

Sansei Landic

**Supplementary Materials for
Consolidated Financial Results**

Sansei Landic Co., Ltd.

TSE Standard : 3277

1Q of FY12/25



- Due to an increase in sales of leasehold land, net sales and all levels of profit significantly exceeded the previous year's results
- Although net sales fell short of the plan, profits progressed in line with the plan due to reductions in SG&A expenses
- Purchases of leasehold land increased significantly. Multiple large-scale purchases of old unutilized properties are expected in 2Q
- The interim dividend at the end of 2Q FY12/2025 is planned to be 17 yen per share, representing a 1 yen increase
- The treasury stock acquisition, which began in February 2025, has been completed for 200 million yen

Financial Results

- Although net sales fell short of the plan, profits progressed in line with the plan due to adjustments in the property portfolio and reductions in SG&A expenses (Unit: Million yen)

	23/1Q	24/1Q	25/1Q		
	Results	Results	Plan	Results	Difference
Net sales	6,486	7,206	9,859	8,848	-1,011
Gross profit	2,166	1,685	3,066	3,005	-60
SG&A	1,048	1,115	1,262	1,199	-62
Operating income	1,118	570	1,803	1,806	+2
Ordinary income	1,045	492	1,727	1,727	+0
Net income attributable to owners of parent	683	328	1,170	1,175	+5

Summary of Consolidated Balance Sheet

(Unit: Million yen)

	FY12/24	25/1Q		
	Amount	Amount	Vs. end of previous term	Pct. change
Cash and deposits	5,012	5,788	+775	+15.5%
Property for sale	25,333	22,326	-3,006	-11.9%
Interest-bearing liabilities	18,505	15,747	-2,758	-14.9%
Net assets	12,758	13,641	+882	+6.9%
Total assets	33,107	31,352	-1,754	-5.3%
Shareholders' equity ratio	38.5%	43.5%	+5.0pt	—

■ Property for sale
Due to progress in sales, the balance decreased compared to the end of the previous fiscal year

■ Interest-bearing liabilities
Short-term loans : -1,692 million yen
Long-term loans : -1,065 million yen
Due to progress in sales, interest-bearing debt also decreased

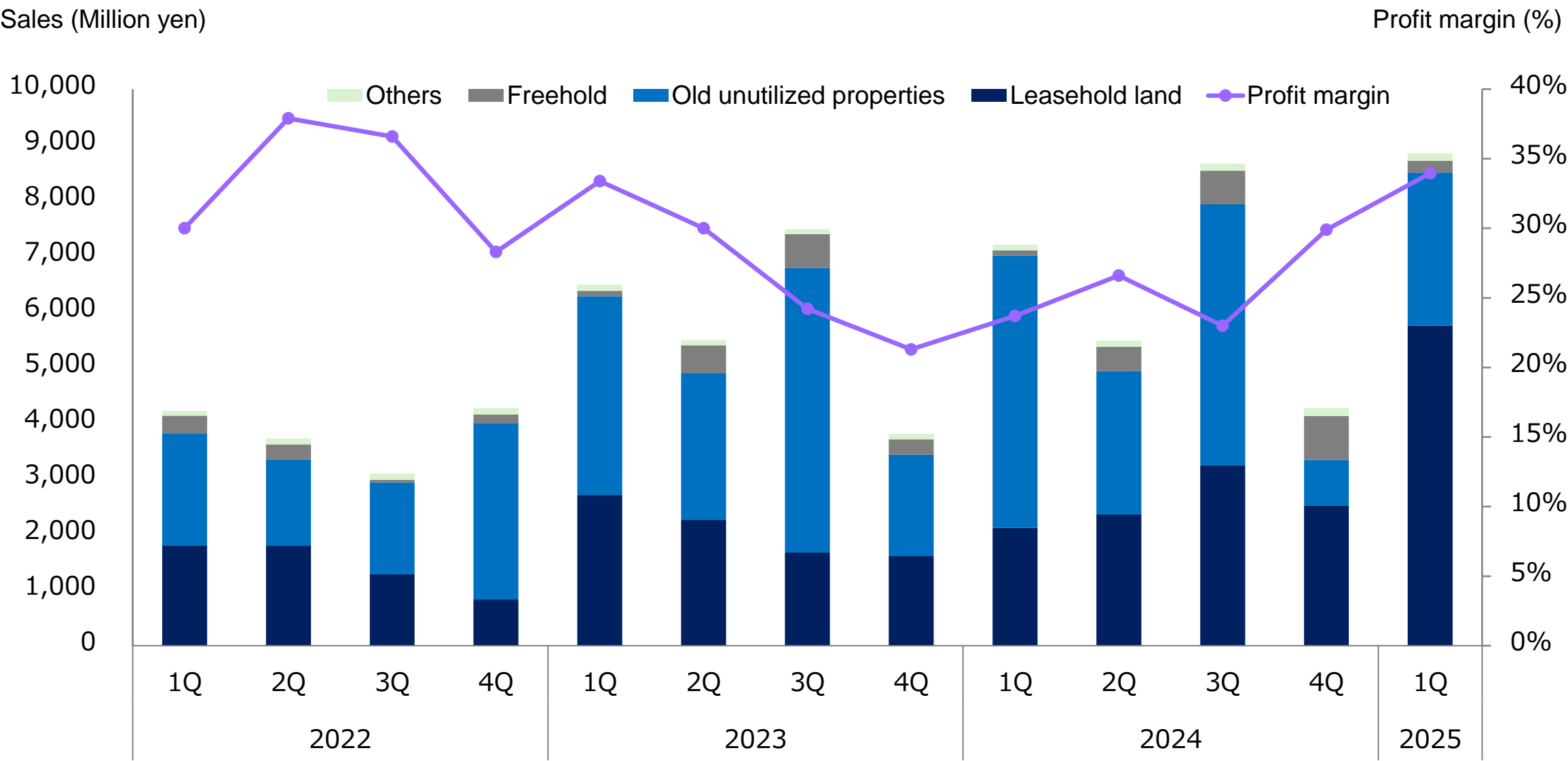
(Unit: Million yen)

