



Sun Frontier Fudosan Co.,Ltd.

2025 CDP Corporate Questionnaire

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C1. Introduction

(1.1) In which language will you submit your response?

Select:

☒ Japanese

(1.2) Please select the currency used to disclose financial information throughout your response.

Select:

☒ JPY

(1.3) Please provide an overview and introductory information about your organization.

(1.3.2) Type of organization

Select:

☒ Publicly listed organization

(1.3.3) Organization Details

Sun Frontier Fudosan was founded in 1999. Based in Tokyo, one of the world's major metropolitan cities, we provide specialized services in real estate revitalization and utilization, focusing on office and retail buildings. Since our founding, we have expanded and diversified our business by earnestly pursuing customer satisfaction and responding with unwavering commitment to resolving client challenges. As of March 31, 2025, we have established subsidiaries in areas such as rent guarantee, building maintenance, hotel development and operations, and rental conference room management—totaling 19 subsidiaries in Japan and 13 overseas. In addition, we currently operate 28 hotels with 3,144 rooms in Japan. Since its inception, our group has positioned the efficient use of non-reproducible resources and contribution to the long-term prosperity of humanity and all life on Earth as part of its corporate philosophy. We have developed our business based on the revitalization and effective utilization of real estate, and within our core business—the real estate revitalization segment, which accounts for approximately 68% of consolidated revenue—we have estimated our environmental contributions as follows: Compared to rebuilding, renovation reduces resource input by 40.9%, waste generation by 49.3%, and lifecycle CO₂ emissions by 19.1%. (For calculation details, please refer to our website . <https://www.sunftr.co.jp/sustainability/en/environment/replanning/> [Fixed line]

(1.4) Please provide the end date of your reporting year. Indicate whether your organization will provide emissions data for previous reporting years.

(1.4.1) End date of reporting year

03/31/2025

(1.4.2) Is the reporting period for this disclosure aligned with the period for financial reporting?

Select:

☒ Yes

(1.4.3) Will you be disclosing emissions data for previous reporting years?+

Select:

☒ はい

(1.4.4) Number of previous years for which Scope 1 emissions data will be disclosed

Select:

☒ 4 years

(1.4.5) Number of previous years for which Scope 2 emissions data will be disclosed

Select:

☒ 4 years

(1.4.6) Number of previous years for which Scope 3 emissions data will be disclosed

Select:

☒ 4 years

[Fixed line]

(1.4.1) What is your organization's annual revenue for the reporting period?

(1.5) Please confirm that the reporting boundary for CDP matches that used in your financial statements.

	Is the reporting boundary used for your CDP response the same as that used in your financial statements?
	<i>Select:</i> <input checked="" type="checkbox"/> Yes

*[Fixed line]***(1.6) Does your organization have an ISIN or other unique market identifier (e.g., ticker, CUSIP)?****ISIN Code – Bond****((1.6.1) Are you using this unique market identifier?***Select:*☒ No**ISIN Code – Stock****(1.6.1) Are you using this unique market identifier?***Select*☒ Yes**(1.6.2) We provide our organization's unique market identifier.**

CUSIP Number

(1.6.1) Are you using this unique market identifier?

Select:

☒ No

Ticker Symbol

(1.6.1) Are you using this unique market identifier?

Select

☒ No

SEDOL Code

(1.6.1) Are you using this unique market identifier?

Select:

☒ No

LEI number

(1.6.1) Are you using this unique market identifier?

Select

☒ No

D-U-N-S Number

(1.6.1) Are you using this unique market identifier?

Select

☒ No

Other unique market identifier

(1.6.1) Are you using this unique market identifier?

Select:

☒ No

[Add now]

(1.7) Please select all countries/regions in which your organization operates.

Select all that apply

☒ Japan

☒ Taiwan (China)

☒ the U.S.

☒ Vietnam

(1.15) Which real estate and/or construction activities is your organization involved in?

Select all that apply

☒ New construction or major renovation of buildings

☒ Building management

☒ Other real estate or construction activities (please specify): Revitalization (value enhancement) of existing properties

(1.24) Has your organization mapped its value chain?

(1.24.1) Value chain mapping

Select:

☒ No, but we plan to do so within the next two years

[Fixed line]

(1.24.1) Have you mapped where plastics are produced, traded, used, or disposed of in your direct operations or value chain?

	Plastics mapping	Primary reason for not mapping the value chain	Please explain why your organization has not mapped plastics in its value chain.
	<i>Select:</i> <input checked="" type="checkbox"/> No, but we plan to do so within the next two years	<i>Select:</i> <input checked="" type="checkbox"/> Lack of standardized procedures	<i>There is currently no formal documentation in place, but we plan to map the value chain within the next two years.</i>

[Fixed line]

C2. Identification, assessment, and management of dependencies, impacts, risks, and opportunities

(2.1) How does your organization define short-, medium-, and long-term time horizons related to the identification, assessment, and management of environmental dependencies, impacts, risks, and opportunities?

Short-term

(2.1.1) Start year:

0

(2.1.3) End year

1

(2.1.4) How is this time horizon linked to your strategic or financial planning?.

The standard project duration for property revitalization is set at one year. Risk management for property revitalization is conducted at the time of property acquisition by the investment committee.

Medium-term

(2.1.1) Start year

1

(2.1.3) End year

5

(2.1.4) How is this time horizon linked to your strategic or financial planning?

The medium-term management plan, with the fiscal year ending March 2028 as its final year, is based on the following basic policy: Promote business diversification through collaboration in our core operations, with a focus on customer-oriented value creation and heartwarming services, while addressing social issues.

Long-term

(2.1.1) Start year

5

(2.1.2) Have you defined an indefinite long-term time horizon?

Select

☒ No

(2.1.3) End year

10

(2.1.4) How is this time horizon linked to your strategic or financial planning?

In May 2024, we announced our Long-Term Vision for 2035:
Long-Term Vision 2035 – Utilize limited resources to fill the world with smiles and inspiration! Striving to become a corporate group that continuously takes on the challenge of creating future value.
[Fixed Line]

(2.2) Does your organization have a process in place to identify, assess, and manage environmental dependencies and impacts?

	Existence of a process	Dependencies and impacts assessed through this process
	Select <input checked="" type="checkbox"/> Yes	Select <input checked="" type="checkbox"/> Both dependencies and impacts

[Fixed line]

(2.2.1) Does your organization have a process to identify, assess, and manage environmental risks and opportunities?

	Existence of a process	Risks and opportunities assessed through this process	Does this process take into account the outcomes of the process for assessing dependencies and impacts?
	<i>Select</i> <input checked="" type="checkbox"/> Yes	<i>Select:</i> <input checked="" type="checkbox"/> Both risks and opportunities	<i>Select:</i> <input checked="" type="checkbox"/> Yes

[Fixed line]

(2.2.2) Please provide details of your organization's processes for identifying, assessing, and managing environmental dependencies, impacts, risks, and opportunities.

Row 1

(2.2.2. (2.2.2.1) Environmental issue

Select all that apply

☒ Climate change

(2.2.2.2) Which elements does the process address?

Select all that apply

☒ Dependencies

☒ Impacts

☒ Risks

☒ Opportunities

(2.2.2.3) Value chain stages covered

Select all that apply

☒ Direct operations

(2.2.2.4) Scope

Select:

☒ Partial

(2.2.2.7) Type of assessment

Select:

☒ Both qualitative and quantitative

(2.2.2.8) Frequency of assessment

Select

☒ Annually

(2.2.2.9) Time horizons covered

Select all that apply

☒ Short-term

☒ Medium-term

☒ Long-term

(2.2.2.10) Integration into risk management

Select:

☒ Integrated into cross-functional and enterprise-wide risk management process

(2.2.2.11) Geographic specificity used

Select all that apply

☒ Site-specific

☒ Local area

☒ Subnational

☒ National

(2.2.2.12) Tools or methods used

Corporate Risk Management

☒ Corporate Risk Management

Others

☒ Desk Research

☒ External Consultants

☒ Internal Method

☒ Scenario Analysis

(2.2.2.13) Types and criteria of risks considered

Acute physical risks

☒ Cyclones/hurricanes/typhoons

☒ Flooding (coastal, river, rainfall, groundwater)

☒ Heavy precipitation (rain, hail, snow/ice)

Chronic physical risks:

☒ Changes in precipitation patterns and types (rain, hail, snow/ice)

☒ Changes in temperature (air, freshwater, seawater)

☒ Increased severity of extreme weather events

☒ Sea level rise

☒ Temperature variability

Policy:

☒ Carbon pricing mechanisms

☒ Changes in national legislation

☒ Lack of mature certification and sustainability standards

☒ Inadequate enforcement of environmental regulations

Market Risks:

☒ Availability/cost increase of certified sustainable raw materials

- ☒ Availability/cost increase of raw materials
- ☒ Changes in customer behavior Technology

Technology Risks

- ☒ Transition to low-emission technologies and products

Legal liabilities

- ☒ Litigation issues
- ☒ Regulatory non-compliance

(2.2.2.14) Partners and stakeholders considered

Select all that apply

- ☒ Clients
- ☒ Employees
- ☒ Investors
- ☒ Local communities

(2.2.2.15) Any changes since previous reporting year?

Select:

- ☒ No

(2.2.2.16) Details of the process

From FY2024 (fiscal year ending March 2025), our Group expanded the scope to cover all segments and, in line with the TCFD recommendations, examined transition and physical risks related to climate change and assessed their impact on our Group's businesses. For transition risks, we considered a wide range of factors, from policies and regulations to market changes, while for physical risks, we examined both acute and chronic physical risks. Risks identified and assessed are reviewed by the Sustainability Committee, after which each business division and Group company implements risk response measures. In addition, the Board of Directors receives reports from the Risk Management Committee on the status of comprehensive risk management, including climate-related risks, as well as on the response measures.

[Add Row]

(2.2.7) Do you evaluate the interrelationships among environmental dependencies, impacts, risks, and opportunities?

(2.2.7.1) Assessment of interconnections between dependencies, impacts, risks, and opportunities

Select:

☒ Yes

(2.2.7.2) Description of how interconnections are assessed

We conducted scenario analysis in line with the TCFD recommendations to identify climate-related risks and opportunities. Based on scientific evidence, including that provided by the International Energy Agency (IEA), we defined 1.5°C and 4°C scenarios and assessed the significance of climate-related risks and opportunities that could affect our business by 2030. Covering all of our business segments, we examined transition risks (ranging from policies and regulations to market changes) and physical risks (acute and chronic). In particular, we will take action to address those risks and opportunities assessed as having a significant impact on our business.

[Fixed line]

(2.3) Have you identified priority locations within your value chain?

	Priority locations identified	Main reason for not identifying priority locations	Please explain why you have not identified priority locations
	Select <input checked="" type="checkbox"/> No, but we plan to do so within the next two years	Select: <input checked="" type="checkbox"/> Not a current strategic priority	<i>We plan to identify priority locations within our value chain as part of our future supply chain management strategy, along with efforts to address nature-related issues across the entire value chain.</i>

[Fixed line]

(2.4) How does your organization define significant impacts?

Risk

(2.4.1) Type(s) of definition

Select all that apply

☒ Qualitative

☒ Quantitative

(2.4.2) Indicators for defining material impacts

Select:

☒ Revenue

(2.4.3) Type of change in the metric

Select:

☒ Rate of increase

(2.4.4) Rate of change in the metric

Select:

☒ 11~20

(2.4.6) Scales considered when defining significant impact

Select all that apply

☒ Time horizon in which the impact occurs

(2.4.7) Application of the definition

Opportunities and risks are assessed across all businesses of our Group based on the following definitions:

Impact level:

- High: Very large impact (19% or more of revenue)
- Medium: Large impact (10–19% of revenue)
- Low: Impact exists but is limited (less than 10% of revenue)

Timing of risk occurrence:

- Short-term: Within 1 year
- Medium-term: Within 1–5 years
- Medium-to-long-term: Within 5–10 years
- Long-term: More than 10 years

Risk management thresholds are reviewed and updated every three years in line with the revision of the Medium-Term Management Plan.

Opportunities

(2.4.1) Type(s) of definition

Select all that apply

- ☒ Qualitative
- ☒ Quantitative

(2.4.2) Metrics used to define significant impacts

Select:

- ☒ Revenue

(2.4.3) Type of change in the metric

Select:

- ☒ Rate of increase

(2.4.4) Rate of change in the metric

Select:

- ☒ 11~20

(2.4.6) Scales considered when defining significant impact

Select all that apply

- ☒ Time horizon in which the impact occurs

(2.4.7) Application of the definition

Opportunities and risks are assessed across all businesses of our Group based on the following definitions:

Impact level:

- *High: Very large impact (19% or more of revenue)*
- *Medium: Large impact (10–19% of revenue)*
- *Low: Impact exists but is limited (less than 10% of revenue)*

Timing of risk occurrence:

- *Short-term: Within 1 year*
- *Medium-term: Within 1–5 years*
- *Medium-to-long-term: Within 5–10 years*
- *Long-term: More than 10 years*

Risk management thresholds are reviewed and updated every three years in line with the revision of the Medium-Term Management Plan.]

[Add Row]

C3. The disclosure of risks and opportunities

(3.1) Has your organization identified any environmental risks that had or are likely to have a substantive financial or strategic impact on your business during the reporting year?

Climate Change

(3.1.1) Identification of Environmental Risk Selection:

Select:

☒ Yes, identified in both direct operations and across the upstream and downstream value chain.

Plastics

(3.1.1) Identification of Environmental Risk Selection:

Select

☒ No

(3.1.2) Main reason for judging that there are no environmental risks in direct operations or upstream/downstream of the value chain Selection

Select:

☒ Not a current strategic priority

(3.1.3) Please explain.

