

Note: This document has been translated from a part of the Japanese original for reference purposes only. In the event of any discrepancy between this translated document and the Japanese original, the original shall prevail

November 13, 2025

## Consolidated Financial Results for the Fiscal Year Ended September 30, 2025 (Under Japanese GAAP)

Company name: AZOOM CO.,LTD  
 Listing: Tokyo Stock Exchange  
 Securities code: 3496  
 URL: <https://azoom.jp>  
 Representative: Yoji Sugata, Representative Director, President  
 Inquiries: Ryohei Baba, Director, Executive General Manager of Corporate Administration Division  
 Telephone: +81-3-5365-1235  
 Scheduled date of annual general meeting of shareholders: December 19, 2025  
 Scheduled date to commence dividend payments: December 22, 2025  
 Scheduled date to file annual securities report: December 16, 2025  
 Preparation of supplementary material on financial results: Yes  
 Holding of financial results briefing: Yes (For Institutional Investors and Analysts)

(Yen amounts are rounded down to millions, unless otherwise noted.)

### 1. Consolidated financial results for the fiscal year ended September 30, 2025 (from October 1, 2024 to September 30, 2025)

#### (1) Consolidated operating results

(Percentages indicate year-on-year changes.)

	Net sales		Operating profit		Ordinary profit		Profit attributable to owners of parent	
Fiscal year ended	Millions of yen	%	Millions of yen	%	Millions of yen	%	Millions of yen	%
September 30, 2025	13,479	27.9	2,613	43.0	2,607	42.7	1,831	42.2
September 30, 2024	10,541	27.4	1,828	42.6	1,827	42.8	1,288	46.5

Note: Comprehensive income For the fiscal year ended September 30, 2025: ¥1,830 million [42.4%]  
 For the fiscal year ended September 30, 2024: ¥1,285 million [46.2%]

	Basic earnings per share	Diluted earnings per share	Return on equity	Ratio of ordinary profit to total assets	Ratio of operating profit to net sales
Fiscal year ended	Yen	Yen	%	%	%
September 30, 2025	153.62	151.64	34.7	36.1	19.4
September 30, 2024	109.07	107.54	41.0	38.3	17.3

Note: As of October 1, 2025, the Company has conducted a stock split at the ratio of two shares to one common share. Assuming that the stock split occurred at the beginning of the previous fiscal year, net income per share and net income per share adjusted for potential shares are calculated.

#### (2) Consolidated financial position

	Total assets	Net assets	Equity-to-asset ratio	Net assets per share
As of	Millions of yen	Millions of yen	%	Yen
September 30, 2025	8,894	6,831	76.7	555.68
September 30, 2024	5,554	3,749	67.1	315.44

Reference: Equity  
 As of September 30, 2025: ¥6,819 million  
 As of September 30, 2024: ¥3,727 million

Note: As of October 1, 2025, the Company has conducted a stock split at the ratio of two shares to one common share. Assuming that the stock split occurred at the beginning of the previous fiscal year, net assets per share are calculated.

**(3) Consolidated cash flows**

	Cash flows from operating activities	Cash flows from investing activities	Cash flows from financing activities	Cash and cash equivalents at end of period
Fiscal year ended	Millions of yen	Millions of yen	Millions of yen	Millions of yen
September 30, 2025	1,948	(459)	1,178	5,737
September 30, 2024	1,337	(253)	(106)	3,071

**2. Cash dividends**

	Annual dividends per share					Total cash dividends (Total)	Payout ratio (Consolidated)	Ratio of dividends to net assets (Consolidated)
	First quarter-end	Second quarter-end	Third quarter-end	Fiscal year-end	Total			
	Yen	Yen	Yen	Yen	Yen	Millions of yen	%	%
Fiscal year ended September 30, 2024	-	0.00	-	25.00	25.00	147	11.5	4.7
Fiscal year ended September 30, 2025	-	0.00	-	212.00	212.00	1,300	69.0	24.7
Fiscal year ending September 30, 2026 (Forecast)	-	63.00	-	63.00	126.00		70.3	

Note: 1 Whether or not there is a revision from the most recently announced dividend forecast: None

2 The Company has conducted a stock split at the ratio of two shares to one common stock effective October 1, 2025. For the fiscal years ending September 30, 2024 and September 30, 2025, the actual amount of dividends before the stock split is described. The dividend per share for the fiscal year ending September 30, 2026 (forecast) is the amount that takes into account the stock split.

3 Breakdown of year-end dividends for the fiscal year ending September 30, 2025: ordinary dividend 132.00 yen, commemorative dividend 80.00 yen

**3. Forecast of consolidated financial results for the fiscal year ending September 30, 2026 (from October 1, 2025 to September 30, 2026)**

(Percentages indicate year-on-year changes.)