	23/1 Q	24/1 Q	25/1 Q		
	Results	Results	Plan	Results	Vs. plan
Real Estate Sales business	6,486	7,206	9,859	8,848	-1,011
Leasehold land	2,707	2,120	6,264	5,751	-513
Old unutilized properties	3,571	4,891	2,845	2,751	-94
Freehold	101	93	616	210	-405
Others	106	101	132	134	+2

- Leasehold land
Net sales and profit significantly exceeded the previous year's results
+171.2% YoY
- Old unutilized properties
Progress was generally in line with the plan

Quarterly Changes in the Real Estate Sales Business

- Due to a higher ratio of leasehold land, the profit margin also increased



(Unit: Million yen)

	22/1 Q	23/1 Q	24/1 Q	25/1 Q	
	Results	Results	Results	Results	YoY
Real Estate Sales Business	2,956	5,063	3,352	2,823	-15.8%
Leasehold land	1,289	3,486	1,005	2,128	+111.6%
Old unutilized properties	1,383	1,455	2,040	539	-73.5%
Freehold	283	121	306	155	-49.3%

■ Purchasing

Annual purchase plan:17.6 billion yen

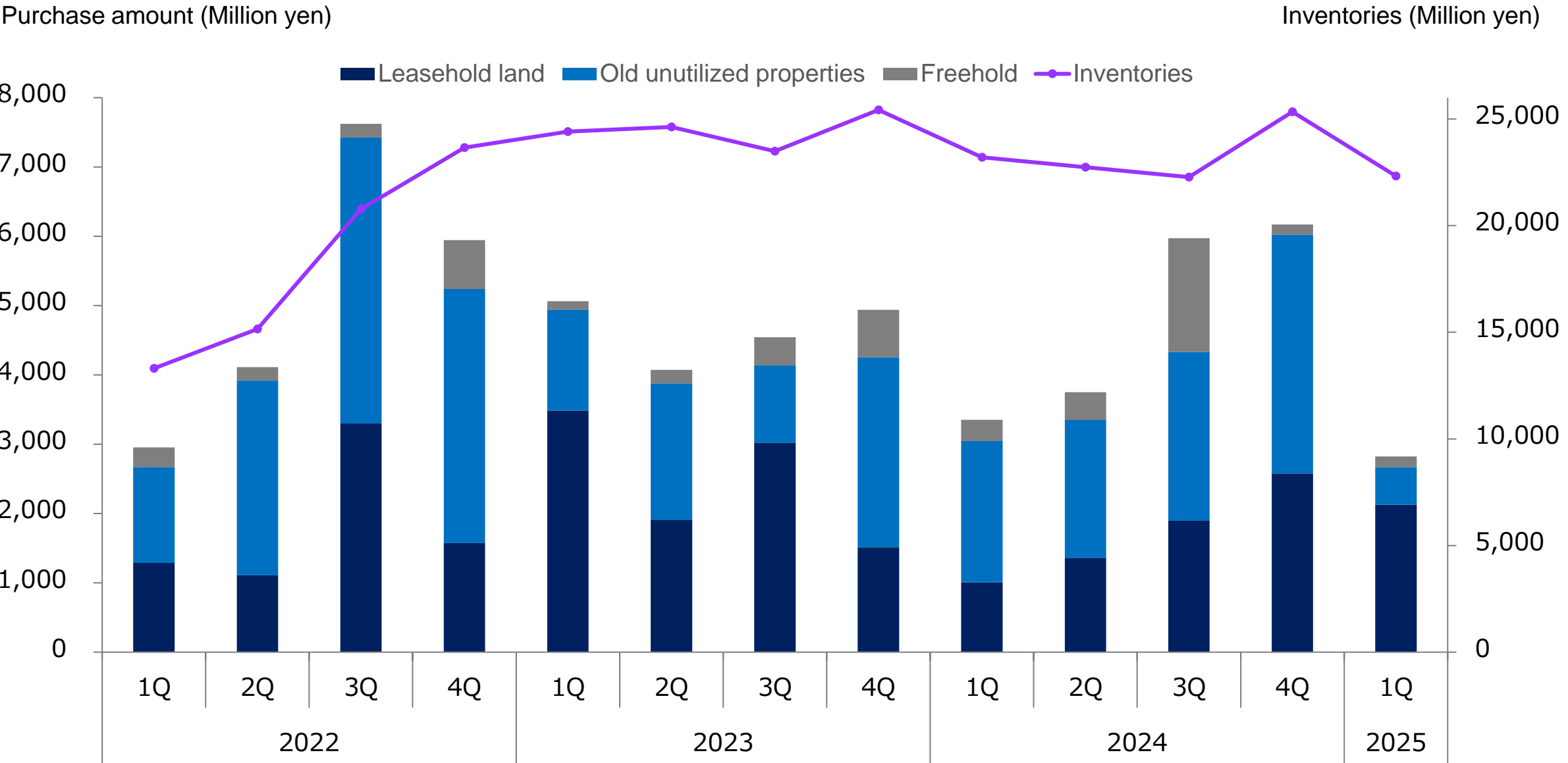
Purchases of leasehold land increased significantly

Purchases of leasehold land have been progressing steadily since the latter half of last year