We assess transition and physical risks related to climate change across all of our business segments and evaluate their impacts on the Sun Frontier Group. Going forward, we plan to consider evaluating the impacts of plastics across the entire value chain.

[Fixed line]

(3.1.1) Please provide details of the environmental risks identified that had or are likely to have a substantive impact on your business during the reporting year.

Climate Change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk1

(3.1.1.3) Type of Risk and Main Environmental Risk Factors Policy

Policy

☒ Carbon pricing mechanism

(3.1.1.4) Value chain stage where the risk occurs

Select:

☒ Direct operations

(3.1.1.6) Country/Region where the risk occurs

Select all that apply

☒ Japan

(3.1.1.9) Organization-specific details of the risk

In Japan, the introduction of a carbon levy in 2028 is under discussion. With the implementation of the carbon levy, we may incur tax burdens corresponding to our greenhouse gas emissions, which could potentially deteriorate our profitability.

(3.1.1.11) Main financial impact of the risk

Select:

☒ 間接的 OPEX の Increase

(3.1.1.12) Time horizon when the risk is expected to have an impact

Select all that apply

☒ long-term

(3.1.1.13) Likelihood of impact within the expected time horizon:

Select

☒ Likely

(3.1.1.14) Magnitude of impact

Select

☒ Low

(3.1.1.16) Expected financial, performance, and cash flow impact of the risk in the selected future time horizon

A significant increase in the carbon tax would raise our tax burden, affecting the “Taxes and Public Dues” account within selling, general and administrative expenses.

(3.1.1.17) Can the financial impact of the risk be quantified?

Select:

☒ Yes

(3.1.1.23) Financial impact amount - minimum (currency)

0

(3.1.1.24) Financial impact amount - maximum (currency)

323000000

(3.1.1.25) Explanation of financial impact amount

We estimate the financial impact for 2030 by multiplying our CO₂ emissions by the carbon price per unit of emissions.

(3.1.1.26) Main actions to address the risk

Policy, plan

☒ Development of climate transition plan

(3.1.1.27) Risk mitigation cost

0

(3.1.1.28) Explanation of cost calculation

No additional costs have been calculated at this time.

(3.1.1.29) Details of actions

Implement initiatives to achieve GHG emission reduction target

Climate Change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk2

Climate change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk3

Climate change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk4

Climate change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk5

Climate change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk6

Climate Change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk7

Climate Change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk8

Climate Change

(3.1.1.1) Risk Identification ID

Select:

☒ Risk9

[Add Row]

(3.1.2) Please provide the financial amount and percentage of financial metrics that are vulnerable to significant environmental risks during the reporting year.

Climate Change

(3.1.2.1) Financial metric evaluated

Select:

☒ OPEX

(3.1.2.2) Financial amount of the metric vulnerable to transition risk (in the same currency selected in question 1.2)

516010000

(3.1.2.3) Percentage of total metric vulnerable to transition risk (%)

Select

☒ 1 ~ 10%

(3.1.2.4) Financial amount of the metric vulnerable to physical risk (in the same currency selected in question 1.2)

259000000

(3.1.2.5) Percentage of total metric vulnerable to physical risk (%)

Select:

☒ Less than 1%

(3.1.2.7) Explanation of financial figures

Among the risks recognized by our company, we disclose the estimated financial impact for 2030 for those items whose impacts have been quantified.jhce

Climate Change

(3.1.2.2) Financial amount of the metric vulnerable to transition risk (in the same currency selected in question 1.2)

0

(3.1.2.7) Explanation of financial figures

For the risks recognized by our company, we present the estimated financial impact for 2030 for those items that have been quantified.
[Add row]

(3.5) Is your organization regulated by a carbon pricing system (ETS, cap-and-trade, carbon tax)?

Select:
☒ No, and we do not expect to be regulated within the next three years.

(3.6) Have you identified any environmental opportunities that had or are likely to have a substantive impact on your organization during the reporting year?

	Identified environmental opportunities
Climate Chan	Select: <input checked="" type="checkbox"/> Yes, opportunities have been identified and some/ all are in the process of being realized.

[Fixed line]

(3.6.1) Provide details of the environmental opportunities that had or are expected to have a substantive impact on your organization.

Climate Change

(3.6.1.1) Opportunity ID

Select:

☒ Opp1

(3.6.1.3) Stage of the value chain where the opportunity occurs

Market

☒ Increased availability of low environmental impact products (excluding certified products)

(3.6.1.4) Stage of the value chain where the opportunity occurs.

Select:

☒ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☒ Japan

(3.6.1.8) Organization-specific details

Our company develops its business primarily through the regeneration of mid-sized office buildings in central Tokyo. As the environmental awareness of asset owners and building owners who purchase our properties increases, there is potential to enhance the sales prices of properties with high environmental performance.

(3.6.1.9) Main financial impact of the opportunity

Select:

☒ Increase in revenue due to price premium

(3.6.1.10) Time horizon for expected impact of this opportunity

Select all that appl

☒ Long-term

(3.6.1.11) Likelihood of the opportunity occurring within the expected time horizon

Select:

☒ Likely (66~100%)

(3.6.1.12) Magnitude of impact

Select:

☒ Low

(3.6.1.14) On the selected future time horizon, the opportunity is expected to impact the organization's financial condition, business performance, and cash flow.

We anticipate that improving the environmental performance of regenerated properties will lead to higher sales prices for asset owners and building owners, resulting in increased revenues in the real estate regeneration business.

(3.6.1.15) Can the financial impact of the opportunity be quantified?

Select:

☒ Yes

(3.6.1.21) Long-term expected financial impact – minimum (currency)

0

(3.6.1.22) Long-term expected financial impact – maximum (currency)

81000000

(3.6.1.23) Explanation of financial impact

We estimate the financial impact for 2030 by multiplying the total floor area of regenerated properties with BELS environmental certification by the rent differential between BELS-certified properties and standard properties.

(3.6.1.24) Cost to realize the opportunity

0

(3.6.1.25) Explanation of cost calculation

We have already been promoting the acquisition of environmental certification (BELS) and, as of March 31, 2025, have obtained certification for a total of 17 properties. As stated in “Strategy for Realizing Opportunities,” we will continue to actively promote the acquisition of environmental certifications; however, no additional costs will be incurred to realize these opportunities.

(3.6.1.26) Strategy to realize the opportunity

Our company has identified “Environmental Protection” as one of its material issues, and as a specific initiative, we position the promotion of environmental certification in regenerated properties as a key measure and are actively pursuing it. Through this activity, we aim to enhance the value of properties that have obtained environmental certification.

Climate Change

(3.6.1.4) Stage of the value chain where the opportunity occurs.

Select:

☒ Direct operations

(3.6.1.5) Country/area where the opportunity occurs

Select all that apply

☒ Japan

(3.6.1.10) Time horizon for expected impact of this opportunity

Select all that apply

☒ Long-term

(3.6.1.11) Likelihood of the opportunity occurring within the expected time horizon

Select:

☒ Even chance (33–66%)

(3.6.1.14) Expected financial impact on organization's financial position, performance, and cash flow over the selected time horizon

We expect that the increase in requests for building maintenance services will lead to higher revenues in the Real Estate Services Business.

(3.6.1.15) Can the financial impact of the opportunity be quantified?

Select:

☒ Yes

(3.6.1.21) Long-term expected financial impact – minimum (currency)

0

(3.6.1.22) Long-term expected financial impact – maximum (currency)

656000000

(3.6.1.23) Explanation of financial impact

The financial impact for 2030 is calculated as the revenue from building maintenance services (FY2023 building maintenance revenue \times CAGR) \times (1 + probability of flooding).

(3.6.1.25) Explanation of cost calculation

No additional costs will be incurred from the increase in contracted services.

[Add row]

(3.6.2) Please provide the financial amount and percentage of financial metrics aligned with the identified environmental opportunities during the reporting year.

Climate Change

(3.6.2.1) Financial metric evaluated

Select:

☒ Revenue

(3.6.2.2) Financial amount of the metric aligned with the opportunity (in the same currency as question 1.2)

737000000

(3.6.2.3) Percentage of total metric aligned with the opportunity (%)

Select:

☒ Less than 1%

(3.6.2.4) Explanation of financial figures

⚠ Among the opportunities recognized by our company, the items for which financial impacts have been assessed are presented with their estimated impact amounts for 2030.
[Add row]

C4. Governance

(4.1) Does your organization have a board of directors or equivalent governing body?

(4.1.1) Board of directors or equivalent

Select:

☒ Yes

(4.1.2) Frequency at which the board or equivalent body meets

Select:

☒ At least quarterly

(4.1.3) Board composition – types of board members (directors)

Select all that apply

☒ Executive directors or equivalent

☒ non-executive directors or equivalent

☒ Independent non-executive directors or equivalent

(4.1.4) Policy on board-level diversity and inclusion

Select:

☒ はい、公開された方針があります。

(4.1.5) Briefly describe the scope of this policy

This policy applies to the entire Sun Frontier Group. Policy and Procedures for Nominating Director Candidates

When selecting any director, our group requires satisfaction of statutory and articles-of-incorporation requirements, non-applicability of disqualifications stipulated in our executive regulations, and no current or past involvement with antisocial forces, and, in addition, the following requirements:

Alignment with our group's philosophy and willingness to contribute to societal progress and development through corporate management.

Excellent character, knowledge, and insight, with a strong compliance mindset and sound ethics.

Possession of objective judgment, discernment, and foresight.

In the case of external directors, in addition to the above, the following requirements are also imposed:

High-level expertise, extensive practical experience, or experience in leadership roles in one or more fields such as corporate management, internal control, compliance, finance/accounting, financial services, law, public administration, crisis management, or education.

Ability to understand and oversee the group as a whole, to identify essential issues and risks, and to contribute to frank, active, and constructive deliberations at the board of directors.

Independence: no direct conflict of interest with the Representative Director or other directors, and no risk of conflict with the interests of general shareholders.

Furthermore, depending on the specific role and responsibilities, the following additional requirements apply:

From a practical perspective based on extensive experience in corporate management or a specialized field, ability to provide objective oversight of management, as well as advice and support for the company’s sustainable growth.

Executive directors (internal) must be well-versed in industry trends and relevant regulations surrounding the group, as well as in our business model, and must possess extensive practical experience in their respective fields. They must also have organizational management capabilities to execute operations from a company-wide perspective.

External directors serving as audit committee members must be appointed for the purpose of further strengthening the neutrality and independence of the audit system, and therefore must be able to express objective audit opinions from a neutral standpoint.

Full-time directors who are audit committee members must be familiar with the group’s organization, business, and processes, and be able to conduct effective audits through appropriate collection of internal information.

The board of directors deliberates proposals to be submitted to the general shareholders’ meeting in light of the above requirements and appoints suitable candidates as director nominees. Should any director fail, or be at risk of failing, to meet these requirements, the board will not nominate such individual for reappointment at the end of their term.

(4.1.6) Attach policy (optional)

20250624_cgr_ja.pdf
[Fixed line]

(4.1.1) Does your organization’s board oversee environmental issues?

	Board-level oversight
Climate Change	Select: <input checked="" type="checkbox"/> Yes

	Board-level oversight
Biodiversity	<i>Select:</i> <input checked="" type="checkbox"/> はい

[Fixed line]

(4.1.2) Please identify the positions of the board members (excluding individual names) or the committees responsible for accountability on environmental issues, and provide details on how the board oversees environmental matters.

Climate Change

(4.1.2.1) Role(s) or committee accountable

Select all that apply

☒ President

(4.1.2.2) Is responsibility defined in board-level policy?

Select:

☒ Yes

(4.1.2.3) Is responsibility defined in board-level policy?

Select all that apply

☒ Other board-level policies: Defined under “Governance” in the TCFD framework. The President & CEO receives reports on the status of climate-related initiatives from advisory bodies such as the Sustainability Committee and the Risk Review Committee, and bears ultimate responsibility for risk assessment and management, including climate-related risks.

(4.1.2.4) Frequency this topic is scheduled on the board agenda

Select:

- ☒ On some board meetings – at least annually

(4.1.2.5) Governance mechanisms embedding this issue

Select all that apply

- ☒ Oversight of corporate target-setting
- ☒ Oversight and direction of scenario analysis
- ☒ Oversight and direction of transition plan development
- ☒ Oversight of disclosure, audit, verification processes
- ☒ Approval of company-wide policies and commitments
- ☒ Monitoring implementation of transition plans
- ☒ Monitoring progress toward corporate targets
- ☒ Review and instruction of dependency/impact/risk/opportunity assessment processes
- ☒ Monitoring compliance with company-wide policies and commitments

(4.1.2.7) Explain

Climate change and environmental issues are recognized as critical management priorities for our group. The Sustainability Committee works in collaboration with the Risk Review Committee to consolidate climate-related risks and opportunities, examine response measures, and regularly report to the board of directors. The board supervises the progress of initiatives on climate-related issues discussed and reported by the executive team and addresses related matters at least once a year. In the reporting year, the board deliberated on the review of specific measures, indicators, and targets for material issues, and resolved to set a target of achieving a 100% environmental certification rate for new office developments.

Biodiversity

(4.1.2.1) Role(s) or committee accountable

Select all that apply

- ☒ President

(4.1.2.2) Is responsibility defined in board-level policy?

Select:

- ☒ Yes

(4.1.2.3) Is responsibility defined in board-level policy?

Select all that apply

- ☒ Please provide specific answers regarding other policies applicable to the Board of Directors.

