

Notice Regarding the Acquisition of Real Estate for Arrangement of the International Real Estate Collective Investment Project

Financial Partners Group Co., Ltd. (FPG) is pleased to announce the acquisition of a large-scale mixed-use building in Waikiki, Honolulu, Hawaii, U.S.A., for the purpose of arranging a collective investment project targeting international real estate (the International Real Estate Investment Project).

The international real estate we have just acquired is the “Hyatt Centric Waikiki Beach,” (hereinafter referred to as “the Project”) a large-scale mixed-use building located in the heart of Waikiki, Hawaii’s largest resort area. This property consists of a hotel, seven retail units, and a parking lot with a capacity of 392 vehicles. Kuhio Avenue, where the Project is located, is known as a food street lined with numerous restaurants. The adjacent commercial facility, “International Market Place,” underwent major renovations in 2016, making the area increasingly attractive due to redevelopment efforts.

Completed in 1980, the Project is a highly rare hotel conversion property in the heart of Waikiki, where the supply of new hotels is considered constrained. Through major renovations in 2016, the floors from the 7th to the 21st, which were previously used as offices, have been converted into a hotel under the “Hyatt Centric” brand. This brand, developed by Hyatt Hotels and Resorts, is known for its modern boutique hotels located in city centers around the world, and has also ventured to Japan in areas such as Ginza and Kanazawa. The hotel features 230 guest rooms, including 33 suites, characterized by large floor-to-ceiling windows and comfortable layouts that make guests feel at home.

This is our second project in Waikiki, following the “Queen Kapiolani Hotel,” a large-scale resort hotel project that we arranged in December 2022 and experienced a sell-out sooner than expected.

FPG will continue to offer new real estate investment opportunities to customers nationwide by proactively acquiring attractive large-scale international properties, aiming for further growth of our International Real Estate Fund Business.

< Summary of the Property >

Property Name	Hyatt Centric Waikiki Beach
Location	Honolulu, Hawaii, U.S.A.
Purpose	Mixed-use building (7 retail units, 392 parking spaces, 230 hotel rooms)
Year of Completion	1980 (Converted from office to hotel in 2016)
Land Area	57,148 ft ² (Approximately 5,309 m ²)
Structure	Reinforced concrete