Multiple large-scale purchases of old unutilized properties are expected in 2Q

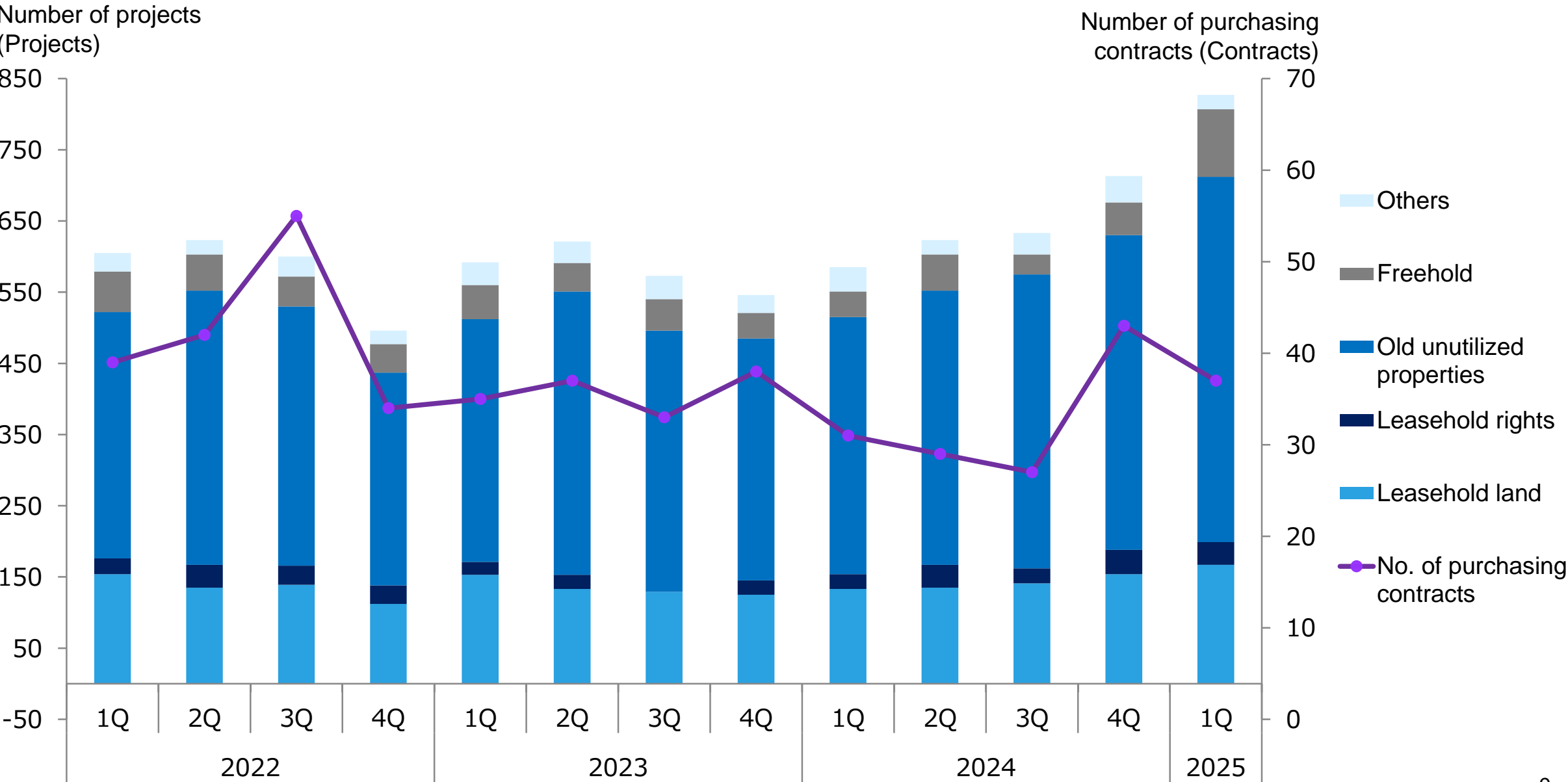
Changes in the Amount of Purchases and Inventories

