

February 9, 2026

Tokyo Century Sells U.S. Data Center Development Project “NOVA Business Park”

Completing the first jointly invested data center project with Mitsubishi Estate;

Expanding investments to develop digital infrastructure

Tokyo Century Corporation (“Tokyo Century”) announces that, in December 2025, it sold two data center buildings (“the Project”) within NOVA Business Park—a data center campus located in Loudoun County, Northern Virginia, U.S.—to a third-party investor. The Project was developed jointly with Mitsubishi Estate Co., Ltd. (“Mitsubishi Estate”), and the sale followed the completion of construction in September 2025.

**1. Overview of the Project**

The Project is the first U.S. data center development initiative (with a total power capacity of approx. 165 MW) in which Tokyo Century and Mitsubishi Estate jointly invested through a private account formed in 2021 by TA Realty LLC (“TA Realty”), a U.S. subsidiary of Mitsubishi Estate. Leveraging the expertise of TA Realty—with a track record in investment management of 40+ years—and its subsidiary TA Digital Group LLC, which provides comprehensive data center services from development to leasing and operations, the Project attracted a hyperscale tenant. The sale to a third-party investor was subsequently completed, supported by robust investment demand for digital infrastructure and the tenant’s strong credit profile.

2. Future Outlook: Deepening Partnership with Mitsubishi Estate and TA Realty

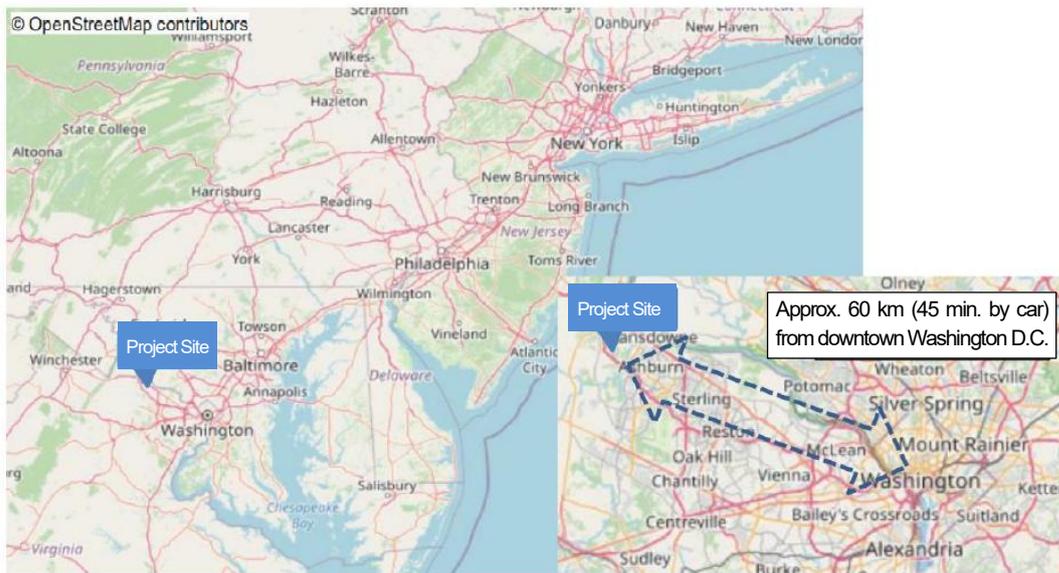
Under its Medium-Term Management Plan 2027, Tokyo Century has positioned social infrastructure as a priority business area. Since entering the data center development business in 2021, the company has committed over USD 495 million (approx. JPY 76.7 billion) and 817 MW across multiple U.S. data center development projects managed by TA Realty, including the Project. Tokyo Century is also expanding its geographic footprint beyond Virginia into major high-demand markets such as Chicago and Atlanta.

With the Project serving as a model case, Tokyo Century will continue to capture rapidly growing global demand for digital infrastructure and, under its strong partnership with Mitsubishi Estate, further expand and promote its data center development business in the U.S. to achieve ongoing improvements in corporate value.

Property Overview

Location	Loudoun County, Virginia
Number of Buildings	2 (Building 1, Building 2)
Total Floor Area	Approx. 69,000 m ²
Power Capacity	Approx. 165 MW
Land Acquisition	March 2021
Completion	September 2025 (Sale: December 2025)

Property Location



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