



SHIMAYA STAYS

KYOTO

PROPERTIES FOR INVESTMENT

K.K. SHIMAYA

Price JPY240,000,000

Benten Residences

Address	431-3,431-4 Kami-Bentencho, Higashiyama-ku, Kyoto
Access	7-min walk / 550m from Gion city bus stop, 13-min walk / 1km from Keihan Shijo Station
Site area	104.91 sqm / 1,129.24 sqft
GFA	149.05 sqm / 1,604.36 sqft
Density	80% coverage, 240% FAR
Structure	Wooden, 2 stories above ground
Year Built	Unknown, renovated in 2017
Zoning	Commercial
Room Type	West (70.47 sqm) East (66.5 sqm)

Nishikujo Lounge

Address	22-9 Nishi-kuzyou Inmachi, Minami-ku, Kyoto
Access	4-min walk / 290m from Kyoto Station
Site area	41.78 sqm / 449.72 sqft
GFA	22.14 sqm / 238.31 sqft
Density	80% coverage, 400% FAR
Structure	Wooden, 1 story above ground
Year Built	Unknown, renovated in 2018
Zoning	Commercial

K.K. SHIMAYA COLLECTIONS

Price JPY625,000,000

Komatsu Residences

Address	11-29 Komatsucho, Higashiyama-ku, Kyoto
Access	13-min walk / 900m from Kiyomizu-Gojo Station (Keihan Main Line)
Site area	136.31 sqm / 1,467.23 sqft
GFA	191.31 sqm / 2,059.24 sqft
Density	80% coverage, 240% FAR
Structure	Wooden, 2 stories above ground
Year Built	Oct 2018
Zoning	Commercial

K2 (vacant land)

Address	11-19 Komatsucho, Higashiyama-ku, Kyoto
Access	12-min walk / 950m from Kiyomizu-Gojo Station (Keihan Main Line)
Site area	228.15 sqm / 2,455.79 sqft
Zoning	Commercial