- Although inventories decreased due to sales progress, they remain at a high level



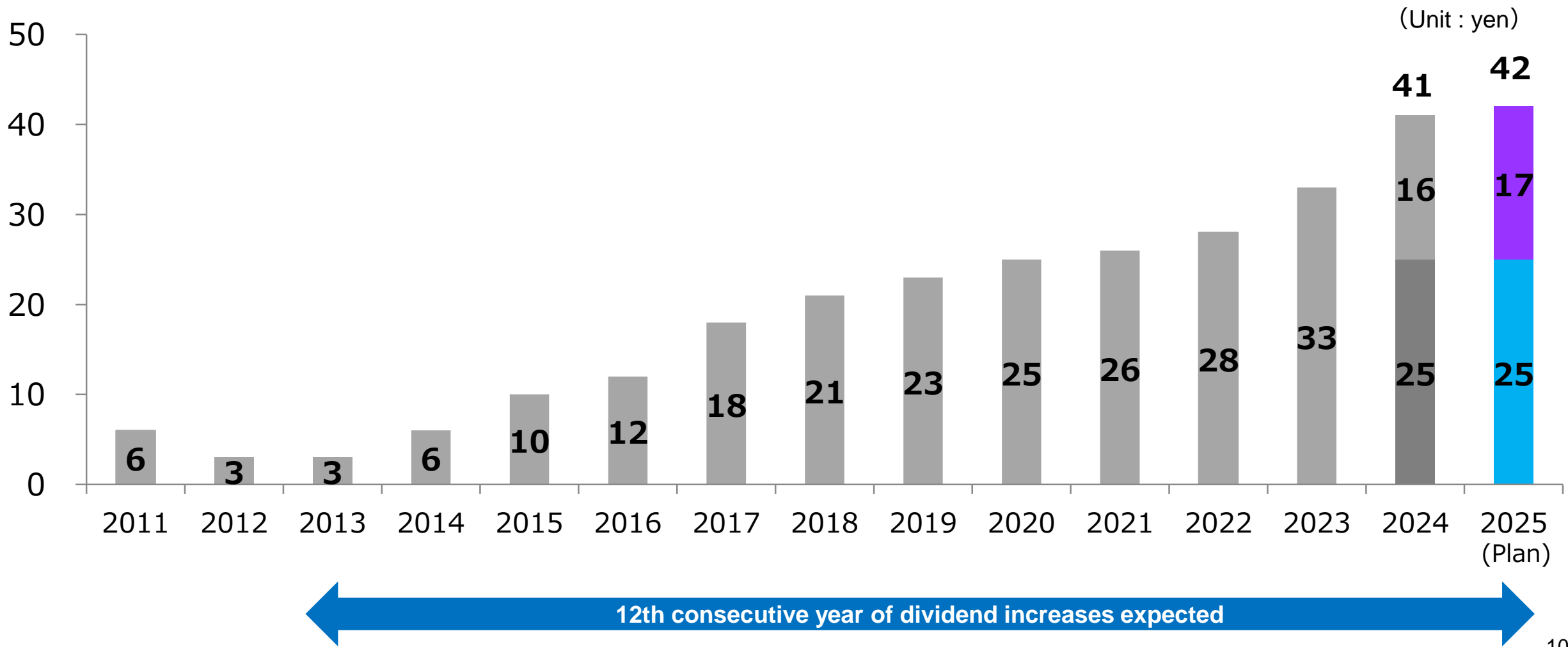
Changes in the Number of Projects and Number of Purchasing Contracts