(4.1.2.4) Frequency this topic is scheduled on the board agenda

Select:

- ☒ On some board meetings – at least annually

(4.1.2.5) Governance mechanisms embedding this issue

Select all that apply

- | | |
|--|--|
| <input checked="" type="checkbox"/> Oversight of corporate target-setting | <input checked="" type="checkbox"/> Monitoring progress toward corporate targets |
| <input checked="" type="checkbox"/> Oversight and direction of transition plan development | <input checked="" type="checkbox"/> Monitoring compliance with company-wide policies and commitments |
| <input checked="" type="checkbox"/> Oversight of disclosure, audit, verification processes | |
| <input checked="" type="checkbox"/> Approval of company-wide policies and commitments | |
| <input checked="" type="checkbox"/> Monitoring implementation of transition plans | |

(4.1.2.7) Explain

In our Group's sustainability management, we have identified three material issues: "Environmental Protection," "Regional Revitalization," and "Human Resource Development." Matters related to biodiversity are managed under the same governance mechanisms as those for climate change. In the reporting year, the Board of Directors deliberated and resolved on the revision of the former "Environmental Policy" to the "Policy on Environmental Conservation, Natural Capital, and Biodiversity," as well as the establishment of the "Human Rights Policy" and the "Procurement Policy," and their implementation has commenced.

[Fixed line]

(4.2) Does your board have the capacity to address environmental issues?

Climate Change

(4.2.1) Board-level capacity for this issue

Select:

- ☒ Yes

(4.2.2) Mechanisms to maintain this capacity

Select all that apply

- ☒ Regular advice from an in-house expert working group.
- ☒ Regular engagement with external stakeholders or experts on environmental issues.
- ☒ At least one board member has relevant expertise.

(4.2.3) Board members’ environmental expertise

Expertise

- ☒ Director-level experience in environment-focused roles
- ☒ Manager-level experience in environment-focused roles
- ☒ Staff-level experience in environment-focused roles
- ☒ Experience in national or local government environmental departments

[Fixed line]

(4.3) Does your executive management take responsibility for environmental issues?

	Executive-level responsibility?
Climate Change	Select: <input checked="" type="checkbox"/> Yes
Biodiversity	Select: <input checked="" type="checkbox"/> Yes

[Fixed line]

(4.3.1) Role or committee holding executive responsibility (no names)

Climate Change

(4.3.1.1) Position or committee

Executive-level

- ☒ President

(4.3.1.2) Environmental responsibilities held by this role

Dependences, impacts, risks & opportunities:

- ☒ Assess dependencies, impacts, risks & opportunities
- ☒ Evaluate future trends in dependencies, impacts, risks & opportunities
- ☒ Manage dependencies, impacts, risks & opportunities

Engagement:

- ☒ Oversee supplier compliance with environmental requirements
- ☒ Manage value chain engagement on environmental issues

Policies, commitments & goals:

- ☒ Monitor compliance with company-wide environmental policies/commitments
- ☒ Measure progress toward overall environmental targets
- ☒ Develop company-wide environmental policies/commitments
- ☒ Set company-wide environmental targets

Strategy & financial planning:

- ☒ Conduct environmental scenario analysis
- ☒ Develop business strategy considering environmental issues
- ☒ Develop climate transition plan
- ☒ Implement climate transition plan

(4.3.1.4) Reporting line

Select:

- ☒ Directly to the board of directors

(4.3.1.5) Frequency of reporting to the board

Select:

- ☒ Once per year

(4.3.1.6) Explain

We recognize climate change and environmental response as critical management issues. The Sustainability Committee collaborates with the Risk Review Committee to compile climate-related risks and opportunities, examine countermeasures, and regularly report to the Board of Directors. The Board supervises the progress of climate-related initiatives discussed and reported by the executive departments and places related issues on the agenda at least once a year.

Biodiversity

(4.3.1.1) Position or committee

Executive Level

- ☒ President & CEO

(4.3.1.2) Environmental responsibilities held by this role

Dependencies, impacts, risks & opportunities:

- ☒ Assess dependencies, impacts, risks & opportunities
- ☒ Evaluate future trends in dependencies, impacts, risks & opportunities
- ☒ Manage dependencies, impacts, risks & opportunities

Engagement

- ☒ Oversee supplier compliance with environmental requirements
- ☒ Manage value chain engagement on environmental issues

Policies, commitments & goals:

- ☒ Monitor compliance with company-wide environmental policies/commitments
- ☒ Measure progress toward overall environmental targets
- ☒ Develop company-wide environmental policies/commitments

- ☒ Set company-wide environmental targets

Strategy & financial planning:

- ☒ Conduct environmental scenario analysis
- ☒ Develop business strategy considering environmental issues
- ☒ Develop climate transition plan
- ☒ Implement climate transition plan

(4.3.1.4) Reporting line

Select:

- ☒ Directly to the board of directors

(4.3.1.5) Frequency of reporting to the board

Select:

- ☒ Once per year

(4.3.1.6) Explain

We recognize climate change and environmental response as critical management issues. The Sustainability Committee collaborates with the Risk Review Committee to compile climate-related risks and opportunities, examine countermeasures, and regularly report to the Board of Directors. The Board supervises the progress of climate-related initiatives discussed and reported by the executive departments and places related issues on the agenda at least once a year.

[Add row]

(4.5) Do you provide financial incentives (including meeting targets) to management for environmental performance?

	financial incentives to management for environmental performance	Explain
Climate Change	Select: <input checked="" type="checkbox"/> No, and no plans to introduce any within two years.	We currently do not consider financial incentives for directors related to environmental management.

[Fixed line]

(4.6) Does your organization have an environmental policy to address environmental issues?

	Does your organization have an environmental policy to address environmental issues?
	Select: <input checked="" type="checkbox"/> Yes

[Fixed row]

(4.6.1) Details of your environmental policy

Row 1

(4.6.1.1) Environmental issues covered *Select all that apply*

☒ Climate Change

(4.6.1.2) Scope level

Select:

☒ Organization-wide

(4.6.1.3) Value chain stages covered

Select all that apply

☒ Direct operations

(4.6.1.4) Scope description

Sun Frontier Fudosan Group

(4.6.1.5) Policy content

Environmental commitments:

☒ Commitment to a circular economic strategy

Climate-specific commitments:

☒ Commitment not to invest in fossil fuel expansion.

(4.6.1.6) Please indicate whether your organization's environmental policy is consistent with global environmental treaties or policy objectives.

Select all that apply

☒ Yes, aligned with the Paris Agreement.

(4.6.1.7) Public availability

Select:

☒ Available publicly

(4.6.1.8) Attach policy document

Row 2

(4.6.1.1) Environmental issues covered

Select all that apply

☒ Biodiversity

(4.6.1.2) Scope level

Select:

☒ Organization-wide

(4.6.1.3) Value chain stages covered

Select all that apply

☒ Direct operations

(4.6.1.4) Scope description

Sun Frontier Fudosan Group

(4.6.1.5) Policy content

Environmental commitments:

☒ Commitment to strategies toward a circular economy

Climate-specific commitments:

☒ Commitment to not investing in the expansion of fossil fuels

(4.6.1.6) Alignment with global environmental treaties or policy goals

Select all that apply

☒ Yes, aligned with the Paris Agreement

Select:

☒ Available publicly

(4.6.1.8) Attach policy document

Policy on Environmental Protection, Natural Capital and Biodiversity.pdf

[Add row]

(4.10) Is your organization a signatory or member of any environmental collaborative frameworks or initiatives?

(4.10.1) Is your organization a signatory or member of any environmental collaborative frameworks or initiatives?

Select:

☒ Yes

(4.10.2) Collaborative frameworks or initiatives

Select all that apply

☒ Task Force on Climate-related Financial Disclosures (TCFD)

☒ Other, please specify: Keidanren Initiative for Biodiversity

(4.10.3) Please describe your organization's role in each framework or initiative.

With respect to corporate responses to climate change, we have expressed our support for the TCFD recommendations, which encourage the disclosure of climate-related information with financial impact to the company in four areas: "Governance," "Strategy," "Risk Management," and "Metrics and Targets." In addition, we have joined the TCFD Consortium and are promoting voluntary and proactive disclosure based on the recommendations. To further promote the efficient use of resources and environmental conservation through our business activities, and to contribute to the conservation of natural capital and biodiversity, we have expressed our support for the Keidanren Declaration on Biodiversity and Action Guidelines and participate in the Keidanren Initiative for Biodiversity, which is composed of supporting companies and organizations.

[Fixed line]

(4.11) During the reporting year, did your organization engage in activities that could influence (positively or negatively) environmental policies, laws, or regulations?

(4.11.1) External stakeholder engagement that may directly or indirectly affect policies, laws, or regulations with potential environmental impact

Select all that apply

☒ Yes, we indirectly engaged via industry bodies or intermediaries whose activities could influence policy/laws/regulations and/or by funding or providing in-kind support to those bodies.

(4.11.2) Do you have a public commitment that engagement aligns with global environmental treaties or policy goals?

Select:

☒ Yes, we have made public commitments and declarations of position consistent with global environmental treaties and policy goals.

(4.11.3) Global environmental treaties and policy goals to which public commitments and position statements are aligned

Select all that apply

☒ Other global environmental treaties or policy goals. Please specify.

(4.11.4) Please attach the commitment or position statement.

Notice of Endorsement of the “Keidanren (Japan Business Federation) Declaration on Biodiversity and Action Guidelines” and Participation in the “Keidanren (Japan Business Federation) Initiative for Biodiversity”.pdf

(4.11.5) Are you registered in any transparency register?

Select:

☒ Unknown

(4.11.8) Describe the process to ensure engagement aligns with your environmental commitments or transition plan

In the reporting year, we expressed our support for the Keidanren Declaration on Biodiversity and Action Guidelines and our participation in the Keidanren Initiative for Biodiversity. Going forward, we will continue to gather environmental information through the activities and meetings of both the Japan Business Federation (Keidanren) and the Council for Better Corporate Citizenship (CBCC), while strengthening engagement with these organizations and, as appropriate, confirming alignment with global environmental treaties and policy goals. Should any misalignment be identified in the future, we will request corrective action from the relevant organization, and if no improvement is observed within a reasonable period of time, we will consider withdrawing from membership in that organization.

[Fixed line]

(4.11.2) Please describe the details of your organization’s indirect engagement, during the reporting year, in relation to policies, laws, or regulations that may (positively or negatively) affect the environment, conducted through industry associations or other intermediary organizations/individuals.

Row 1

(4.11.2.1) Type of indirect engagement

Select:

☒ Indirect engagement via industry body

(4.11.2.4) Industry body

Asia Pacific

☒ Keidanren (Japan Business Federation)

(4.11.2.5) Environmental issues related to the policies/laws/regulations

Select all that apply

☒ Climate Change

(4.11.2.6) Please indicate whether your organization’s position is aligned with that of the organization(s) or individual(s) with which you engage.

Select:

☒ Consistent

(4.11.2.7) Did your organization seek to influence the body’s position?

Select:

☒ Yes, we publicly support the current position of the industry body.

(4.11.2.8) Explain how your position aligns or differs, and any actions to influence their stance:

Our Group's alignment with the organization's views is evidenced by the initiatives in which we participate, as disclosed on our Sustainability website.

(4.11.2.9) Financial contributions to the body during the reporting year (currency))

0

(4.11.2.11) Did you assess whether the engagement aligns with global environmental treaties or policy goals?

Select:

☒ Yes—it is aligned

(4.11.2.12) Global environmental treaties or policy goals aligned with your organization's engagement activities regarding policies, laws, and regulations

Select all that apply

☒ Paris Agreement

☒ If there are other global environmental treaties or policy goals, please specify them: Kunming-Montreal Global Biodiversity Framework (GBF

[Add row]

(4.12) Aside from CDP, did your organization disclose information during the reporting year about its environmental response?

Select:

☒ Yes

(4.12.1) Provide details and attach documents.

Row 1

(4.12.1.1) Public

Select:

☒ In a mainstream report, consistent with environmental disclosure standards and frameworks

(4.12.1.2) Standards or frameworks with which the report is consistent

Select all that apply

☒ TCFD

(4.12.1.3) Environmental issues covered:

Select all that apply

☒ Climate change

(4.12.1.4) Status

Select:

☒ Completed

(4.12.1.5) Content

Select all that apply

☒ Strategy

☒ Governance

☒ Emission figures

☒ Emissions

☒ Environmental policies

☒ Risk and opportunity

☒ Dependence and impact

(4.12.1.6) Page/Section

On pages 12–19, we describe our approach to and initiatives for sustainability, including disclosures in line with the TCFD framework.

(4.12.1.7) Please attach related documents.

Annual securities report – the 26th Business Year

(4.12.1.8) Comment

Annual securities report – the 26th Business Year

Row 2

(4.12.1.1) Public

Select:

☒ In a voluntarily issued Sustainability Report

Select all that apply

☒ Climate change

(4.12.1.4) Status of preparation

Select:

☒ In preparation – attaching previous year’s version

(4.12.1.5) Content

Select all that apply

☒ Strategy

☒ Risk and opportunities

☒ Governance

☒ Emissions figures

☒ Emission targets

☒ Environmental policies

(4.12.1.6) Page/Section

Pages 31–46 present our sustainability management, including indicators, targets, and specific initiatives related to our three material issues of “Environmental Protection,” “Regional Revitalization,” and “Human Resource Development,” in an interview format. In the 2024 Sustainability Report, we also feature, through employee interviews, a project case in our core Real Estate Revitalization Business that takes on the challenge of the circular economy

(4.12.1.7) Please attach related documents.

sustainability_report_2024_ja.pdf

(4.12.1.8) Comments

Sustainability Report 2024

[Add row]

C5. Business Strategy

(5.1) Does your organization use scenario analysis to identify environmental outcomes?