	Net sales		Operating profit		Ordinary profit		Profit attributable to owners of parent		Basic earnings per share
	Millions of yen	%	Millions of yen	%	Millions of yen	%	Millions of yen	%	Yen
Six months ending March 31, 2026	7,750	22.6	1,310	13.3	1,300	12.5	900	18.3	73.33
Fiscal year ending September 30, 2026	17,000	26.1	3,150	20.5	3,140	20.4	2,200	20.1	179.27

\* Notes

- (1) Significant changes in the scope of consolidation during the period: None
- (2) Changes in accounting policies, changes in accounting estimates, and restatement
  - (i) Changes in accounting policies due to revisions to accounting standards and other regulations: None
  - (ii) Changes in accounting policies due to other reasons: None
  - (iii) Changes in accounting estimates: None
  - (iv) Restatement: None
- (3) Number of issued shares (common shares)

- (i) Total number of issued shares at the end of the period (including treasury shares)

As of September 30, 2025	12,272,400 shares
As of September 30, 2024	12,053,600 shares

- (ii) Number of treasury shares at the end of the period

As of September 30, 2025	226 shares
As of September 30, 2024	236,552 shares

- (iii) Average number of shares outstanding during the period

Fiscal year ended September 30, 2025	11,924,803 shares
Fiscal year ended September 30, 2024	11,808,869 shares

Note: As of October 1, 2025, the Company has conducted a stock split at the ratio of two shares to one common share. “Total number of issued shares at the end of the period,” “number of treasury shares at the end of the period,” and “average number of shares outstanding during the period” are calculated on the assumption that the said share split was conducted at the beginning of the previous fiscal year.

**[Reference] Overview of non-consolidated financial results**

**1. Non-consolidated financial results for the fiscal year ended September 30, 2025 (from October 1, 2024 to September 30, 2025)**

**(1) Non-consolidated operating results**

(Percentages indicate year-on-year changes.)

	Net sales		Operating profit		Ordinary profit		Profit	
Fiscal year ended	Millions of yen	%	Millions of yen	%	Millions of yen	%	Millions of yen	%
September 30, 2025	12,868	27.1	2,255	38.4	2,281	38.1	1,613	37.5
September 30, 2024	10,122	28.6	1,629	49.4	1,652	49.5	1,173	52.0

	Basic earnings per share	Diluted earnings per share
Fiscal year ended	Yen	Yen
September 30, 2025	135.32	133.58
September 30, 2024	99.42	98.02

Note: As of October 1, 2025, the Company has conducted a stock split at the ratio of two shares to one common share. Assuming that the stock split occurred at the beginning of the previous fiscal year, net income per share and net income per share adjusted for potential shares are calculated.

**(2) Non-consolidated financial position**

	Total assets	Net assets	Equity-to-asset ratio	Net assets per share
As of	Millions of yen	Millions of yen	%	Yen
September 30, 2025	8,144	6,386	78.3	519.76
September 30, 2024	5,132	3,521	68.2	296.36

Reference: Equity

As of September 30, 2025: ¥6,378 million  
As of September 30, 2024: ¥3,502 million

Note: As of October 1, 2025, the Company has conducted a stock split at the ratio of two shares to one common share. Assuming that the stock split occurred at the beginning of the previous fiscal year, net assets per share are calculated.

\* Financial results reports are exempt from audit conducted by certified public accountants or an audit firm.

\* Proper use of earnings forecasts, and other special matters

Forward-looking statements, such as earnings forecasts, contained in this material are based on information available to the Company as of the date of release of this material and certain assumptions that the Company deems reasonable, and are not intended to be a promise by the Company to realize them. Actual financial results, etc. may differ substantially due to various factors.

## Table of Contents for Attached Materials

1. Overview of Operating Results, etc.	2
(1) Overview of operating results for the period	2
(2) Overview of the financial position for the period	3
(3) Overview of Cash Flows for the Period	3
(4) Future Outlook	4
(5) Basic Policy on Profit Distribution and Dividends for the Current and Next Fiscal Years	4
2. Basic policy regarding the selection of accounting standards	4
3. Consolidated Financial Statements and Main Notes	5
(1) Consolidated Balance Sheet	5
(2) Consolidated Statement of Income and Consolidated Statement of Comprehensive Income	7
Consolidated Statement of Profit or Loss	7
Consolidated Statement of Comprehensive Income	8
(3) Consolidated Statement of Changes in Equity	8
(4) Consolidated Statement of Cash Flows	10
(5) Notes to Consolidated Financial Statements	11
(Notes regarding the assumption of a going concern)	11
(Notes in case of significant changes in the amount of shareholders' equity)	11
(Notes on segment information, etc.)	11
(Per share information)	14
(Significant Subsequent Events)	15

## 1. Overview of Operating Results, etc.

### (1) Overview of Operating Results for the Period

During the current consolidated fiscal year, the Japanese economy is expected to recover moderately, supported by improvements in the employment and income environment as well as the effects of various policies. However, the continued rise in prices may negatively affect personal consumption through a decline in consumer sentiment, and the impact of U.S. trade policies on our group remains uncertain. We will continue to closely monitor these developments and take appropriate measures as necessary.

In addition, on June 24, 2025, the listing of our shares was changed from the Tokyo Stock Exchange Growth Market to the Tokyo Stock Exchange Prime Market. Since our founding, our group has advocated "Real Estate × IT" and, by solving the issues of underutilized real estate through the power of IT, has achieved increased revenue and profit since our listing. Going forward, we will continue to strive for the realization of our corporate philosophy, "Optimize everything in the world with the spirit of "Mottainai", and the maximization of corporate value. Furthermore, as disclosed in the "Notice Concerning Revision of Earnings Forecasts (Upward Revision) and Revision of Dividend Forecasts" announced on July 31, 2025, as a commemoration of the market segment change, in addition to the regular year-end dividend for the fiscal year ending September 2025, we will pay a commemorative dividend of 80 yen per share at the time of the year-end dividend.

