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November 14, 2025
Company name: INTRANCE CO., LTD.
Stock exchange listing: Tokyo Growth
Stock code number: 3237
Representative: He Tongxi, President and Chief Executive Officer
Contact: Yasuyuki Morita, General Manager
Phone: +81-3-6803-8100

Notice Regarding the Sale of Real Estate for Sale

INTRANCE Co., Ltd. (the "Company") hereby announce that the company has entered into an agreement for the sale of real estate held for sale as follows.

1. Overview of Real Estate Transactions

Location :	Negishi, Taito-ku, Tokyo
Site area :	77.61 ㎡ (Public Offering Area)
Total floor area :	120.05 ㎡

2. Sales schedule

Date of Sale and Purchase Agreement Execution :	14, November 2025
Date of Settlement and Delivery :	28, November 2025 (schedule)

3. Overview of Purchaser and Transaction

The company has concluded a sales agreement for the first development project in our longstanding focus area of developing and selling inbound accommodation facilities.

Regarding this transaction, the company will refrain from disclosing the buyer and transaction details in accordance with our agreement with the buyer.

The sales revenue from this sale of assets for sale represents an amount equivalent to 10% or more of our consolidated sales revenue for the previous consolidated fiscal year. In terms of profit and loss, it represents 30% or more of the average amount of net income attributable to parent company shareholders over the most recent five-year period.

Furthermore, there are no capital, personal or business relationships between the company and the buyer that require disclosure, and no special interests exist.

4. Impact on Business Performance

This transaction has been incorporated into our consolidated earnings forecast for the fiscal year ending March 2026. If there are any future impacts on our financial performance, the company will disclose them promptly.