Climate change

(5.1.1) Use of scenario analysis

Select:

☒ Yes

(5.1.2) Frequency of analysis

Select:

☒ Once a year

[Fixed row]

(5.1.1) Please provide details of the scenarios used in your organization's scenario analysis.

Climate change

(5.1.1.1) Scenario(s) used

Climate transition scenario

☒ IEA NZE 2050

(5.1.1.3) Scenario approach

Select:

☒ Both qualitative and quantitative

(5.1.1.4) Scope of the scenario(s)

Select:

☒ Business division

(5.1.1.5) Risk types considered in the scenario

Select all that apply

☒ Policy

☒ Market risk

☒ Reputation risk

☒ Technology risk

☒ Liability risk

☒ Acute physical risk

☒ Chronic physical risk

(5.1.1.6) Temperature alignment of the scenario

Select:

☒ 2.0°C - 2.4°C

((5.1.1.7) Base year

2022

(5.1.1.8) Time horizon covered

Select all that apply

☒ 2030

(5.1.1.9) Driving force(s) in the scenario

Interactions, dependencies, and impacts on regional ecosystem assets

☒ Climate change (one of the five natural change drivers)

(5.1.1.10) Scenario assumptions, uncertainties, and limitations

1.5 °C scenario: We assume that the Japanese government will introduce carbon taxes and other stringent climate measures, driving fundamental societal transformation and requiring compliance with regulations on plastics and climate-related disclosure. At the same time, damages from natural disasters such as floods and inundation are assumed to remain limited.

4 °C scenario: We assume that no additional climate measures beyond current levels will be implemented by governments and that no climate action will be required. However, extreme weather events such as droughts and floods caused by rising temperatures are expected to emerge, resulting in facility damage, operational disruptions, and increased response and recovery costs.

(5.1.1.11) Rationale for scenario selection

We used the IEA NZE 2050 as a highly reliable data source. Based on the TCFD recommendations, we conducted scenario analysis to identify and evaluate climate-related risks and opportunities. In this analysis, we defined a 1.5 °C scenario and a 4 °C scenario, drawing on scientific evidence from sources such as the International Energy Agency (IEA). We then assessed the significance of climate-related risks and opportunities that could affect our business by 2030.

[Add row]

(5.1.2) Please provide details of the results of your organization's scenario analysis.

Climate change

(5.1.2.1) Business process(es) affected by reported scenario analysis results

Select all that apply

☒ Identification, assessment, and management of risks and opportunities

(5.1.2.2) Scope of analysis

Select:

☒ Entire organization

(5.1.2.3) Summary of scenario analysis results and implications for other environmental issues

Using the 1.5 °C scenario (IEA NZE 2050) and the 4 °C scenario (IPCC AR6 SSP5-8.5), we analyzed the potential impacts of climate change on our business and finances. This analysis covered all of our business segments and considered short-term (within 1 year), medium-term (1–5 years), and long-term (10 years or more) time horizons.

1.5 °C scenario: As a key trend, the strengthening of policy and regulatory requirements leads to transition risks such as higher capital investment costs and increased operating expenses in the real estate revitalization and hotel businesses. At the same time, market shifts emphasizing environmental performance create business opportunities, with demand for high-value-added

properties expected to expand.

4 °C scenario: Physical risks include potential facility damage and operational disruptions caused by floods and droughts. To mitigate these risks, we are reviewing facility design and operational methods and implementing specific measures to reduce inundation risks.

Strategic responses:

Short term: We are reducing transition risks by responding swiftly to policy and regulatory changes while optimizing resource allocation.

Medium term: We aim to establish competitive advantages and enhance asset value by introducing environmentally superior properties into the market.

Long term: We are strengthening disaster preparedness and resilience by developing disaster-prevention plans and enhancing the disaster resistance of facilities.

Financial strategies: We secure the necessary funding based on business revenues while adopting flexible financial strategies that respond to policy changes. In addition, in converting or renewing existing assets, we pursue sustainability by introducing effective technologies and optimizing capital allocation.

[Fixed row]

(5.2) Does your organization's strategy include a climate transition plan?

	Transition plan	Main reason for not having a 1.5 °C-aligned plan	Please explain the reason why your organization does not have a climate transition plan aligned with a 1.5 °C world.
	Select: <input checked="" type="checkbox"/> No, but we expect to develop one within two years.	Select: <input checked="" type="checkbox"/> Not a current strategic priority	We are actively engaging in information disclosures according per the four TCFD recommendations. We plan to formulate a transition plan within the next two years.

Fixed row

(5.3) Have environmental risks and opportunities influenced your organization's strategy and/or financial planning?

(5.3.1) Have environmental risks and opportunities influenced your organization's strategy and/or financial planning?

Select:

☒ Yes, they have influenced both strategy and financial planning.

(5.3.2) Which parts of your strategy have been influenced by environmental risks and/or opportunities?

Select all that apply

☒ Products and services

[Fixed row]

(5.3.1) Describe how environmental risks and/or opportunities have influenced the specified area(s) of your strategy.

	Type of impact	Environmental issues related to risks and/or opportunities that have influenced your organization's strategy in this area	Please describe how environmental risks and/or opportunities in this area have influenced your organization's strategy.
Products and service	<i>Select all that apply</i> <input checked="" type="checkbox"/> Opportunity	<i>Select all that apply</i> <input checked="" type="checkbox"/> Climate change	With customers' growing environmental awareness and increasing willingness to purchase environmentally friendly products, improvements in the environmental performance of our real estate revitalization properties may lead to higher sales prices for asset holders and building owners.

[Add row]

(5.3.2) Describe how environmental risks and/or opportunities have influenced your organization's financial planning.

Row 1

(5.3.2.1) Affected financial planning item:

Select all that apply

☒ indirect cost

(5.3.2.2) Type of impact:

Select all that apply

☒ Risk

5.3.2.3) Environmental issues related to risks and/or opportunities that have influenced these financial planning items

Select all that apply

☒ Climate change

(5.3.2.4) Please describe how environmental risks and/or opportunities have influenced these financial planning items.

No current impact, but if decarbonization advances and the government introduces a carbon tax, increased tax burdens and higher costs due to emission-intensive raw materials (steel, cement, etc.) are expected.

Row 2

(5.3.2.1) Affected financial planning item:

Select all that apply

☒ Direct costs

(5.3.2.2) Type of impacts

Select all that apply

☒ Risk

(5.3.2.3) Environmental issues related to risks and/or opportunities that have influenced these financial planning items

Select all that apply

☒ Climate change

(5.3.2.4) Please describe how environmental risks and/or opportunities have influenced these financial planning items.

At present, there has been no impact. However, the occurrence of natural disasters such as storm surges caused by rising sea levels and heavy rainfall may lead to temporary suspension of operations and increased repair costs in our hotel operations business.

Row 3

(5.3.2.1) Affected financial planning item:

Select all that apply

☒ Net Sales

(5.3.2.2) Type of impact

Select all that apply

☒ Opportunity

(5.3.2.3) Environmental issues related to risks and/or opportunities that have influenced these financial planning items

Select all that apply

☒ Climate change

(5.3.2.4) Please describe how environmental risks and/or opportunities have influenced these financial planning items.

At present, there has been no impact. However, as customers' environmental awareness increases and their willingness to purchase environmentally friendly products rises, improvements in the environmental performance of our real estate revitalization properties may lead to higher sales prices for asset holders and building owners.

Row 4

(5.3.2.1) Affected financial planning item:

Select all that apply

☒ Direct costs

(5.3.2.2) Type of impact

Select all that apply

☒ Risk

(5.3.2.3) Environmental issues related to risks and/or opportunities that have influenced these financial planning items

Select all that apply

☒ Climate change

(5.3.2.4) Please describe how environmental risks and/or opportunities have influenced these financial planning items.

At present, there has been no impact. However, rising temperatures may require the payment of heat allowances to employees engaged in outdoor work, as well as additional labor costs resulting from reduced work efficiency due to higher temperatures.

Row 5

(5.3.2.1) Affected financial planning item:

Select all that apply

☒ Net sales

(5.3.2.2) Type of impact

Select all that apply

☒ Opportunity

(5.3.2.3) Environmental issues related to risks and/or opportunities that have influenced these financial planning items

Select all that apply

☒ Climate change

(5.3.2.4) Please describe how environmental risks and/or opportunities have influenced these financial planning items.

At present, there has been no impact. However, by contributing to local communities through efforts such as conserving and coexisting with nature in the regions where our Group's hotels are located, our corporate image may be enhanced and the number of guests may increase.

[Add row]

(5.4) In your financial accounting, do you track expenditures/revenue aligned with your climate transition plan?

	Identification of expenditure/revenue items aligned with the organization's climate transition plan
	Select: <input checked="" type="checkbox"/> No, but we plan to do so within two years.

[Fixed row]

(5.5) Does your organization invest in R&D of low-carbon products or services relevant to your sector's economic activities?

(5.5.1) Low-carbon R&D investment:

Select:

☒ No

(5.5.2) Comment

We have not made direct investments in R&D for low-carbon technologies. However, in order to promote the realization of ZEB (Net Zero Energy Buildings)

for office buildings and enhance the comfort of occupants, we are cooperating in demonstration experiments by installing a space-transmission wireless power supply solution in our managed properties, which uses radio waves to create wireless power supply environments for human living spaces. Together with our partner companies, we are working to promote the spread of ZEB in office buildings and to develop comfortable office environments toward the realization of carbon neutrality.

[Fixed row]

(5.10) Does your organization use an internal price for environmental externalities?

	Internal pricing of environmental externalities:	Main reason	Explanation
	<i>Select</i> <input checked="" type="checkbox"/> No, and we have no plans within two years.	<i>Select:</i> <input checked="" type="checkbox"/> Not a current strategic priority.	<i>We will continue to consider the future need for internal pricing.</i>

[Fixed row]

(5.11) Does your organization collaborate on environmental issues with actors in your value chain?

	Collaborating?	Environmental issues
Suppliers	<i>Select:</i> <input checked="" type="checkbox"/> Yes	<i>Select all that apply</i> <input checked="" type="checkbox"/> Climate change
Customers	<i>Select:</i> <input checked="" type="checkbox"/> Yes	<i>Select all that apply</i> <input checked="" type="checkbox"/> Climate change
Investors	<i>Select</i> <input checked="" type="checkbox"/> Yes	<i>Select all that apply</i> <input checked="" type="checkbox"/> Climate change

	Collaborating?	Environmental issues
Other stakeholders in the value chain	<i>Select</i> <input checked="" type="checkbox"/> Yes	Select all that apply <input checked="" type="checkbox"/> Climate change

[Fixed row]

(5.11.1) Do you assess and segment suppliers by environmental dependencies/impacts? [No data yet]

Climate change:

	Assessment of suppliers' environmental dependencies/impact
Climate change	<i>Select</i> <input checked="" type="checkbox"/> No, we are not currently assessing supplier dependencies and/or impacts, but we plan to do so within the next two years.

[Fixed row]

(5.11.2) Do you prioritize which suppliers to collaborate with on environmental issues? [No data yet]

Climate change

(5.11.2.1) Supplier engagement prioritization:

Select:

☒ Yes, We prioritize suppliers for engagement on this environmental issue.

(5.11.2.2) Criteria for prioritizing suppliers:

Select all that apply

- ☒ Risk mitigation
- ☒ Material sourcing
- ☒ Product life cycle
- ☒ Product safety & compliance

(5.11.2.4) Please explain

In collaborating on environmental issues, we position our partner companies involved in value-enhancement construction for our real estate revitalization properties as suppliers to be prioritized for engagement.

[Fixed row]

(5.11.5) Do suppliers need to meet specific environmental requirements as part of your procurement?

Climate change

(5.11.5.1) Do suppliers need to meet specific environmental requirements as part of your procurement?

Select

- ☒ No, but plan to introduce it within two years.

(5.11.5.3) Comment

At present, we have not specified concrete environmental requirements for our suppliers. However, our Group has established a “Procurement Policy,” under which we promote procurement activities throughout the supply chain that emphasize social responsibility. In alignment with a shared understanding with our business partners, we aim to contribute to the sustainable evolution and development of humanity, animals, and plants on Earth.

Reference: Our Sustainability Website – Supply Chain Management

<https://www.sunfrit.co.jp/sustainability/en/social/scm/>

[Fixed row]

(5.11.7) Provide specifics of your suppliers’ engagement on environmental issues.

Climate change

(5.11.7.2) Actions driven by supplier engagement on climate change:

Select:

- ☒ Adaptation to climate change

(5.11.7.3) Type and detail of engagement:

Capacity building

- ☒ Provide training, support, and best practices for mitigating environmental impacts.

Innovation & collaboration:

- ☒ Cooperate with suppliers on technologies to reduce environmental impacts through products and services.

(5.11.7.4) Value chain upstream target:

Select all that reply

- ☒ Tier 1 suppliers

(5.11.7.5) Share of procurement from engaged Tier 1 suppliers: (%)

Select:

- ☒ 1~25%

(5.11.7.6) Share of Scope 3 emissions from engaged Tier 1 suppliers: (%)

Select:

- ☒ 1~25%

(5.11.7.9) Please describe your engagement and explain the effectiveness of engagement in relation to the environmental actions selected.

Since our founding, our corporate philosophy has been to minimize the wasteful use of non-renewable resources and to contribute to the lasting prosperity of humanity, animals, and plants on Earth. Based on this philosophy, we have developed our business with a focus on the revitalization and utilization of real estate.