Regarding the business environment of our group, in the parking lot industry mainly related to the idle assets utilization business, demand for requests to introduce monthly parking lots using the internet is increasing, and demand for monetizing vacant parking spaces in office buildings and condominiums continues to expand. Furthermore, there has been a growing trend of users who previously searched for monthly parking lots through brick-and-mortar real estate agencies now accessing our portal site via the internet. In addition, with the advancement of technology, the management and operation methods of parking lots are also changing, and the digitalization of parking lot operations is progressing.

In the Visualization business, the market environment has remained steady, and demand for real estate images provided by our group is recovering. Furthermore, as a non-face-to-face sales tool, we are developing and producing virtual shops using VR technology, thereby expanding the scale of our business.

Under such a business environment, with the aim of strengthening future profitability, we will continue to focus on developing existing employees and acquiring new sales personnel, as well as strengthening our sales structure to enable proactive approaches for acquiring new projects. At the same time, we will continue to invest in strengthening the system development and graphic data production capabilities of our Vietnamese subsidiaries (AZOOM VIETNAM INC. and CGWORKS VIETNAM INC.), and develop new IT technologies to ensure that sales activities can continue regardless of restrictions such as remote work environments.

As a result, for the fiscal year ended March 31, 2024, net sales were 13,479,945 thousand yen (up 27.9% YoY), operating profit was 2,613,460 thousand yen (up 43.0% YoY), ordinary profit was 2,607,735 thousand yen (up 42.7% YoY), and profit attributable to owners of parent was 1,831,836 thousand yen (up 42.2% YoY).

The operating results by segment are as follows.

#### (i) Idle Assets Utilization Business

The Idle Assets Utilization Business segment mainly operates two services: the "Monthly Parking Lot Introduction Service," which introduces parking lots via the portal site "CarParking" (hereinafter referred to as "CarParking") operated by the Company on the internet, and the "Monthly Parking Lot Sublease Service," in which the Company master-leases (bulk leasing) vacant parking lots from parking lot owners and subleases (rents out) them to users as monthly parking lots. In the fiscal year under review, against the backdrop of continued growth in user inflow via the internet through CarParking, we have continued to strengthen the sales capabilities of existing employees and promote operational efficiency through IT utilization. As a result, both the number of master-leased and subleased units remained steady. The number of parking lot inquiries during the fiscal year was 401,110, the number of master-leased units (units under management) at the end of the fiscal year was 35,381, and the number of subleased units (operating units) was 32,883. In addition, the number of contracts for the rent guarantee service specializing in monthly parking lots provided by Teppeki Co., Ltd. also remained steady. Furthermore, for the web reservation system "Smart Space Reservation," which supports customers in operating rental spaces such as conference rooms, gyms, and studios, the number of newly introduced rooms increased, and customized solutions have been introduced to companies in various industries. In addition, Divers Co., Ltd. is engaged in the personnel placement business.

As a result, net sales for the fiscal year ended March 31, 2024 were 13,236,027 thousand yen (up 28.0% YoY), and segment profit was 2,594,407 thousand yen (up 41.5% YoY).

(ii) Visualization Business

The Visualization business segment utilizes specialized skills such as 3DCG technology to visually convey the potential of real estate by producing and selling graphic data that illustrates building and space usage methods as well as completed images. In addition, we provide space design services tailored to customer needs using VR technology. During the fiscal year under review, the market environment remained steady as display companies, which are the main clients for graphic data production, resumed capital investment in commercial facilities due to factors such as increased inbound demand. However, orders for VR projects decreased. Furthermore, we focused on promotional activities to increase the number of contracts for "MyRenderer," a generative AI-based rendering service released in March 2024.

As a result, net sales for the fiscal year ended March 31, 2024 were 247,840 thousand yen (up 16.0% YoY), and segment profit was 20,465 thousand yen (compared to a segment loss of 261 thousand yen in the previous fiscal year).

(2) Overview of the financial position for the period

( Assets)

At the end of the current consolidated fiscal year, current assets amounted to 7,365,787 thousand yen, an increase of 2,997,772 thousand yen compared to the end of the previous consolidated fiscal year. The main factors for this increase were the steady business performance, an increase in cash and deposits of 2,665,574 thousand yen due to the issuance of new shares and disposal of treasury shares, and an increase in prepaid expenses of 290,902 thousand yen due to the increase in the number of consigned monthly parking spaces. Non-current assets amounted to 1,503,763 thousand yen, an increase of 317,733 thousand yen compared to the end of the previous consolidated fiscal year. As a result, total assets increased by 3,340,269 thousand yen compared to the end of the previous consolidated fiscal year, reaching 8,894,313 thousand yen.

( Liabilities)

Current liabilities at the end of the fiscal year amounted to 1,640,151 thousand yen, an increase of 237,929 thousand yen compared to the end of the previous fiscal year. The main factors for this increase were a rise in unearned revenue from monthly parking sublease users by 54,391 thousand yen and contract liabilities by 33,955 thousand yen, both due to an increase in the number of operating units, as well as an increase in income taxes payable by 103,008 thousand yen. Non-current liabilities amounted to 422,936 thousand yen, an increase of 20,409 thousand yen compared to the end of the previous fiscal year. As a result, total liabilities increased by 258,338 thousand yen compared to the end of the previous fiscal year, reaching 2,063,087 thousand yen.