ALL PROPERTY LOCATIONS ON GOOGLE MAPS

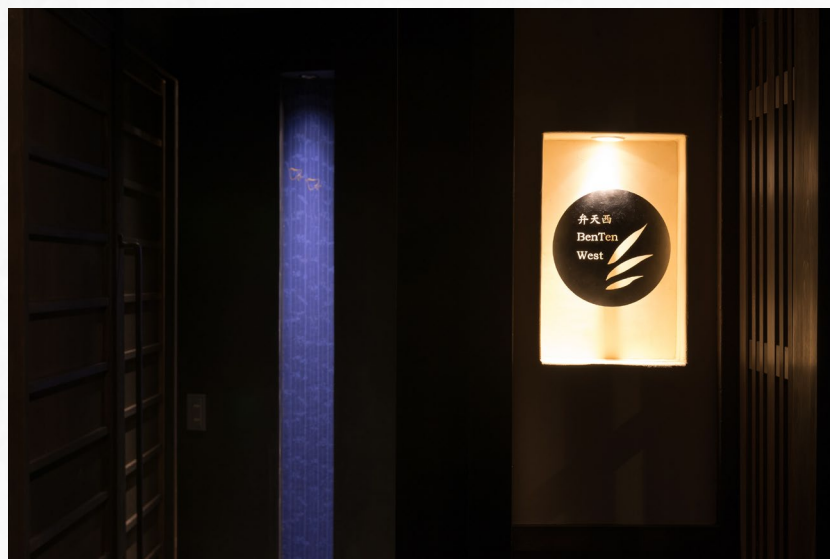


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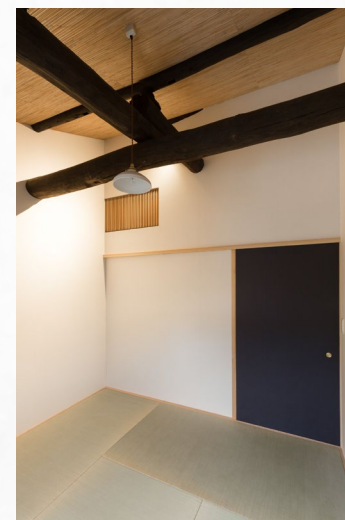
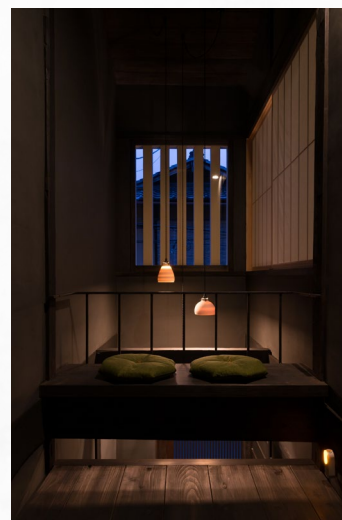
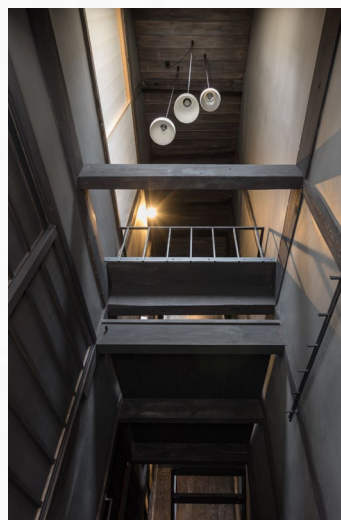
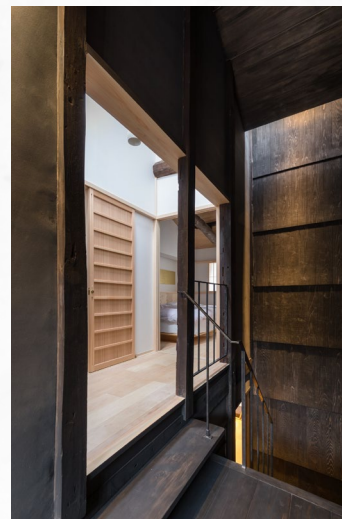


Benten Residences

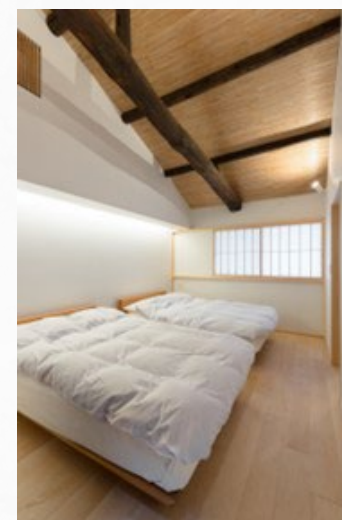
Nestled in a quiet lane, this beautifully restored 2-story machiya blends traditional Japanese architecture with modern comforts. Featuring 3 bedrooms, a fully-equipped kitchenette, and a serene garden, BenTen East accommodates up to 6 adults. Its prime location offers easy access to temples, historic townscapes, and Michelin-starred restaurants. Perfect for short stays or extended visits, this charming property provides an authentic Kyoto experience with all the conveniences of home.



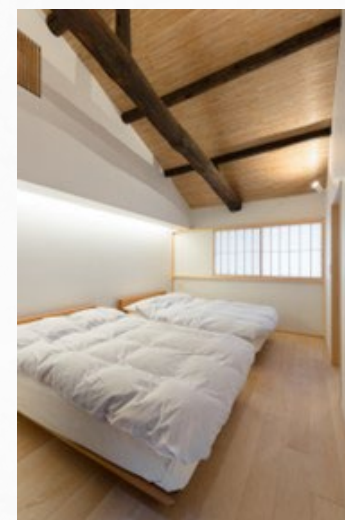
Rooms inside BenTen Residences: Benteen East