In carrying out our business, we have been continuously holding opinion exchange meetings for over ten years with our partner companies, who are important stakeholders, to deepen their understanding of our philosophy. We regard these meetings as valuable opportunities to unite our commitment with our partners to jointly promote highly socially

responsible business initiatives that are considered of the environment

(5.11.7.11) Does the engagement encourage Tier 1 suppliers to engage with their own suppliers?

Select:

☒ Yes

[Add row]

(5.11.9) Provide details of environmental engagement activities with other value chain stakeholders.

Climate change

(5.11.9.1) Stakeholder type

Select:

☒ Other value chain stakeholders: employees

(5.11.9.2) Type & detail of engagement:

Education/information sharing:

☒ Educating and collaborating with stakeholders to understand and measure environmental risk exposure; sharing information on environmental initiatives, progress, and achievements

☒ Cooperate with stakeholders in developing and reviewing the organization's transition plan

技術革新と協業

☒ Cooperate with stakeholders in developing and reviewing the organization's transition plan.

(5.11.9.3) Proportion of stakeholders engaged (%)

Select:

☒ Non

(5.11.9.4) Proportion of Scope 3 emissions related to these stakeholders (%)

Select

☒ None

(5.11.9.5) Rationale and scope for engagement

Our company promotes Philosophy Management under the credo of “Altruism.” We place great importance on climate-related engagement with employees, who are key stakeholders, and we share our philosophy interactively on a daily basis through practices such as the recitation of our Mission, Vision, and Values. In our Medium-Term Management Plan, we position ESG as a critical perspective, and we communicate top management’s policies through various opportunities, including weekly company-wide morning assemblies and semi-annual business plan presentation meetings. In addition, at the Investment Committee, which deliberates property acquisitions, we review the amount of CO₂ emissions generated during real estate revitalization work and implement activities to offset these emissions by utilizing J-Credits derived from renewable energy sources.

(5.11.9.6) Metrics for measuring effectiveness of engagement and success

We have not established specific indicators for environmental engagement with employees. However, we consider the progress of the concrete initiatives and KPIs under our three materialities in sustainability—“Environmental Protection,” “Regional Revitalization,” and “Human Resource Development”—to serve as indicators of the effectiveness and success of such engagement.

[Add row]

C6. Environmental Performance - Consolidation Approach

(6.1) Please specify the consolidation approach used for calculating environmental performance data.

	The consolidated approach	Please specify the consolidation approach used for calculating environmental
Climate change	<i>Select:</i> <input checked="" type="checkbox"/> Financial Control	<i>We calculate greenhouse gas (GHG) emissions based on the same boundary as the consolidated financial statements.</i>
Plastics	<i>Select:</i> <input checked="" type="checkbox"/> Other, please specify: Not implemented	<i>We have not implemented a calculation methodology at this time.</i>
Biodiversity	<i>Select:</i> <input checked="" type="checkbox"/> Other, please specify: Not implemented	<i>We have not implemented a calculation methodology at this time.</i>

[Fixed row]

C7. Environmental Performance - Climate Change

(7.1) Is this the first year your organization is reporting emissions data to CDP?

Select:

☒ No

(7.1.1) Did your organization experience any structural changes during the reporting year, or are any past structural changes included in this emissions disclosure?

	Did your organization experience any structural changes?	Name(s) of organizations acquired, sold, or merged"	Details of structural changes, including completion date(s)"
	Select all that apply <input checked="" type="checkbox"/> Yes, Acquisition	Oriental Resort Associates Co., Ltd.	Oriental Resort Associates Co., Ltd. joined our group on July 23, 2024, and became a consolidated subsidiary.

[Fixed row]

(7.1.2) Were there any changes in your organization's emissions calculation methodologies, boundaries, and/or definition of the reporting year during the reporting year?

	Were there any changes to your calculation methodologies, boundaries, or definition of the reporting year?"	Details of changes in calculation methodology, boundary, and/or reporting year definitions
	<i>Select all that apply</i> <input checked="" type="checkbox"/> Yes, change in boundary.	<i>In the calculation of Scope 3 emissions, the boundary had previously been limited to the Real Estate Revitalization Business; however, starting from the reporting year, the calculation boundary has been expanded to cover all segments.</i>

[Fixed row]

(7.1.3) As a result of the changes or corrections reported in 7.1.1 and/or 7.1.2, were your base year emissions and historical emissions recalculated?

	Base year recalculation:	Policy for recalculating base year emissions, including materiality threshold	Historical emissions recalculation:
	<i>Select:</i> <input checked="" type="checkbox"/> No, because the impact is below the materiality threshold	<i>We use a 5% threshold for recalculation; no applicable changes occurred.</i>	<i>Select:</i> <input checked="" type="checkbox"/> No

[Fixed row]

(7.2) Please select the standards, protocols, or methodologies used to collect activity data and calculate emissions.

Select all that apply

☒ GHG Protocol: A Corporate Accounting and Reporting Standard (Revised Edition)

(7.3) Describe your organization's approach to reporting Scope 2 emissions.

	Scope 2, location-based:	cope 2, market-based:	Comment
	<i>Select:</i> <input checked="" type="checkbox"/> Reported	<i>Select:</i> <input checked="" type="checkbox"/> Reported	<i>The entire Sun Frontier Group is covered in the response.</i>

[Fixed row]

(7.4) Are there any emission sources (e.g., facilities, specific GHGs, activities, geographic locations) within your selected reporting boundary that are not included in your disclosure of Scope 1, Scope 2, or Scope 3 emissions?

Select:

☒ Yes

(7.4.1) Please provide details of Scope 1, Scope 2, or Scope 3 emission sources that fall within your selected reporting boundary but are not included in your disclosure.

Row 1

(7.4.1.1) Excluded emission sources:

Shared office-type workplace

(7.4.1.2) Scope or Scope 3 categories

Select all that apply

☒ Scope 2, location-based

☒ cope 2, market-based

(7.4.1.4) Relevance to Scope 2 (location-based) of the excluded emission source

Select:

☒ Emissions not assessed

(7.4.1.5) Relevance of market-based Scope 2 emissions for excluded emission sources

Select:

☒ Emissions not assessed

(7.4.1.10) Explanation about why this emission source is excluded

As we are located in a shared office, emissions cannot be calculated on a standalone basis; therefore, they are excluded.

Row 2

(7.4.1.1) Excluded emission source

Companies for which accounting statement data cannot be obtained (Tokyo Yoho Fudosan Co., Ltd., Sun Frontier NY Co., Ltd., Sun Frontier Vietnam Co., Ltd., Sun Frontier Danang Co., Ltd.).

(7.4.1.2) Scope or Scope 3 category

Select all that apply

☒ Scope 3: Purchased goods and services

(7.4.1.6) Relevance of Scope 3 emissions from this source

Select:

☒ Emissions not assessed

(7.4.1.10) Explanation about why this emission source is excluded

Excluded because accounting statement data cannot be obtained.

Row 3

(7.4.1.1) Excluded emission source

General waste

(7.4.1.2) Scope or Scope 3 category

Select all that apply

☒ Scope 3: Waste generated in operations

(7.4.1.6) Relevance of Scope 3 emissions from this source

Select:

☒ Emissions not assessed

(7.4.1.10) Explanation about why this emission source is excluded

Excluded because individual breakdown data cannot be obtained.

[Add row]

(7.5) Please provide your base year and base year emissions.

Scope 1

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO₂e)

3,642

(7.5.3) Methodology details:

Emissions are calculated for the entire Sun Frontier Group based on the GHG Protocol.

Scope 2 (location-based)

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO₂e)

8,288

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 2 (market-based)

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO2e)

7,608

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 1: Purchased goods and services

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO2e)

64,940

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

Scope 3 Category 2: Capital goods

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO2e)

9,617

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 3: Fuel- and energy-related activities (not included in Scope 1 or Scope 2)

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO2e)

1,958

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

Scope 3 Category 4: Upstream transportation and distribution

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO2e)

0.0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

Scope 3 Category 5: Waste generated in operations

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO₂e)

46

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 6: Business travel

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO₂e)

39

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 7: Employee commuting

(7.5.1) Base year end:

03/31/2025

(7.5.2) Base year emissions (metric tons CO₂e)

456

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 8: Upstream leased assets

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO₂e)

0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 9: Downstream transportation and distribution

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO₂e)

0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 10: Processing of sold products

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO2e)

0.0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 11: Use of products sold.

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO2e)

132,357

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 12: End-of-life treatment of products sold.

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO2e)

17

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 13: Downstream leased assets

Scope 3 Category 13: Downstream leased assets

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO₂e)

1,127

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 14: Franchises

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO₂e)

0.0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Category 15: Investments

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO₂e)

0.0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3: Other (Upstream)

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO2e)

0.0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Scope 3 Other (Downstream)

(7.5.1) Base year end:

03/31/2024

(7.5.2) Base year emissions (metric tons CO2e)

0.0

(7.5.3) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

[Fixed row]

(7.6) Please provide your organization's total global Scope 1 emissions (in metric tons CO2e).

	total global Scope 1 emissions (in metric tons CO2e).	End date	Methodology details:
Reporting year	3,642	03/31/2025	EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.
Previous year 1:	3391.9	03/31/2024	EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.
Previous year 2:	3237.9	03/31/2023	EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.
Previous year 3:	4088.5	03/31/2022	EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.
Reporting year 4	1758.4	03/31/2021	EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

[Fixed row]

(7.7) Please provide your organization's total global Scope 2 emissions (in metric tons CO2e)

Reporting year

(7.7.1) Scope 2, location-based total global emissions (metric tons CO2e)

8,288

(7.7.2) Scope 2, market-based total global emissions (metric tons CO2e) (if applicable)

7,608

(7.7.4) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Previous year 1

(7.7.1) Scope 2, location-based total global emissions (metric tons CO2e)

6,753.4

(7.7.2) Scope 2, market-based total global emissions (metric tons CO2e) (if applicable)

7,281.2

(7.7.3) End date

03/31/2024

(7.7.4) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Previous year 2

(7.7.1) Scope 2, location-based total global emissions (metric tons CO2e)

6,635.4

(7.7.2) Scope 2, market-based total global emissions (metric tons CO2e) (if applicable)

7,633.7

(7.7.3) End date

03/31/2023

(7.7.4) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Previous year 3

(7.7.1) Scope 2, location-based total global emissions (metric tons CO2e)

6,240.2

(7.7.2) Scope 2, market-based total global emissions (metric tons CO2e) (if applicable)

6,692.5

(7.7.3) End date

03/31/2022

(7.7.4) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Previous year 4

(7.7.1) Scope 2, location-based total global emissions (metric tons CO2e)

3,627.5

(7.7.2) Scope 2, market-based total global emissions (metric tons CO2e) (if applicable)

3,858

(7.7.3) End date

03/31/2021

(7.7.4) Methodology details:

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

[Fixed row]

(7.8) Please provide your organization's total global Scope 3 emissions and disclose and explain any exclusions.

Purchased goods and services

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

64,940

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL. .

Capital goods

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

9,617

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Fuel- and energy-related activities (not included in Scope 1 or Scope 2)

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

1,958

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

Upstream transportation and distribution

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO₂e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Waste generated in operations

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

46

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

Business travel

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

39

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Employee commuting

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

456

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Upstream leased assets

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO₂e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

Downstream transportation and distribution

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO₂e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Processing of sold products

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO2e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Use of sold products

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO2e)

132,357

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.。

End-of-life treatment of sold products

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

17

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Downstream leased assets

(7.8.1) Assessment status

Select:

☒ Relevant, calculated

(7.8.2) Emissions (tCO₂e)

(7.8.3) Calculation method*Select all that apply*☒ Spend-based method**(7.8.4) % calculated using supplier/value chain data**

0

(7.8.5) Please explain*EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.***Franchises****(7.8.1) Assessment status***Select:*☒ Not relevant, calculated**(7.8.2) Emissions (tCO₂e)**

0

(7.8.3) Calculation method*Select all that apply*☒ Spend-based method**(7.8.4) % calculated using supplier/value chain data**

0

(7.8.5) Please explain*EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.*

Investments

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO₂e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Other (Upstream)

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO₂e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.

Other (Downstream)

(7.8.1) Assessment status

Select:

☒ Not relevant, calculated

(7.8.2) Emissions (tCO₂e)

0

(7.8.3) Calculation method

Select all that apply

☒ Spend-based method

(7.8.4) % calculated using supplier/value chain data

0

(7.8.5) Please explain

EMISSIONS ARE CALCULATED FOR THE ENTIRE SUN FRONTIER GROUP BASED ON THE GHG PROTOCOL.◦

[Fixed row]

(7.8.1) Please disclose or restate your organization's historical Scope 3 emissions data.