( Net assets)

At the end of the current consolidated fiscal year, total net assets amounted to 6,831,225 thousand yen, an increase of 3,081,930 thousand yen compared to the end of the previous consolidated fiscal year. The main factors for this increase were a rise in retained earnings by the same amount as the profit attributable to owners of parent, which was recorded at 1,831,836 thousand yen, a decrease in treasury shares by 180,343 thousand yen due to the issuance of new shares and disposal of treasury shares, and increases in share capital by 233,689 thousand yen and capital surplus by 996,494 thousand yen. As a result, the equity to total assets ratio was 76.7% (67.1% at the end of the previous consolidated fiscal year).

(3) Overview of Cash Flows for the Period

Cash and cash equivalents (hereinafter referred to as "funds") at the end of the fiscal year amounted to 5,737,103 thousand yen, an increase of 2,665,574 thousand yen from the end of the previous fiscal year. The cash flows for the fiscal year and the factors affecting them are as follows.

(Cash flows from operating activities)

Net cash provided by operating activities for the fiscal year was 1,948,529 thousand yen (compared to 1,337,975 thousand yen in the previous fiscal year). This was mainly due to the recording of income before income taxes of 2,558,803 thousand yen, an increase in prepaid expenses of 290,902 thousand yen resulting from an increase in the number of consigned monthly parking spaces, and payments of income taxes totaling 683,553 thousand yen.

(Cash flows from investing activities)

During the fiscal year under review, cash used in investing activities amounted to 459,818 thousand yen (compared to 253,871 thousand yen used in the previous fiscal year). This was mainly due to the purchase of intangible assets amounting to 304,833 thousand yen.

(Cash flows from financing activities)

During the fiscal year under review, cash provided by financing activities amounted to 1,178,867 thousand yen (compared to a cash outflow of 106,260 thousand yen in the previous fiscal year). This was mainly due to an increase of 446,382 thousand yen from the issuance of shares associated with the change in market segment and an increase of 924,086 thousand yen from the disposal of treasury shares, despite a cash outflow of 147,697 thousand yen for dividend payments.

#### (4) Future Outlook

While improvements in the employment and income environment, as well as the effects of various policies, are expected to lead to a moderate economic recovery, there are risks that continued price increases may negatively impact personal consumption through a decline in consumer sentiment, and that factors such as U.S. trade policies may exert downward pressure on Japan's economy.

In this environment, our group will strive to increase the number of parking lot referrals, contracted spaces, and operating spaces in the Idle Assets Utilization Business by leveraging the parking lot management know-how we have accumulated, such as information on parking lot owners and users, to enhance the branding and customer acquisition capabilities of our own operated website, "Car Parking." In the Visualization Business, we will work to improve the quality of graphic data and develop and produce content using VR technology. In addition, we will strengthen our sales personnel and internal training systems, and by expanding our development team, including our system development base in our Vietnamese subsidiary, we will improve the efficiency and quality of system development. Furthermore, we will develop various tools and functions beyond monthly parking lot services, and strive to expand our business.

As a result, for the fiscal year ending September 30, 2026, we expect consolidated net sales of 17,000,000 thousand yen (up 26.1% YoY), operating profit of 3,150,000 thousand yen (up 20.5% YoY), ordinary profit of 3,140,000 thousand yen (up 20.4% YoY), and profit attributable to owners of parent of 2,200,000 thousand yen (up 20.1% YoY).

#### (5) Basic Policy on Profit Distribution and Dividends for the Current and Next Fiscal Years

We position the enhancement of corporate value and the return of profits to our shareholders as one of our key management policies. Regarding dividends, our basic policy is to continue providing stable dividends in accordance with business performance, taking into comprehensive consideration factors such as business trends, financial condition, and the need to secure internal reserves for future business development.

Based on this policy, the year-end dividend for the current fiscal year is scheduled to be 212 yen per share (including a commemorative dividend of 80 yen).

Regarding dividends for the next fiscal year, as announced today (November 13, 2025) in the "Notice on Change of Dividend Policy (Introduction of Progressive Dividend and DOE Indicator)," we position the enhancement of corporate value and the return of profits to shareholders as one of our key management policies. For dividends, while comprehensively considering business performance, financial condition, and the need to enhance internal reserves for future business development, our basic policy is to maintain a DOE (consolidated Dividend on Equity) of 20% or higher and to implement stable and growth-oriented dividends based on a progressive dividend policy. Accordingly, we plan to pay annual dividends per share of 126 yen (interim dividend of 63 yen, year-end dividend of 63 yen).

#### 2. Basic policy regarding the selection of accounting standards

Although the Company adopts Japanese GAAP, we will continue to closely monitor developments regarding IFRS (International Financial Reporting Standards) and respond appropriately as necessary.