- The number of projects increased significantly, and the number of contracts remained stable



Shareholder Returns (dividend trends)

- For FY12/2025, the company plans to increase the interim dividend by 1 yen to 17 yen per share, and the year-end dividend is expected to be 25 yen per share, for a total annual dividend of 42 yen. This will be the 12th consecutive year of dividend increases



- As part of the medium-term management plan, 200 million yen of treasury stock was acquired from February to May 2025
- The medium-term management plan aims to acquire 500 million to 1.5 billion yen in treasury stock over the three years through 2027

Method of acquisition	Market purchase
Acquisition period	February 17 to May 14, 2025
Total number of shares acquired	194,900 shares
Total acquisition amount	199,956,100 yen

Facility overview

- Name: **Lady Blue** Izu Inatori
- Location: 1596-1 Inatori, Higashiizu-cho, Kamo-gun, Shizuoka Prefecture
- Pre-opening: Saturday, May 10, 2025
- Grand opening: Tuesday, July 1, 2025



Related links



WEB site



Instagram



TikTok





Facility overview

- Name: **The Yō Terrace**
Jinbei-tei
- Location: 757 Ura-no-cho, Hirado City,
Nagasaki Prefecture
2251-1 Okubo-cho, Hirado City,
Nagasaki Prefecture
- Pre-opening: Sunday, June 1, 2025
- Grand opening: Scheduled for June 2025



Facility overview

- Name: **Pension Hinode**
Asu base Yuge
- Location: 1-590-346, Matsuo Yoriki,
Hachimantai City, Iwate Prefecture
1-618-19, Matsuo Yoriki,
Hachimantai City, Iwate Prefecture
- One-building villa opening: Scheduled for
June 2025



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Related links



WEB site



Instagram



Jalan



Pension Hinode



Asu base Yuge

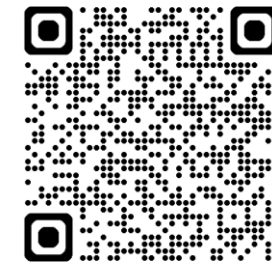




Facility overview

- Name: **Motorcycle Storage Koenji-kita, Suginami-ku**
- Location: 1-19-4 Koenji-kita, Suginami-ku
(10-minute walk from JR Chuo Line Koenji Station)
- Total storage units : 14 units
- Registration status : Registration started in April 2025

Related links



Listed site

- The statements including perspectives on our group, plans, policies, strategies, schedules and judgements that are not facts in this material are forward-looking statements about the future performance.
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<<Contact>>
Corporate Planning Office, Sansei Landic Co., Ltd.
TEL : 03-5252-7511
E-mail : ir@sansei-l.co.jp