Previous year 1

(7.8.1.1) End date

03/31/2024

(7.8.1.2) Scope 3: Purchased goods and services (tCO2e)

74,215.3

(7.8.1.3) Scope 3: Capital goods(tCO2e)

4,740.7

(7.8.1.4) Scope 3: Fuel- and energy-related activities (not included in Scope 1 or Scope 2) (tCO2e)

33.3

(7.8.1.5) Scope 3: Upstream transportation and distribution (tCO2e)

0

(7.8.1.6) Scope 3: Waste generated in operations (tCO2e)

11.1

(7.8.1.7) Scope 3: Business travel (tCO2e)

7.2

(7.8.1.8) Scope 3: Employee commuting (tCO2e)

13

(7.8.1.9) Scope 3: Upstream leased assets (tCO2e)

0

(7.8.1.10) Scope 3: Downstream leased assets (tCO₂e)

0

(7.8.1.11) Scope 3: Processing of sold products: (tCO₂e)

0

(7.8.1.12) Scope 3: Use of products sold: (tCO₂e)

68,647.4

(7.8.1.13) Scope 3: End-of-life treatment of sold product (tCO₂e)

14.6

(7.8.1.14) Scope 3: Downstream leased assets (tCO₂e)

958.1

(7.8.1.15) Scope 3: Franchises (tCO₂e)

0

(7.8.1.16) Scope 3: Investments (tCO₂e)

0

(7.8.1.17) Scope 3: Other (upstream)(tCO₂e)

0

(7.8.1.18) Scope 3: Other (downstream)(tCO₂e)

0

(7.8.1.19) Comment

Calculated for the Real Estate Revitalization Business (Replanning)

Previous year 2

(7.8.1.1) End date

03/31/2023

(7.8.1.2) Scope 3: Purchased goods and services (tCO2e)

56,090.8

(7.8.1.3) Scope 3: Capital goods(tCO2e)

21,890.4

(7.8.1.4) Scope 3: Fuel- and energy-related activities (not included in Scope 1 or Scope 2) (tCO2e)

29.9

(7.8.1.5) Scope 3: Upstream transportation and distribution (tCO2e)

0

(7.8.1.6) Scope 3: Waste generated in operations (tCO2e)

54.5

(7.8.1.7) Scope 3: Business travel (tCO2e)

6.3

(7.8.1.8) Scope 3: Employee commuting (tCO2e)

11.3

(7.8.1.9) Scope 3: Upstream leased assets (tCO2e)

0

(7.8.1.10) Scope 3: Downstream leased assets (tCO2e)

0

(7.8.1.11) Scope 3: Processing of sold products: (tCO2e)

0

(7.8.1.12) Scope 3: Use of products sold: (tCO2e)

74,129

(7.8.1.13) Scope 3: End-of-life treatment of sold product (tCO2e)

21.1

(7.8.1.14) Scope 3: Downstream leased assets (tCO2e)

874.8

(7.8.1.15) Scope 3: Franchises (tCO2e)

0

(7.8.1.16) Scope 3: Investments (tCO2e)

0

(7.8.1.17) Scope 3: Other (upstream)(tCO2e)

0

(7.8.1.18) Scope 3: Other (downstream)(tCO2e)

0

(7.8.1.19) Comment

Calculated for the Real Estate Revitalization Business (Replanning)。

Previous year 3

(7.8.1.1) End date

03/31/2022

(7.8.1.2) Scope 3: Purchased goods and services (tCO2e)

50302

(7.8.1.3) Scope 3: Capital goods(tCO2e)

30,910

(7.8.1.4) Scope 3: Fuel- and energy-related activities (not included in Scope 1 or Scope 2) (tCO2e)

30

(7.8.1.5) Scope 3: Upstream transportation and distribution (tCO2e)

0

(7.8.1.6) Scope 3: Waste generated in operations (tCO2e)

24

(7.8.1.7) Scope 3: Business travel (tCO2e)

7

(7.8.1.8) Scope 3: Employee commuting (tCO2e)

12

(7.8.1.9) Scope 3: Upstream leased assets (tCO2e)

0

(7.8.1.10) Scope 3: Downstream leased assets (tCO2e)

0

(7.8.1.11) Scope 3: Processing of sold products: (tCO2e)

0

(7.8.1.12) Scope 3: Use of products sold: (tCO2e)

113,253

(7.8.1.13) Scope 3: End-of-life treatment of sold product (tCO2e)

28

(7.8.1.14) Scope 3: Downstream leased assets (tCO2e)

514

(7.8.1.15) Scope 3: Franchises (tCO2e)

0

(7.8.1.16) Scope 3: Investments (tCO2e)

0

(7.8.1.17) Scope 3: Other (upstream)(tCO2e)

0

(7.8.1.18) Scope 3: Other (downstream)(tCO2e)

0

(7.8.1.19) Comment

Calculated for the Real Estate Revitalization Business (Replanning)。

Previous year 4

(7.8.1.1) End date

03/31/2021

(7.8.1.2) Scope 3: Purchased goods and services (tCO2e)

70,396

(7.8.1.3) Scope 3: Capital goods(tCO2e)

550

(7.8.1.4) Scope 3: Fuel- and energy-related activities (not included in Scope 1 or Scope 2) (tCO2e)

31

(7.8.1.5) Scope 3: Upstream transportation and distribution (tCO2e)

0

(7.8.1.6) Scope 3: Waste generated in operations (tCO2e)

29

(7.8.1.7) Scope 3: Business travel (tCO2e)

7

(7.8.1.8) Scope 3: Employee commuting (tCO₂e)

12

(7.8.1.9) Scope 3: Upstream leased assets (tCO₂e)

0

(7.8.1.10) Scope 3: Downstream leased assets (tCO₂e)

0

(7.8.1.11) Scope 3: Processing of sold products: (tCO₂e)

0

(7.8.1.12) Scope 3: Use of products sold: (tCO₂e)

43,080

(7.8.1.13) Scope 3: End-of-life treatment of sold product (tCO₂e)

18

(7.8.1.14) Scope 3: Downstream leased assets (tCO₂e)

479

(7.8.1.15) Scope 3: Franchises (tCO₂e)

0

(7.8.1.16) Scope 3: Investments (tCO₂e)

0

(7.8.1.17) Scope 3: Other (upstream)(tCO2e)

0

(7.8.1.18) Scope 3: Other (downstream)(tCO2e)

0

(7.8.1.19) Comment

Calculated for the Real Estate Revitalization Business (Replanning)。

[Fixed row]

(7.9) Please indicate the verification/assurance status for the reported emissions.

	Verification/Assurance Status
Scope 1	<i>Select:</i> <input checked="" type="checkbox"/> Undergoing third-party verification/assurance
Scope 2(location-based or market-based)	<i>Select:</i> <input checked="" type="checkbox"/> Undergoing third-party verification/assurance
Scope 3	<i>Select:</i> <input checked="" type="checkbox"/> Undergoing third-party verification/assurance

[Fixed row]

(7.9.1) Please provide details of the verification/assurance conducted for Scope 1 emissions and attach the relevant report(s).**Row 1****(7.9.1.1) Verification/assurance cycle**

Select:

☒ Once every 3 years

(7.9.1.2) Verification/assurance status in the reporting year

Select:

☒ Completed

(7.9.1.3) Type of verification/assurance

Select:

☒ Limited assurance

(7.9.1.4) Attach statement

Assurance Report Sun Frontier Fudosan_250831.pdf

(7.9.1.5) Page/chapter

2

(7.9.1.6) Relevant verification standard

Select:

☒ ISO14064-3

(7.9.1.7) Percentage of reported emissions verified (%)

100

[Add row]

(7.9.2) Please provide details of the verification/assurance conducted for Scope 2 emissions and attach the relevant report.

Row 1

(7.9.2.1) Scope 2 methodology

Select:

☒ Scope 2, location-based approach

(7.9.2.2) Verification/assurance cycle

Select:

☒ Once every 3 years

(7.9.2.3) Verification/assurance status in the reporting year

Select:

☒ Completed

(7.9.2.4) Type of verification/assurance

Select:

☒ Limited assurance

(7.9.2.5) Attach statement

Assurance Report Sun Frontier Fudosan_250831.pdf

(7.9.2.6) Page/chapter

2

(7.9.2.7) Relevant verification standard

Select:

☒ ISO14064-3

(7.9.2.8) Percentage of reported emissions verified (%)

100

Row 2

(7.9.2.1) Scope 2 methodology

Select:

☒ Scope 2, market-based approach

(7.9.2.2) Verification/assurance cycle

Select:

☒ Once every 3 years

(7.9.2.3) Verification/assurance status in the reporting year

Select:

☒ Completed

(7.9.2.4) Type of verification/assurance

Select:

☒ Limited assurance

(7.9.2.5) Attach statement

Assurance Report Sun Frontier Fudosan_250831.pdf

(7.9.2.6) Page/chapter

2

(7.9.2.7) Relevant verification standard

Select:

☒ ISO14064-3

(7.9.2.8) Percentage of reported emissions verified (%)

100

[Add row]

(7.9.3) Please provide details of the verification/assurance conducted for Scope 3 emissions and attach the relevant report.

Row 1

(7.9.3.1) Scope 3 category

Select all that apply

- | | |
|--|---|
| <input checked="" type="checkbox"/> Scope 3: Business travel | <input checked="" type="checkbox"/> Scope 3: 下 Downstream leased assets |
| <input checked="" type="checkbox"/> Scope 3: Capital goods | <input checked="" type="checkbox"/> Scope 3: Waste generated in operations |
| <input checked="" type="checkbox"/> Scope 3: Employee commuting | <input checked="" type="checkbox"/> Scope 3: Purchased goods and services |
| <input checked="" type="checkbox"/> Scope 3: Use of products sold | <input checked="" type="checkbox"/> Scope 3: Fuel- and energy-related activities (not included in Scope 1 or Scope 2) |
| <input checked="" type="checkbox"/> Scope 3: End-of-life treatment of sold product | |

(7.9.3.2) Verification/assurance cycle

Select:

- ☒ Once every 3 years

(7.9.3.3) Verification/assurance status in the reporting year

Select:

- ☒ Completed

(7.9.3.4) Type of verification/assurance

Select:

- ☒ Limited assurance

(7.9.3.5) Attach statement

Assurance Report Sun Frontier Fudosan_250831.pdf

(7.9.3.6) Page/chapter

(7.9.3.7) Relevant verification standard

Select:

☒ ISO14064-3

(7.9.3.8) Percentage of reported emissions verified (%)

100

[Add row]

(7.10) How did your total reported emissions (Scope 1 + Scope 2) change compared to the previous year?

Select:

☒ Increase

(7.10.1) Please identify the reason(s) for changes in total global emissions (Scope 1 + 2) and quantify the change for each.

Change in renewable energy consumption:

(7.10.1.1) Emissions change (tCO₂e)

45

(7.10.1.2) Direction of change

Select:

☒ Increase

(7.10.1.3) Percentage change

0.005

(7.10.1.4) Please explain

Correction of the renewable energy consumption ratio at certain sites

Other emission reduction activities

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not relevant

Divestments

(7.10.1.1) Emissions change (tCO₂e)

70

(7.10.1.2) Direction of change

Select:

☒ Increase

(7.10.1.3) Percentage change

0.007

(7.10.1.4) Please explain

Closure of a site

Acquisitions

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

Merger

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

Change in production output

(7.10.1.1) Emissions change (tCO₂e)

454

(7.10.1.2) Direction of change

Select:

☒ Increase

(7.10.1.3) Percentage change

0.043

(7.10.1.4) Please explain

Fluctuations not attributable to site openings/closures or renewable energy

Methodology change

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

Boundary change

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

Change in physical operating conditions

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

Not specified

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

Others

(7.10.1.1) Emissions change (tCO₂e)

0

(7.10.1.2) Direction of change

Select:

☒ No change

(7.10.1.3) Percentage change

0

(7.10.1.4) Please explain

Not applicable

[Fixed row]

(7.10.2) Are the emissions values reported in 7.10 and 7.10.1 based on location-based or market-based Scope 2 emissions?

Select:

☒ Market-based

(7.12) Does your organization have emissions of biogenic CO₂?

Select:

☒ No

(7.15) Does your organization produce a breakdown of Scope 1 emissions by type of greenhouse gas?

Select:

☒ Yes

(7.15.1) Please report your total global Scope 1 emissions by GHG type and indicate the source of global warming potentials (GWPs) used

Row 1

(7.15.1.1) GHG

Select:

☒ CO₂

(7.15.1.2) Scope 1 emissions (metric tons CO₂e)

3,645.7

(7.15.1.3) Reference for GWP

Select:

☒ IPCC Fourth Assessment Report (AR4 – 100-year values)

[Add row]

(7.16) Provide a breakdown of Scope 1 and 2 emissions by country/region.

	Scope 1 emissions (metric tons CO ₂ e)	Scope 2 emissions, location-based (metric tons CO ₂ e)	Scope 2 emissions, market-based (metric tons CO ₂ e)
Japan	3,642	8,275	7,595
Taiwan (China)	0	3	3
United States of America	0	0	0
Vietnam	0	10	10

[Fixed row]

(7.17) Indicate which breakdowns of global Scope 1 emissions your organization can provide.

Select all that apply

☒ by business division

(7.17.1) Provide a breakdown of global Scope 1 emissions by business division.

Row 1

(7.17.1.1) Business division:

Sky Hear Hotelt Ltd.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

210

Row 2

(7.17.1.1) Business division:

Sun Frontier Fudosan Co.,Ltd. 社

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

67

Row 3

(7.17.1.1) Business division:

Sun Frontier Fudosan Taiwan Co., Ltd.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

0

Row 5

(7.17.1.1) Business division:

SF Communication Ltd.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

0

Row 6

(7.17.1.1) Business division:

SF Engineering Ltd.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

10

Row 7

(7.17.1.1) Business division:

SF Building Maintenance Inc.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

35

Row 9

(7.17.1.1) Business division:

Sun Frontier Hotel Management Inc.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

1,961

Row 11

(7.17.1.1) Business division:

SUN FRONTIER VIETNAM CO., LTD

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

0

Row 12

(7.17.1.1) Business division:

Sun Frontier Sado Ltd.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

1,358

Row 13

(7.17.1.1) Business division:

Sun Frontier Space Management Inc.

(7.17.1.2) Scope 1 emissions (metric tons CO₂e)

0
[Add row]

(7.20) 又 Indicate which breakdowns of global Scope 2 emissions your organization can provide..o

Select all that apply
☒ Business division:

(7.20.1) Provide a breakdown of global Scope 2 emissions by business division

Row 1

(7.20.1.1) Business division:

SF Space Management Ltd.