3. Consolidated Financial Statements and Main Notes  
(1) Consolidated Balance Sheet

(Thousands of yen)

	As of September 30, 2024	As of September 30, 2025
<b>Assets</b>		
Current assets		
Cash and deposits	3,071,529	5,737,103
Accounts receivable - trade	147,686	218,374
Work in process	2,550	2,852
Real estate for sale	395,560	345,272
Prepaid expenses	708,577	999,480
Other	56,224	75,870
Allowance for doubtful accounts	(14,115)	(13,167)
Total current assets	4,368,014	7,365,787
Non-current assets		
Property, plant and equipment		
Building equipment and structures (net amount)	83,735	85,333
Tools, furniture and fixtures, net	31,905	33,247
Total property, plant and equipment	115,640	118,581
Intangible assets		
Goodwill	39,354	31,483
Software	181,765	181,204
Other	201,420	326,944
Total intangible assets	422,539	539,631
Investments and other assets		
Guarantee deposits	276,507	342,286
Deferred tax assets	187,571	200,324
Other	206,344	326,535
Allowance for doubtful accounts	(22,573)	(23,595)
Total investments and other assets	647,849	845,550
Total non-current assets	1,186,029	1,503,763
Deferred assets		
Share issuance costs	-	24,762
Total deferred assets	-	24,762
Total assets	5,554,044	8,894,313



(Thousands of yen)

	As of September 30, 2024	As of September 30, 2025
Liabilities		
Current liabilities		
Accounts payable - other	116,320	136,280
Income taxes payable	379,933	482,942
Accrued consumption taxes	184,568	177,827
Unearned revenue	364,577	418,969
Contract liabilities	118,017	151,973
Provision for bonuses	68,936	82,744
Current portion of long-term borrowings	38,116	30,060
Other	131,751	159,354
Total current liabilities	1,402,222	1,640,151
Non-current liabilities		
Long-term borrowings	72,416	42,356
Guarantee deposits received	260,273	300,868
Retirement benefit liability	17,100	20,913
Asset retirement obligations	52,737	58,797
Total non-current liabilities	402,526	422,936
Total liabilities	1,804,749	2,063,087
Net assets		
Shareholders' equity		
Share capital	66,543	300,233
Capital surplus	792,259	1,788,753
Retained earnings	3,044,095	4,728,219
Treasury shares	(180,516)	(172)
Total shareholders' equity	3,722,382	6,817,033
Accumulated other comprehensive income		
Foreign currency translation adjustment	5,181	2,392
Total accumulated other comprehensive income	5,181	2,392
Share acquisition rights	19,523	7,740
Non-controlling interests	2,208	4,059
Total net assets	3,749,295	6,831,225
Total liabilities and net assets	5,554,044	8,894,313

(2) Consolidated Statement of Income and Consolidated Statement of Comprehensive Income  
(Consolidated Statement of Income)

(Thousands of yen)

	Fiscal year ended September 30, 2024	Fiscal year ended September 30, 2025
Net sales	10,541,614	13,479,945
Cost of sales	6,125,288	7,782,569
Gross profit	4,416,326	5,697,376
Selling, general and administrative expenses	2,588,142	3,083,916
Operating profit	1,828,184	2,613,460
Non-operating income		
Interest income	335	5,678
Recoveries of written off receivables	2,023	-
Other	1,227	-
Total non-operating income	3,587	5,678
Non-operating expenses		
Interest expenses	993	982
Foreign exchange losses	3,360	1,615
Amortization of share issuance costs	-	3,102
Listing expenses	-	5,474
Other	245	229
Total non-operating expenses	4,599	11,403
Ordinary profit	1,827,172	2,607,735
Extraordinary losses		
Loss on retirement of non-current assets	-	48,931
Total extraordinary losses	-	48,931
Profit before income taxes	1,827,172	2,558,803
Income taxes - current	610,196	737,816
Income taxes - deferred	(70,173)	(12,753)
Total income taxes	540,023	725,063
Profit	1,287,148	1,833,739
Profit (loss) attributable to non-controlling interests	(874)	1,902
Profit attributable to owners of parent	1,288,023	1,831,836

## (Consolidated Statement of Comprehensive Income)

(Thousands of yen)

	Fiscal year ended September 30, 2024	Fiscal year ended September 30, 2025
Profit	1,287,148	1,833,739
Other comprehensive income		
Foreign currency translation adjustment	(1,313)	(2,788)
Total other comprehensive income	(1,313)	(2,788)
Comprehensive income	1,285,835	1,830,951
Comprehensive income attributable to		
Comprehensive income attributable to owners of parent	1,286,709	1,829,048
Comprehensive income attributable to non-controlling interests	(874)	1,902

## (3) Consolidated Statement of Changes in Equity

Fiscal year ended September 30, 2024

	Shareholders' equity					Accumulated other comprehensive income		Share acquisition rights
	Share capital	Capital surplus	Retained earnings	Treasury shares	Total shareholders' equity	Foreign currency translation adjustment	Total accumulated other comprehensive income	
Balance at beginning of period	63,804	789,520	1,874,058	(180,516)	2,546,866	6,494		19,040
Changes during period								
Issuance of new shares	2,739	2,739			5,478			
Disposal of treasury shares								
Dividends of surplus			(117,986)		(117,986)			
Purchase of treasury shares								
Profit attributable to owners of parent			1,288,023		1,288,023			
Net changes in items other than shareholders' equity						(1,313)		483
Total changes during period	2,739	2,739	1,170,036	-	1,175,515	(1,313)		483
Balance at end of period	66,543	792,259	3,044,095	(180,516)	3,722,382	5,181		19,523

