolitan area, as defined by administrative authorities, refers to a region centered around the city of Atlanta that exhibits economic interrelations across the entire area.

In 2022, we established HHPUSA and have since advanced five multi–family apartment projects. Moving forward, we are committed to continually expanding our real estate business in the United States.

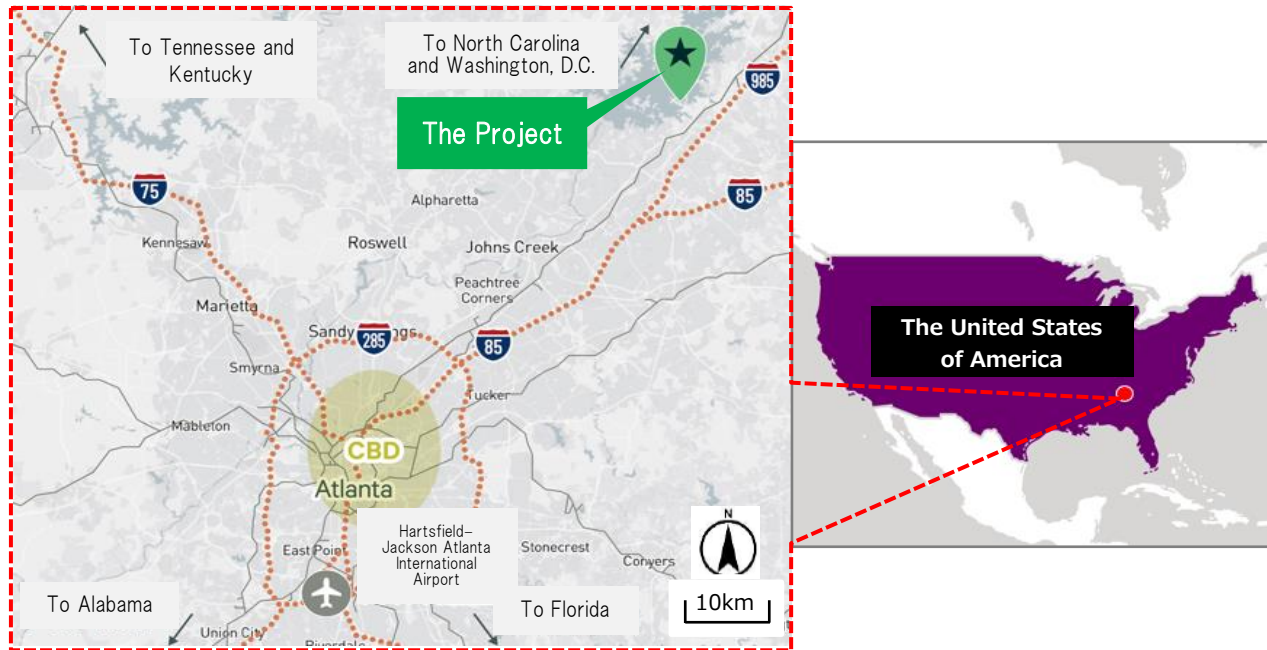
■ Overview of the Project

Exterior image



Name	Buford Creek Business Center
Location	3228 Whidby Road, Buford GA
Site area	Approx. 233,500 m ²
Gross floor area	Approx. 63,800 m ²
Completion	2026 (scheduled)

■Location of the logistics real estate property for this Project



■About Hankyu Hanshin Properties USA LLC

Company Name	Hankyu Hanshin Properties USA LLC
Shareholder	Hankyu Hanshin Properties Corp. 100%
Established	April 5, 2022
Main Business Activities	Real estate business in the United States (leasing, buying and selling, development and others), project management, market research, opportunity research, relationship management with companies in the United States, build a new partnership

■About Hankyu Hanshin Properties Corp.

Company Name	Hankyu Hanshin Properties Corp.
Head Office	Hankyu Terminal Bldg., 1-1-4 Shibata, Kita-ku, Osaka
Representative	Yasuki Fukui
Paid-in Capital	12.4 billion yen
Revenue	136.3 billion yen (as of March 2024)
Business Activities	Leasing of offices and commercial properties, real estate development, area management, real estate funds, sale and leasing of condominiums, sale of detached houses and housing lots, real estate brokerage, lease management, land utilization, others
Number of Employees	1,008 (as of March 2025)

■About Trammell Crow Company

Company Name	Trammell Crow Company
Shareholder	CBRE, Inc 100%
Established	1948
Main Business Activities	Real estate business in the United States (Office buildings, logistics facilities, life science facilities, multi-family housing, medical facilities, and the planning and construction of mixed-use complexes)

■ About CBRE K.K.

Company Name	CBRE K.K.
Established	21 st February 1970
Main Business Activities	Corporate real estate business services (leasing and sales brokerage, asset management, property management, and real estate appraisal services)

■ About Keihanshin Building Co., Ltd.

Company Name	Keihanshin Building Co., Ltd.
Established	24 th December 1948
Main Business Activities	Rental business for data center buildings, office buildings, and commercial facilities

■ About Nippon Steel Kowa Real Estate Co., Ltd.

Company Name	Nippon Steel Kowa Real Estate Co., Ltd.
Established	24 th March 1997
Main Business Activities	Real estate rental and development business – developing and leasing office buildings and luxury condominiums for expatriates, as well as condominium sales and logistics facility operations

*Please note that news releases written in Japanese are treated as the official release.