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

1,037

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

1,037

Row 3

(7.20.1.1) Business division:

Sun Frontier Hotel Management Co., Ltd.

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

5,338

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

4,543

Row 4

(7.20.1.1) Business division:

Sun Frontier Fudosan Co., Ltd.

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

267

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

175

Row 5

(7.20.1.1) Business division:

Sun Frontier Fudosan Taiwan Co., Ltd.

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

3

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

3

Row 6

(7.20.1.1) Business division:

Sky Heart Hotel Inc

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

668

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

934

Row 7

(7.20.1.1) Business division:

SF Engineering Ltd.

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

13

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

14

Row 8

(7.20.1.1) Business division:

SF Building Maintenance Inc.

(7.20.1.2) Scope 2, location-based (metric tons CO₂e)

19

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

Row 9**(7.20.1.1) Business division:***SF Communication Inc***(7.20.1.2) Scope 2, location-based (metric tons CO₂e)**

9

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

9

Row 10**(7.20.1.1) Business division:***Sun Frontier Sado Inc.***(7.20.1.2) Scope 2, location-based (metric tons CO₂e)**

924

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)

866

Row 11**(7.20.1.1) Business division:***SUN FRONTIER VIETNAM CO., LTD***(7.20.1.2) Scope 2, location-based (metric tons CO₂e)**

(7.20.1.3) Scope 2, market-based (metric tons CO₂e)*[Add row]*

(7.22) Please provide a breakdown of total Scope 1 and Scope 2 emissions between your consolidated accounting group and any other entities included in your response.

Consolidated Accounting Group**(7.22.1) Scope 1 emissions (metric tons CO₂e)**

3,642

(7.22.2) Scope 2 emissions, location-based (metric tons CO₂e)

8,288

(7.22.3) Scope 2 emissions, market-based (metric tons CO₂e)

7,608

(7.22.4) Please explain

The calculation covers the entire Sun Frontier Group.

All other entities**(7.22.1) Scope 1 emissions (metric tons CO₂e)**

0

(7.22.2) Scope 2 emissions, location-based (metric tons CO₂e)

0

(7.22.3) Scope 2 emissions, market-based (metric tons CO₂e)

0

(7.22.4) Please explain

All relevant entities are included within the consolidated accounting group.

[Fixed row]

(7.23) Can you provide a breakdown of emissions data for subsidiaries included in your CDP response?

Select:

☒ Yes

(7.23.1) Please provide a breakdown of total Scope 1 and Scope 2 emissions by subsidiary.

Row 1

(7.23.1.1) Subsidiary name

Sun Frontier Sado Inc

(7.23.1.2) Main business activities

Select:

☒ Hotel and accommodation facilities

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

1,358

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

924

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

866

(7.23.1.15) Comment

The calculation includes Hotel Oosado Co., Ltd. The company operates hotels and provides transportation infrastructure services such as taxi, bus, and rental car operations.

Row 2

(7.23.1.1) Subsidiary name

SUN FRONTIER VIETNAM CO., LTD

(7.23.1.2) Main business activities

Select:

☒ Real Estate Service

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

0

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

10

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

10

(7.23.1.15) Comment

We are engaged in condominium development projects and other businesses in Da Nang, Vietnam.

Row 3

(7.23.1.1) Subsidiary name

SF Communication Inc.

(7.23.1.2) Main business activities

Select:

☒ Telecommunication services

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

0

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

9

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

9

(7.23.1.15) Comment

We are engaged in telecommunications infrastructure construction and related services.

Row 4

(7.23.1.1) Subsidiary name

Sun Frontier Hotel Management Inc.

(7.23.1.2) Main business activities

Select:

☒ Hotel and accommodation facilities.

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

1,961

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

5,338

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

4,543

(7.23.1.15) Comment

In addition to our proprietary brands such as “HIYORI,” “Hiyori Hotels,” and “Tabino Hotels,” we also operate hotels that have joined the Group through M&A. Likewise, we include the operations of Japan Urban Hotel Development Co., Ltd., which also manages hotels, in our calculations. In the reporting year (fiscal year ended March 2025), the number of hotels under operation increased by one through M&A.

Row 5

(7.23.1.1) Subsidiary name

SF Building Maintenance Inc.

(7.23.1.2) Main business activities

Select:

☒ Real Estate Service

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

35

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

19

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

19

(7.23.1.15) Comment

We are engaged in the building maintenance business.

Row 6

(7.23.1.1) Subsidiary name

Sky Heart Hotel Inc.

(7.23.1.2) Main business activities

Select:

☒ Hotel and accommodation facilities

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

210

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

668

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

934

(7.23.1.15) Comment

We operate hotels under the "Sky Heart" brand.

Row 7

(7.23.1.1) Subsidiary name

Sun Frontier Fudosan Taiwan Co., Ltd.

(7.23.1.2) Main business activities

Select:

☒ Real Estate Service

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

0

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

3

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

3

(7.23.1.15) Comment

We are engaged in a real estate consulting business in Taiwan.

Row 8

(7.23.1.1) Subsidiary name

SF Building Support Inc.

(7.23.1.2) Main business activities

Select:

☒ Real Estate Service

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

0

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

0

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

0

(7.23.1.15) Comment

We are engaged in the rent guarantee business for delinquent payments. From the fiscal year ended March 2024, the data has been consolidated into Sun Frontier Fudosan for calculation purposes.

Row 9

(7.23.1.1) Subsidiary name

SF Engineering Inc.

(7.23.1.2) Main business activities

Select:

☒ Real Estate Service

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

10

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

13

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

14

(7.23.1.15) Comment

We are engaged in the interior construction business for office buildings and condominiums.

Row 10

(7.23.1.1) Subsidiary name

Sun Frontier Space Management Inc.

(7.23.1.2) Main business activities

Select:

☒ Real Estate Service

(7.23.1.3) Select any unique ID your organization can provide for this subsidiary

Select all that apply

☒ There is no specific ID

(7.23.1.12) Scope 1 emissions (metric tons CO₂e)

0

(7.23.1.13) Scope 2 emissions, location-based (metric tons CO₂e)

1037

(7.23.1.14) Scope 2 emissions, market-based (metric tons CO₂e)

1,037

(7.23.1.15) Comment

We are engaged in the conference room rental business. In the fiscal year ended March 2024, the total floor area of rental conference rooms increased by 3,200 tsubo.

[Add row]

(7.29) What percentage of your organization's operating expenditure in the reporting year was related to energy use?

Select:

☒ More than 0% but less than or equal to 5%

(7.30) Select which energy-related activities your organization has undertaken.

	This indicates whether your organization engaged in the following energy-related activities in the reporting year.
Consumption of fuel (excluding feedstocks)	Select: <input checked="" type="checkbox"/> No
Consumption of purchased or acquired electricity.	Select: <input checked="" type="checkbox"/> Yes
Consumption of purchased or acquired heat	Select: <input checked="" type="checkbox"/> No
Consumption of purchased or acquired steam	Select: <input checked="" type="checkbox"/> No
Consumption of purchased or acquired cooling	Select: <input checked="" type="checkbox"/> No
Generation of electricity, heat, steam, or cooling	Select: <input checked="" type="checkbox"/> No

[Fixed row]

(7.30.1) Please report your organization’s total energy consumption (excluding feedstocks) in MWh.

Consumption of purchased or electricity acquired

(7.30.1.1) Calorific value

Select:

☒ Calorific value not available

(7.30.1.2) Energy from renewable sources (unit: MWh)

1084

(7.30.1.3) Energy from non-renewable sources (unit: MWh)

18,225.5

(7.30.1.4) Total energy (renewable and non-renewable) (MWh):

19,309.50

[Fixed row]

(7.30.14) Please provide details on the amount of electricity, heat, steam, or cooling calculated with zero or near-zero emission factors in the market-based Scope 2 figures reported in 7.7.

Row 1

(7.30.14.1) Country/Region

Select:

☒ Japan

(7.30.14.2) Procurement method

Select:

☒ Power Supply Project-Specific Agreement

(7.30.14.3) Energy carrier

Select:

☒ Electricity

(7.30.14.4) Type of low-carbon technology

Select:

☒ Solar

(7.30.14.5) Low-carbon energy (MWh) consumed through the selected procurement method in the reporting year

1,084

(7.30.14.6) Tracking method

Select:

☒ No tracking method used

(7.30.14.7) Country/Region of origin (generation) or energy attribute of the low-carbon energy source

Select:

☒ Japan

(7.30.14.8) Can you report the year of commissioning or repowering of the power generation facility?

Select:

☒ No

[Add row]

(7.30.16) Provide a country/region-level breakdown of electricity/heat/steam/cooling consumption in the reporting year.

Japan

(7.30.16.1) Consumption of purchased electricity (MWh)

19,288.9

(7.30.16.2) Consumption of self-generated electricity (MWh)

0

(7.30.16.4) Consumption of purchased heat, steam, or cooling (MWh)

0

(7.30.16.5) Consumption of self-generated heat, steam, or cooling (MWh)

0

(7.30.16.6) Total electricity/steam/cooling energy consumption (MWh):

19,288.90

Taiwan (China)

(7.30.16.1) Consumption of purchased electricity (MWh)

5.7

(7.30.16.2) Consumption of self-generated electricity (MWh)

0

(7.30.16.4) Consumption of purchased heat, steam, or cooling (MWh)

0

(7.30.16.5) Consumption of self-generated heat, steam, or cooling (MWh)

0

(7.30.16.6) Total electricity/steam/cooling energy consumption (MWh):

5.70

The United States

(7.30.16.1) Consumption of purchased electricity (MWh)

0

(7.30.16.2) Consumption of self-generated electricity (MWh)

0

(7.30.16.4) Consumption of purchased heat, steam, or cooling (MWh)

0

(7.30.16.5) Consumption of self-generated heat, steam, or cooling (MWh)

0

(7.30.16.6) Total electricity/steam/cooling energy consumption (MWh):

0.00

Vietnam

(7.30.16.1) Consumption of purchased electricity (MWh)

15

(7.30.16.2) Consumption of self-generated electricity (MWh)

0

(7.30.16.4) Consumption of purchased heat, steam, or cooling (MWh)

0

(7.30.16.5) Consumption of self-generated heat, steam, or cooling (MWh)

0

(7.30.16.6) Total electricity/steam/cooling energy consumption (MWh):

15.00

[Fixed row]

(7.45) Please provide details of your organization's total global Scope 1 and 2 emissions in the reporting year in terms of metric tons CO₂e per unit of total revenue and include any additional intensity metrics relevant to your organization's business Row 1

(7.45.1) Intensity figure

1.09e-7

(7.45.2) Numerator (total global Scope 1 and 2 emissions, metric tons CO₂e)

11,251

(7.45.3) Denominator

Select:

☒ Total revenue

(7.45.4) Total value of denominator

103,174,000,000

(7.45.5) Scope 2 figure used

Select:

☒ Market-based

(7.45.6) Percentage change from the previous year

18.4

(7.45.7) Direction of change

Select:

☒ Decrease

(7.45.8) Reason for change

Select all that apply

☒ Change in revenue

(7.45.9) Please explain

Although total greenhouse gas emissions increased by 5.4% year on year, sales rose by 29.2% over the same period, resulting in a significant decrease in emissions intensity.

[Add row]

(7.52) Provide any additional climate-related metrics relevant to your organization's business

Row 1

(7.52.1) Metric detail

Select:

☒ Energy consume

(7.52.2) Metric value

19,517,791

(7.52.3) Numerator

Electricity consumption is aggregated and monitored across the entire Sun Frontier Group.

(7.52.4) Denominator (for intensity metrics only)

Per revenue 0.000187155

(7.52.5) Percentage change from previous year

(7.52.6) Direction of change

Select:

☒ Decrease

(7.52.7) Please explain

Although electricity consumption increased by 22.7% year on year, mainly due to the rise in the number of hotel rooms in operation and occupancy rates, sales rose by 29.2% over the same period, resulting in a 4% reduction in electricity consumption intensity.

[Add row]

(7.53) Did you have an active emissions reduction target in the reporting year?

Select all that apply

☒ Absolute Target

(7.53.1) Please provide details of the absolute emissions reduction target and the progress made toward achieving that target.

Row 1

(7.53.1.1) Target reference number

Select:

☒ Abs 1

(7.53.1.2) Is this a science-based target?

Select:

☒ Yes, this is recognized as a science-based target, but we are not committed to applying for validation of this target by the SBTi within the next two years.

(7.53.1.4) Ambition level of the target

Select:

☒ Aligned with a 2°C pathway

(7.53.1.5) Target setting date

04/15/2024

(7.53.1.6) Coverage of the target

Select:

☒ Entire organization

(7.53.1.7) Greenhouse gases covered by the target

Select all that apply

☒ Carbon dioxide (CO₂)

(7.53.1.8) Scope

Select all that apply

☒ Scope 1

☒ Scope 2

(7.53.1.9) Scope 2 accounting method

Select:

☒ Market-based

(7.53.1.11) Base year end date

03/31/2022

(7.53.1.12) Base year Scope 1 emissions covered by target (metric tons CO₂e)

3,237.9

(7.53.1.13) Base year Scope 2 emissions covered by target (metric tons CO₂e)

7,633.7

(7.53.1.31) Base year total Scope 3 emissions covered by target (metric tons CO₂e)

0.000

(7.53.1.32) Base year total emissions across all selected scopes covered by target (metric tons CO₂e)

10,871.600

(7.53.1.33) Proportion of base year Scope 1 emissions covered by target (%)

100

(7.53.1.34) Proportion of base year Scope 2 emissions covered by target (%)

100

(7.53.1.53) Proportion of base year total emissions across all selected scopes covered by target (%)

100

(7.53.1.54) Target end date

03/31/2051

(7.53.1.55) Target reduction percentage from base year (%)

0

(7.53.1.56) Target total emissions across all selected scopes at target end date (metric tons CO₂e)

10,871.600

(7.53.1.57) Scope 1 emissions in reporting year covered by target (metric tons CO₂e)

0

(7.53.1.58) Scope 2 emissions in reporting year covered by target (metric tons CO₂e)

0

(7.53.1.77) Total emissions across all selected scopes in reporting year covered by target (metric tons CO₂e)

0.000

(7.53.1.78) Land-related emissions covered by target

Select:

☒ No, land-related emissions are not covered (e.g., non-FLAG SBT)

(7.53.1.80) Target status in the reporting year

Select:

☒ New

(7.53.1.82) Please explain the coverage of the target and any exclusions

The entire Sun Frontier Group is covered.