	Non-controlling interests	Total net assets
Balance at beginning of period	3,116	2,575,518
Changes during period		
Issuance of new shares		5,478
Disposal of treasury shares		
Dividends of surplus		(117,986)
Purchase of treasury shares		
Profit attributable to owners of parent		1,288,023
Net changes in items other than shareholders' equity	(908)	(1,738)
Total changes during period	(908)	1,173,776
Balance at end of period	2,208	3,749,295

Fiscal year ended September 30, 2025

	Shareholders' equity					Accumulated other comprehensive income		Share acquisition rights
	Share capital	Capital surplus	Retained earnings	Treasury shares	Total shareholders' equity	Foreign currency translation adjustment	Total accumulated other comprehensive income	
Balance at beginning of period	66,543	792,259	3,044,095	(180,516)	3,722,382	5,181		19,523
Changes during period								
Issuance of new shares	233,689	233,689			467,379			
Disposal of treasury shares		762,804		180,655	943,460			
Dividends of surplus			(147,713)		(147,713)			
Purchase of treasury shares				(312)	(312)			
Profit attributable to owners of parent			1,831,836		1,831,836			
Net changes in items other than shareholders' equity						(2,788)		(11,783)
Total changes during period	233,689	996,494	1,684,123	180,343	3,094,651	(2,788)		(11,783)
Balance at end of period	300,233	1,788,753	4,728,219	(172)	6,817,033	2,392		7,740

	Non-controlling interests	Total net assets
Balance at beginning of period	2,208	3,749,295
Changes during period		
Issuance of new shares		467,379
Disposal of treasury shares		943,460
Dividends of surplus		(147,713)
Purchase of treasury shares		(312)
Profit attributable to owners of parent		1,831,836
Net changes in items other than shareholders' equity	1,851	(12,720)
Total changes during period	1,851	3,081,930
Balance at end of period	4,059	6,831,225

## (4) Consolidated Statement of Cash Flows

(Thousands of yen)

	Fiscal year ended September 30, 2024	Fiscal year ended September 30, 2025
Cash flows from operating activities		
Profit before income taxes	1,827,172	2,558,803
Depreciation	132,636	171,048
Amortization of goodwill	7,870	7,870
Interest expenses	993	982
Loss on retirement of non-current assets	-	48,931
Decrease (increase) in trade receivables	(41,048)	(70,687)
Decrease (increase) in prepaid expenses	(172,991)	(290,902)
Decrease (increase) in real estate for sale	(106,564)	50,287
Increase (decrease) in unearned revenue	94,184	54,391
Increase (decrease) in contract liabilities	22,175	33,955
Decrease (increase) in guarantee deposits	(76,338)	(65,778)
Increase (decrease) in guarantee deposits received	26,776	40,595
Increase (decrease) in accounts payable - other	(1,344)	19,959
Increase (decrease) in accrued consumption taxes	100,425	(6,741)
Increase (decrease) in allowance for doubtful accounts	12,530	74
Increase (decrease) in provision for bonuses	11,268	13,808
Other, net	16,557	60,787
Subtotal	1,854,304	2,627,386
Interest and dividends received	336	5,678
Interest paid	(993)	(982)
Income taxes paid	(515,671)	(683,553)
Net cash provided by (used in) operating activities	1,337,975	1,948,529
Cash flows from investing activities		
Purchase of property, plant and equipment	(13,867)	(34,558)
Purchase of intangible assets	(231,725)	(304,833)
Payments of leasehold deposits	-	(120,574)
Other, net	(8,279)	147
Net cash provided by (used in) investing activities	(253,871)	(459,818)
Cash flows from financing activities		
Proceeds from long-term borrowings	60,000	-
Repayments of long-term borrowings	(51,256)	(38,116)
Proceeds from issuance of shares	-	446,382
Proceeds from disposal of treasury shares	-	924,086
Dividends paid	(117,957)	(147,697)
Other, net	2,953	(5,787)
Net cash provided by (used in) financing activities	(106,260)	1,178,867
Effect of exchange rate change on cash and cash equivalents	(2,250)	(2,003)
Net increase (decrease) in cash and cash equivalents	975,592	2,665,574
Cash and cash equivalents at beginning of period	2,095,936	3,071,529
Cash and cash equivalents at end of period	3,071,529	5,737,103

(5) Notes to Consolidated Financial Statements

(Notes regarding the assumption of a going concern)

There are no applicable items.

(Notes in case of significant changes in the amount of shareholders' equity)

Based on the resolution of the Board of Directors held on June 6, 2025, the Company issued 51,800 new shares and conducted a disposal of treasury shares of 118,200 shares on June 23, 2025. As a result, during the nine months ended September 30, 2025, share capital and capital surplus each increased by 206,731 thousand yen due to the issuance of new shares, treasury shares decreased by 180,655 thousand yen, and capital surplus increased by 762,804 thousand yen due to the disposal of treasury shares. As of the end of the fiscal year, share capital was 300,233 thousand yen, capital surplus was 1,788,753 thousand yen, and treasury shares were 172 thousand yen.

(Notes on segment information, etc.)

[Segment Information]

1 Overview of Reportable Segments

The reportable segments of our group are those components for which separate financial information is available and which are subject to regular review by management for the purpose of allocating management resources and evaluating performance.

