

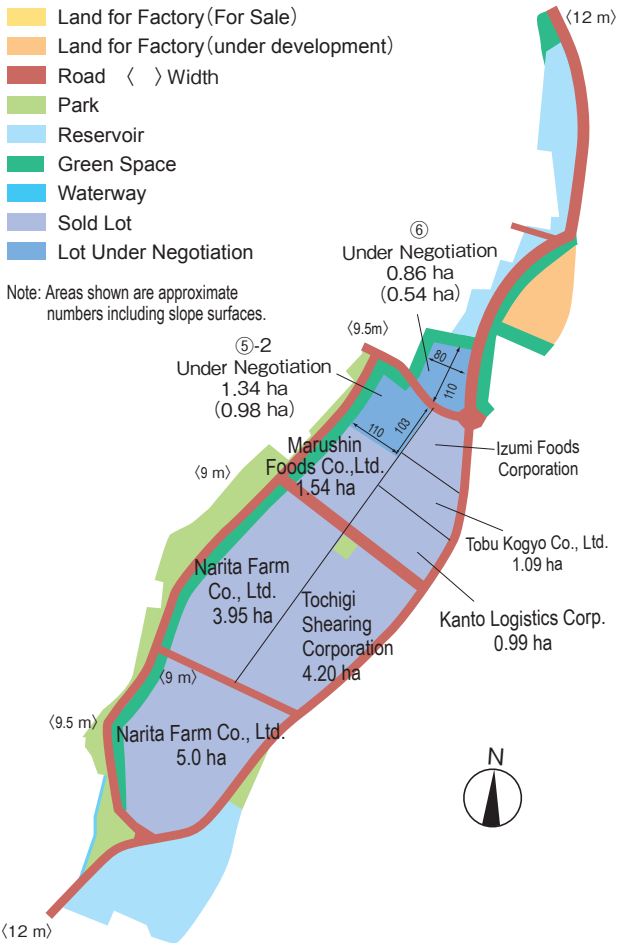
77 | Owada Industrial Park



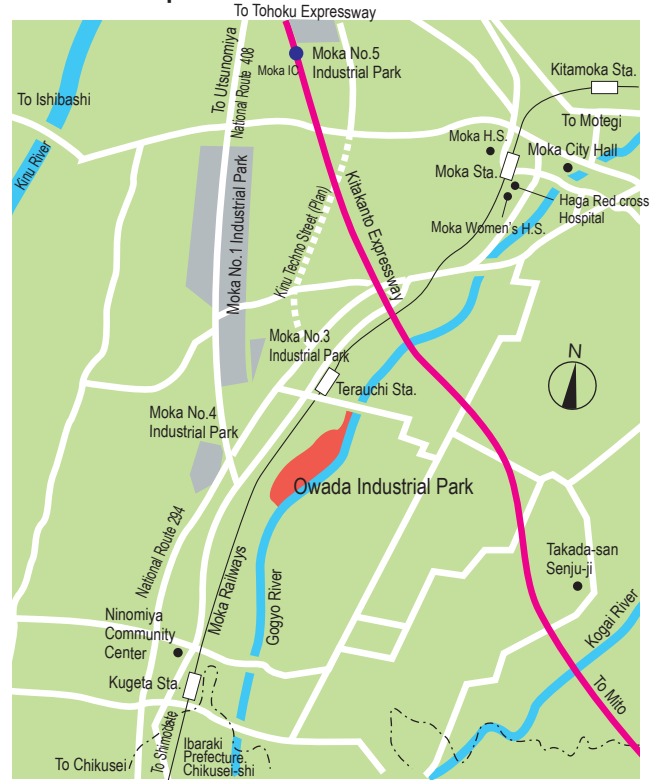
A superb location along the Kikakanto Expressway near Tochigi Prefecture's industrial cluster area.

Location	Owada, Moka	Pollution Control	To make the Pollution Control Agreement with the city based on the Tochigi Prefecture Act Concerning Living Environment Preservations.
Development Period	2003 - 2009	Water	Moka City municipal water. Underground water available.
Total Area	32.9 ha	Drainage	To drain to the drainage and side ditch after the processing by each company individually.
Available Area	21.2 ha (including 2.2 ha for sale)	Electricity	1. High voltage (6kV): Supply facility available in the park. 2. Special high voltage (66kV): Available.
Lot Price	15,700 yen - 16,500 yen/ m ²		
Use Districts	Urbanization control district, District planning available		
Building Standards	Building coverage ratio : 60%, Floor area ratio : 200%		
Soil	Sandy gravel, Sandy gravel mixed with clayey soil.		

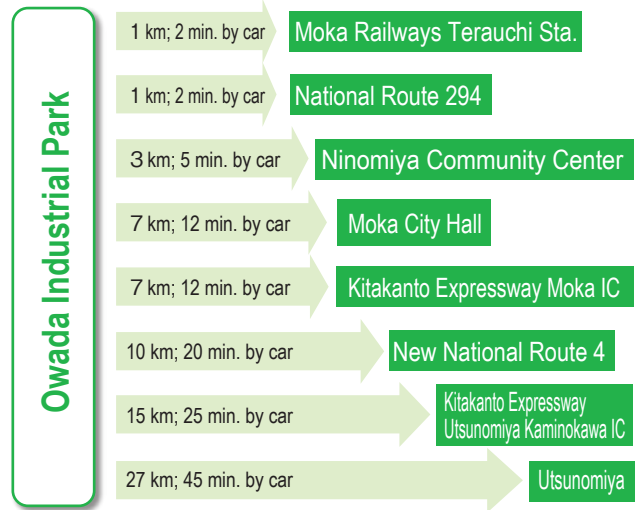
Lot Map



Location Map



Transportation Access



[Labor Market] (As of April 2016)

Employment Office	Moka District
Job Seekers	2,400
Number of job offers per 100 job seekers	82

[Prefectural Incentives] ※Refer to page 8,12 for requirements

Industrial Establishment Promotion Fund
Tochigi Prefecture Business Establishment & Accumulation Promotion Subsidy

[Municipal Incentives]

Municipality	Act & Guideline	Applicant Requirements	Details
Moka City	Moka City Business Establishment Promotion Business Expenditure Subsidy Grant Guideline	Specifically attracted enterprises, etc. by the Mayor, and meet with the following all requirements. (1) Acquisition of 1,000 m ² or more land area. (2) In operation within 5 years from the land acquisition. (3) Full payment of the fixed assets tax, etc.	<ul style="list-style-type: none"> The equivalent amount of the fixed assets tax for the total invested fixed assets, such as land, etc. Period: 3 years Maximum amount: 100 million yen
	Moka City Business Establishment Greening Promotion Business Subsidy Grant Guideline		<ul style="list-style-type: none"> 1/3 of the greening expense 1 time per 1 enterprise Maximum amount: 5 million yen
	Moka City Business Establishment Employment Promotion Subsidy Grant Guideline		<ul style="list-style-type: none"> New employment of citizen 1 time per 1 enterprise 250,000 yen per person Maximum amount: 12.5 million yen
	Moka City Business Establishment Promotion Water Bill Subsidy Grant Guideline		<ul style="list-style-type: none"> 30% of the water bill 3 times per 1 enterprise Maximum amount: 1 million yen for each year