(7.53.1.83) Purpose of the target

The Group is further promoting various specific measures toward the realization of a decarbonized society, and the setting of greenhouse gas reduction targets is part of this effort.

(7.53.1.84) Plan to achieve the target and progress made by the end of the reporting year

We aim to achieve carbon neutrality by 2050.

(7.53.1.85) Target set using sectoral decarbonization approach

Select:

☒ No

[Add row]

(7.54) Were there any other climate-related targets valid in the reporting year?

Select all that apply

☒ No other climate-related targets

(7.55) Were there any emissions reduction initiatives valid in the reporting year, including those in planning or implementation stages?

Select:

☒ Yes

(7.55.1) Please indicate the total number of initiatives by stage, and provide estimated emissions reductions (metric tons CO₂e) for those in implementation

	Number of Initiatives	Estimated Annual CO ₂ e Reduction (metric tons (*Only rows marked with an asterisk))
Under investigation	0	Data entry pending
Planned	0	0
To be implemented	0	0
Being implemented	1	405
Not implemented	0	Data entry pending

[Fixed row]

(7.55.2) Please provide details of initiatives implemented during the reporting year.

Row 1

(7.55.2.1) Initiative category and type:

Transportation

☒ Other, please specify: Carbon neutrality has been achieved in real estate renovation projects by offsetting CO₂ emissions using biomass-derived J-Credits.

(7.55.2.2) Estimated annual CO₂e emissions reductions (metric tons CO₂e)

(7.55.2.3) Scope(s) or Scope 3 category where emissions reductions are occurring*Select all that apply*☒ Scope 3 Category 1: Purchased goods and service**(7.55.2.4) Voluntary/Mandatory***Select:*☒ Voluntary**(7.55.2.5) Annual monetary savings (currency as specified in 1.2)**

0

(7.55.2.6) Investment required (currency as specified in 1.2)

688,500

(7.55.2.7) Payback period*Select:*☒ Less than 1 year**(7.55.2.8) Estimated lifetime of the initiative***Select:*☒ Less than 1 year**(7.55.2.9) Comment***For construction works in real estate revitalization, we cancel J-Credits derived from purchased renewable energy equivalent to the amount of CO₂ emissions generated.**[Add row]***(7.55.3) What methods do you use to drive investment in emissions reduction activities?**

Row 1

(7.55.3.1) Method

Select:

☒ Employee engagement

(7.55.3.2) Comment

Sustainability committee members selected from each department lead discussions and proposals at the Sustainability Committee, which are then promoted within each business division.

[Add row]

(7.72) Does your organization assess the life cycle emissions of new construction or major renovation projects?

(7.72.1) Life cycle emissions assessment

Select:

☒ Yes, both qualitative and quantitative assessments

(7.72.2) Comment

For real estate revitalization projects, we calculate the greenhouse gas emissions generated from construction work for each property and offset them with credits derived from renewable energy. The applicable properties in our real estate revitalization business are small- to medium-sized existing office buildings; however, we plan to expand our operations to include new construction and large-scale projects in the future. At that time, we also plan to advance life cycle emissions assessments in the same way as in our real estate revitalization business.

[Fixed row]

(7.72.1) Please provide details of how you assess life cycle emissions of new construction projects or major renovation projects.

(7.72.1.1) Projects assessed

Select:

- ☒ Case by case

(7.72.1.2) Earliest project stage most commonly included in assessme

Select:

- ☒ Pre-design stage

(7.72.1.3)) Most commonly covered life cycle stage

Select:

- ☒ Other, please specify: Assuming 50 years of building operation

(7.72.1.4) Methodology/standard/tool applied

Select all that apply

- ☒ GHG Protocol – Product Life Cycle Accounting and Reporting Standard
- ☒ Other (please specify): Architectural Institute of Japan “LCA Tool for Buildings Ver. 5.0 – An Evaluation Tool for Global Warming, Resource Consumption, and Waste Management –

(7.72.1.5) Comment

In order to measure the environmental contribution of our real estate revitalization business, we use the Architectural Institute of Japan’s LCA Tool1, assuming 50 years of building operation, to estimate resource input, waste generation, LCCO₂ reduction effects, and other indicators.

**1 LCA Tool for Buildings Ver. 5.0 – An assessment tool for climate change, resource consumption, and waste management*

**2 Life Cycle CO₂: Evaluation of CO₂ emissions from all stages including product manufacturing, transportation, sales, use, disposal, and recycling*
[Fixed row]

(7.72.2) Can you disclose embodied carbon emissions data for any of your new construction or major renovation projects completed in the last 3 years?

	Disclosure Capability	Comment
	Select: <input checked="" type="checkbox"/> No	<i>At this stage, we are unable to disclose embodied carbon data for new construction or major renovations, but we are considering data collection and calculation for future disclosure.</i>

[Fixed row]

(7.74) Does your organization classify its products or services as low-carbon products?

Select:

☒ No

(7.76) Does your organization manage any net-zero carbon buildings?

Select:

☒ No, but we plan to do so in the future.

(7.77) In the past three years, has your organization completed any new construction or major renovation projects that were designed as net-zero carbon?

Select:

☒ No, but we plan to in the future

(7.78) Please explain your organization's plans to manage, develop, or construct net-zero carbon buildings, or reasons for not doing so.

At present, we do not have plans to manage, develop, or construct net-zero carbon buildings. However, as our business develops, we aim to reduce GHG emissions and eventually supply, manage, and operate net-zero carbon buildings.

(7.79) Did your organization cancel (retire) any project-based carbon credits during the reporting year?

Select:

☒ Yes

(7.79.1) Please provide details on the project-based carbon credits your organization canceled during the reporting year.

Row 1

(7.79.1.1) Project type

Select:

☒ Biomass energy

(7.79.1.2) Type of mitigation activity

Select:

☒ Carbon removal

(7.79.1.3) Project description

J-Credits derived from renewable energy generated by switching the heat source for boilers at paper mills from conventional oil fuel to biomass fuel, such as wood chips from roadside tree pruning and construction waste.

(7.79.1.4) Credits canceled in the reporting year (metric tons CO₂e)

405

(7.79.1.5) Purpose of cancellation

Select:

☒ Voluntary offset

(7.79.1.6) Can you report the vintage year of the canceled credits?

Select:

☒ Yes

(7.79.1.7) Vintage year of canceled credits:

2021

(7.79.1.8) Were these credits issued to or purchased by your organization?

Select:

☒ Purchased

(7.79.1.9) Carbon credit program that issued the credits

Select:

☒ J-Credit Scheme (Offset)

(7.79.1.10) Methodology used by the program to evaluate additionality

Select all that apply

☒ Standard methodology

(7.79.1.11) Reversal risk approach required by the program

Select all that apply

☒ Time-bound credits

(7.79.1.12) Leakage sources the program requires to be assessed:

Select all that apply

☒ Not assessed

(7.79.1.13) Other issues the program requires the project to address

Not assessed

(7.79.1.14) Please explain

Carbon neutrality has been achieved in real estate renovation projects by offsetting CO₂ emissions using biomass-derived J-Credits.

C11. Environmental Performance – Biodiversity

(11.2) What actions did your organization take during the reporting year to progress biodiversity-related commitments?

	Actions taken during the reporting year to progress biodiversity-related commitments:
	<i>Select:</i> <input checked="" type="checkbox"/> No, we have not taken any actions to progress biodiversity-related commitments during the reporting year, but we plan to do so within the next two years.

[Fixed row]

(11.3) Does your organization use biodiversity indicators to monitor overall performance on biodiversity-related activities?

	Does your organization use indicators to monitor biodiversity performance?
	<i>Select:</i> <input checked="" type="checkbox"/> No, we do not currently use indicators, but we plan to do so within the next two years.

[Fixed row]

(11.4) During the reporting year, did your organization have operations in or near areas that are important for biodiversity?

	Please indicate whether you had operations in or near these types of areas important for biodiversity.	Comment
Legally protected areas	Select: <input checked="" type="checkbox"/> No	Comment: Not applicable
UNESCO World Heritage Sites	Select: <input checked="" type="checkbox"/> Yes	Comment: On July 27, 2024, at the 46th session of the World Heritage Committee, "Sado Island Gold Mines" was inscribed as a UNESCO World Cultural Heritage site. Our group is engaged in regional revitalization in Sado City, Niigata Prefecture, centered on hotel and tourism businesses.
UNESCO Man and the Biosphere (MAB) Reserves	Select: <input checked="" type="checkbox"/> No	Not applicable
Ramsar Convention wetlands	Select: <input checked="" type="checkbox"/> No	Not applicable
Key biodiversity areas	Select: <input checked="" type="checkbox"/> No	Not applicable
Other areas important for biodiversity	Select: <input checked="" type="checkbox"/> No	Not applicable

[Fixed row]

(11.4.1) Provide details of your organization's operations in or near areas important for biodiversity during the reporting year.

Row 1

(11.4.1.2) Type(s) of biodiversity-important area

Select all that apply

☒ UNESCO World Heritage Site

(11.4.1.4) Country/Region

Select:

☒ Japan

(11.4.1.5) Name of area important for biodiversity

On July 27, 2024, at the 46th session of the World Heritage Committee, "Sado Island Gold Mines" was inscribed as a UNESCO World Cultural Heritage site. Our group is engaged in regional revitalization in Sado City, Niigata Prefecture, centered on hotel and tourism businesses. In the Aikawa area, near the "Sado Island Gold Mines," we operate two hotels.

(11.4.1.6) Proximity

Select:

☒ Adjacent (overlaps)

(11.4.1.7) Area of overlap (hectares)

0

(11.4.1.8) Brief explanation of your organization's operations in or near the selected area during the reporting year

We operate two hotels.

(11.4.1.9) Please indicate whether your organization's business activities in the selected region or its vicinity could have a negative impact on biodiversity.

Select:

☒ Not assessed

[Add row]

C13. Additional Information and Final Approval

(13.1) Please indicate whether any environmental information included in your CDP response (excluding that reported in questions 7.9.1/2/3, 8.9.1/2/3/4, and 9.3.2) has been verified or assured by a third party

	Other environmental information contained in the CDP response is subject to third-party verification or assurance.
	Select: <input checked="" type="checkbox"/> Yes

[Fixed row]

(13.1.1) Which data points in your CDP response are verified or assured by a third party, and which standard is used?

Row 1

(13.1.1.1) Environmental issues(s) covered by verification/assurance

Select all that apply
☒ Climate Change

(13.1.1.2) Disclosure module(s) and data verified/assured

Environmental performance – Climate change
☒ Base year emissions

(13.1.1.3) Verification/assurance standard

Climate change-related standards
☒ ISO 14064-3

(13.1.1.4) Details of third-party verification/assurance process

For greenhouse gas (GHG) emissions (Scope 1, 2, and 3) emitted in FY2024, we conducted third-party verification in accordance with the international standard “JIS Q 14064-3:2023 (ISO 14064-3:2019)” and obtained a verification report from the verification body, the Japan Association for Energy and Environment Business (JAEBS).

◇ Coverage: *Sun Frontier Fudosan Co., Ltd. and consolidated subsidiaries*

◇ Verification period: *FY2024 (from April 1, 2024 to March 31, 2025)*

◇ Scope of verification:

– *Scope 1 emissions (energy-related CO₂ emissions)*

– *Scope 2 emissions (location-based and market-based)*

– *Scope 3 emissions (categories 1, 2, 3, 5, 6, 7, 11, 12, 13)*

The specific process included: inquiries regarding calculation methods and internal controls relating to indicators; analytical procedures on collected data; cross-checking with evidence obtained from sampling; recalculations; and on-site visits to two domestic sites selected based on risk analysis (Sun Frontier Fudosan headquarters and Shijo-Kawaramachi Onsen Soraniwa Terrace Kyoto). Through this process, we obtained the assurance report.

(13.1.1.5) Attach evidence/report of verification/assurance (optional) *Assurance Report_Sun Frontier Fudosan_250831.pdf*

[Add row]

(13.2) Use this field to provide additional contextual information that your organization considers relevant to your response. Please note this field is optional and not scored.

3.2.1) Additional information

There is no additional information. However, please refer to our Group’s sustainability activities on our Sustainability website (<https://www.sunfrt.co.jp/sustainability/>) or in the attached Sustainability Report 2024. Please also note that we plan to issue our “Integrated Report 2025” at the end of September 2025.

(13.2.2) Attach document (optional)

sustainability_report_2024_ja.pdf

[Fixed row]

(13.3) Provide the following information about the individual who has final approval of your CDP response.

(13.3.1) Position

President & CEO

(13.3.2) Job title

Select:
☒ Chief Executive Officer (CEO)
[Fixed row]