Our group is composed of segments primarily based on the characteristics of the services provided, and the following two are reported as reportable segments.

The "Idle Assets Utilization Business" mainly operates two services: a monthly parking lot referral service, in which we introduce parking lots through our monthly parking portal site operated on the internet, and a monthly parking lot sublease service, in which we master lease (bulk rent) vacant parking spaces from parking lot owners and sublease them to users as monthly parking spaces.

The Visualization Business utilizes specialized skills such as 3DCG technology to visually convey the potential of real estate by creating and selling graphic data that illustrates building and space usage methods as well as completed images. In addition, we provide services that use VR technology to design spaces according to customer requests.

2. Method of calculating amounts for Net sales, profit or loss, assets, and other items by reportable segment

The accounting methods for the reported business segments are generally the same as those adopted in the preparation of the consolidated financial statements.

The profit of the reportable segments is based on operating profit.

3. Information on Net sales, profit, assets, and other items by reportable segment

The previous fiscal year (October 1, 2023 to September 30, 2024)

(Thousands of yen)

	Reportable segments			Reconciling items	Per consolidated financial statements
	Idle asset utilization business	Visualization business	Total		
Sales					
Revenues from external customers	10,327,874	213,740	10,541,614	-	10,541,614
Transactions with other segments	11,000	-	11,000	(11,000)	-
Total	10,338,874	213,740	10,552,614	(11,000)	10,541,614
Segment profit or loss (loss)	1,833,000	(261)	1,832,738	(4,554)	1,828,184
Segment Assets	2,871,284	91,963	2,963,248	2,590,796	5,554,044
Other items					
Depreciation	127,778	4,858	132,636	-	132,636
Amount of amortization of goodwill	7,870	-	7,870	-	7,870
Increase in property, plant and equipment and intangible assets	234,738	10,854	245,592	-	245,592

(Note) 1 The adjustment amount for Net sales represents the elimination of inter-segment transactions, and the adjustment amount for segment profit or loss (-) represents the adjustment associated with the elimination of inter-segment transactions.

2 The total of segment profit or loss (-) is consistent with operating profit in the consolidated statement of income.

3. The adjustment amount for segment assets represents company-wide assets that are not allocated to each reportable segment.

The current fiscal year (October 1, 2024 to September 30, 2025)

(Thousands of yen)

	Reportable segments			Reconciling items	Per consolidated financial statements
	Idle asset utilization business	Visualization business	Total		
Sales					
Revenues from external customers	13,232,105	247,840	13,479,945	-	13,479,945
Transactions with other segments	3,922	-	3,922	(3,922)	-
Total	13,236,027	247,840	13,483,868	(3,922)	13,479,945
Segment profit	2,594,407	20,465	2,614,873	(1,413)	2,613,460
Segment Assets	3,859,399	106,206	3,965,606	4,928,707	8,894,313
Other items					
Depreciation	164,182	6,866	171,048	-	171,048
Amount of amortization of goodwill	7,870	-	7,870	-	7,870
Increase in property, plant and equipment and intangible assets	335,159	4,233	339,392	-	339,392

(Note) 1 The adjustment amount for net sales represents the elimination of inter-segment transactions, and the adjustment amount for segment profit represents the adjustment associated with the elimination of inter-segment transactions.

2. The total segment profit is consistent with the operating profit in the consolidated statement of income.

The adjustment amount for segment assets represents company-wide assets that are not allocated to any reportable segment.

[Related Information]

The previous fiscal year (October 1, 2023 to September 30, 2024)

1 Information by finished goods and services

(Thousands of yen)

	Idle asset utilization business			Visualization business	Total
	Monthly Parking Referral Service	Monthly Parking Sublease Service	Other Services		
Revenues from external customers	388,843	9,632,802	306,228	213,740	10,541,614

2. Information by Region

(1) Net sales

As net sales to external customers in Japan account for more than 90% of consolidated net sales in the statement of income, the disclosure has been omitted.

(2) Property, plant and equipment

As the amount of property, plant and equipment located in Japan exceeds 90% of the amount of property, plant and equipment on the consolidated balance sheet, the disclosure has been omitted.

3. Information by major customer

There are no customers whose net sales to external customers account for 10% or more of the consolidated statement of income net sales, and therefore no disclosure is provided.

The current fiscal year (October 1, 2024 to September 30, 2025)

1 Information by finished goods and services

(Thousands of yen)

	Idle asset utilization business			Visualization business	Total
	Monthly Parking Referral Service	Monthly Parking Sublease Service	Other Services		
Revenues from external customers	453,910	12,292,177	486,017	247,840	13,479,945

## 2. Information by Region

### (1) Net sales

As net sales to external customers in Japan account for more than 90% of consolidated statement of income net sales, the disclosure has been omitted.

### (2) Property, plant and equipment

As the amount of property, plant and equipment located in Japan exceeds 90% of the total property, plant and equipment on the consolidated balance sheet, the details have been omitted.

## 3. Information by Major Customer

There are no customers whose net sales to external customers account for 10% or more of the consolidated statement of income's net sales, and therefore, no disclosure is provided.

### [Information on Impairment Losses on Non-current Assets by Reportable Segment]

For the fiscal year ended September 30, 2024

There are no applicable items.