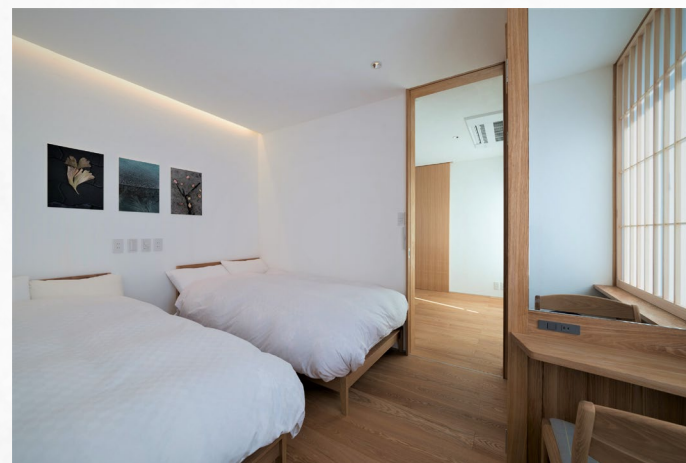
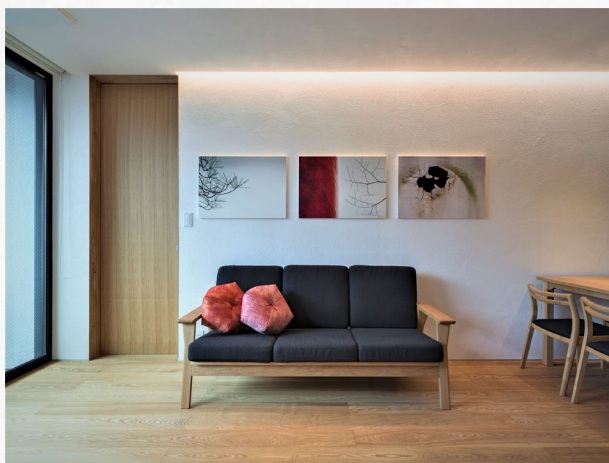
Rooms inside BenTen Residences: Benten West



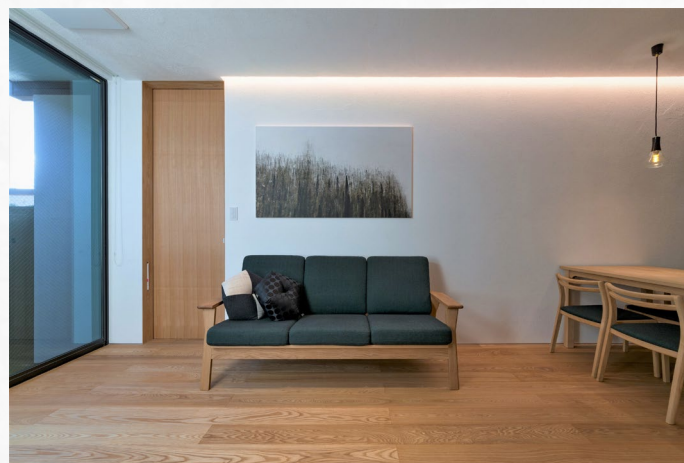
Rooms inside BenTen Residences: Benten West



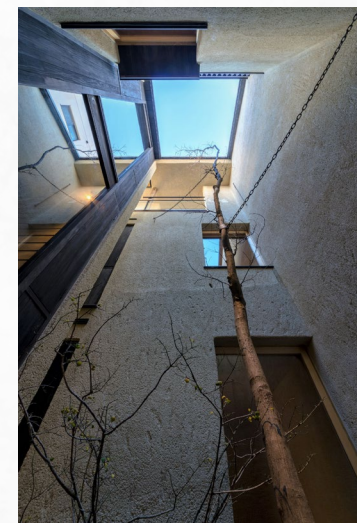
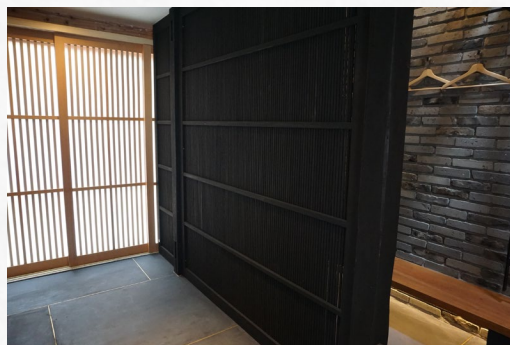
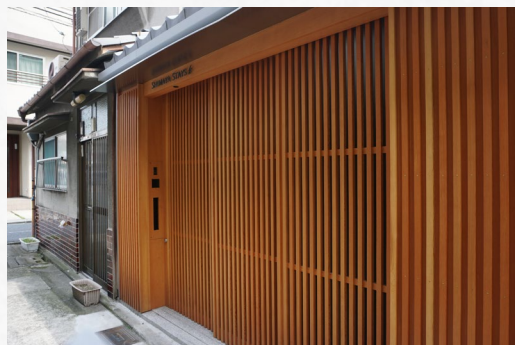
Komatsu Residences



Komatsu Residences



Nishikujo Lounge



SHIMAYA STAYS

KYOTO

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Minister of Land, Infrastructure and

Transport and Tourism (4) No.7120

Conditions of Transactions: Mediation agreement

Brokerage Fee: 3% of Sales price+JPY60,000 (+c-tax)



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