For the fiscal year ending September 30, 2025

There are no applicable items.

### [Information on Amortization and Unamortized Balances of Goodwill by Reportable Segment]

The previous fiscal year (October 1, 2023 to September 30, 2024)

	Idle asset utilization business	Visualization business	Total
Depreciation for the period	7,870	-	7,870
Balance at the end of the current fiscal year	39,354	-	39,354

The current fiscal year (October 1, 2024 to September 30, 2025)

	Idle asset utilization business	Visualization business	Total
Depreciation for the period	7,870	-	7,870
Balance at the end of the current fiscal year	31,483	-	31,483

### [Information on Gain on Bargain Purchase by Reportable Segment]

The previous fiscal year (October 1, 2023 to September 30, 2024)

Not applicable.

The current fiscal year (October 1, 2024 to September 30, 2025)

Not applicable.



## (Per share information)

	Previous fiscal year From October 1, 2023 until September 30, 2024	For the fiscal year From October 1, 2024 until September 30, 2025
Net assets per share	315.44 yen	555.68 yen
Basic earnings per share	109.07 yen	153.62 yen
After adjustment for potential shares per share	107.54 yen	151.64 yen
Net income		

(Note) 1. The Company conducted a stock split at a ratio of two shares for each common share effective October 1, 2025. "Net assets per share," "Basic earnings per share," and "Diluted earnings per share" have been calculated on the assumption that the stock split was conducted at the beginning of the previous consolidated fiscal year.

2 The basis for the calculation of basic earnings per share and diluted earnings per share is as follows.

	Previous fiscal year (From October 1, 2023 until September 30, 2024)	For the fiscal year (From October 1, 2024 until September 30, 2025)
Basic earnings per share		
Profit attributable to owners of parent (thousand yen)	1,288,023	1,831,836
Amount not attributable to common shareholders (thousand yen)	-	-
Profit attributable to owners of parent related to common stock (thousand yen)	1,288,023	1,831,836
Average number of common shares (shares)	11,808,869	11,924,803
After adjustment for potential shares per share		
Net income		
Profit attributable to owners of parent adjustment (thousand yen)	-	-
Increase in number of common shares (shares)	168,417	155,347
(of which, Share acquisition rights (shares))	(168,417)	(155,347)
Overview of potential shares not included in the calculation of diluted earnings per share as they have no dilutive effect	Issued by consolidated subsidiary CGworks Inc. One type of stock option, 3,650 units Type and number of shares to be acquired 3,650 shares of common stock of a subsidiary	Issued by consolidated subsidiary CGworks Inc. One type of stock option, 3,350 units Type and number of shares to be acquired 3,350 shares of common stock of a subsidiary

## (Significant Subsequent Events)

### (Stock Split and Partial Amendment to the Articles of Incorporation)

Based on the resolution of the Board of Directors held on July 31, 2025, the Company will conduct a stock split and a partial amendment to the Articles of Incorporation in connection with the stock split, effective October 1, 2025.

#### 1. Purpose of the stock split

The purpose of the stock split is to lower the investment amount per trading unit of our shares, enhance the liquidity of our stock, and broaden and improve our investor base.

#### 2. Overview of Stock Split

##### (1) Method of stock split

As of the record date of September 30, 2025, the Company conducted a stock split at a ratio of 2 shares for every 1 share of common stock held by shareholders registered in the shareholder register as of the end of that day.

##### (2) Number of shares increased due to stock split

(i) Total number of shares issued before stock split	6,136,200 shares
(ii) Number of shares to be increased by this stock split	6,136,200 shares
(iii) Total number of shares issued after stock split	12,272,400 shares
(iv) Total number of authorized shares after stock split	38,400,000 shares

##### (3) Schedule of the split

(i) Record date and public notice date	September 12, 2025
(ii) Record date	September 30, 2025
(iii) Effective date	October 1, 2025

#### 3. Partial Amendments to the Articles of Incorporation

##### (1) Reason for the change

Due to the stock split, a partial amendment to the Articles of Incorporation was made on October 1, 2025, in accordance with Article 184, Paragraph 2 of the Companies Act.

##### (2) Details of amendments to the Articles of Incorporation (The underlined sections indicate the changes)

Before change	After change
(Total number of authorized shares) Article 6 The total number of shares authorized to be issued by the Company shall be The number of shares shall be <u>19,200,000</u> .	(Total number of authorized shares) Article 6 The total number of shares authorized to be issued by the Company shall be The number shall be <u>38,400,000</u> shares.

##### (3) Schedule of changes

Effective date of partial amendment to the Articles of Incorporation: October 1, 2025

#### 4. Others

##### (1) Changes in the amount of share capital

There will be no change in the amount of our share capital in connection with this stock split.

##### (2) Adjustment of the exercise price of share acquisition rights

In conjunction with the stock split, the exercise price per share for the Share acquisition rights has been adjusted as follows, effective as of October 1, 2025.

	Exercise price before adjustment	Adjusted exercise price
4th Share Acquisition Rights	150 yen	75 yen
5th Share Acquisition Rights	793 yen	397 yen

#### 5. Year-end dividend

Since the effective date of this stock split is set for October 1, 2025, the year-end dividend for the fiscal year ending September 2025, with the record date of September 30, 2025, will be based on the number of shares before the stock split.