

Seven & i Holdings Co., Ltd.

Presentation for the Second Quarter of FY2024

(Fiscal Year Ending February 28, 2025)

October 10, 2024



- ✓ The FY2024 financial forecasts has been revised based on the 1H results and the effects of initiatives for the Domestic and Overseas CVS operations in 2H onward
- ✓ Achieve growth by accelerating business strategies and adding new initiatives towards next fiscal year
- ✓ Accelerate the execution of specific initiatives based on the Action Plan announced on April 10 to maximize corporate and shareholder value

TODAY'S AGENDA



1H Results



Revision of Full-Year Financial Forecasts



Status of Major Operation Strategies

Domestic CVS Operations and North American CVS Operations



Strategic Initiatives

TODAY'S AGENDA



1H Results

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(3)

Strategic Initiatives

1H Consolidated Results Highlight



(Billions of yen, %)

_	FY2023	FY2024	YOY	Change	vs. Initial plan	Change from initial plan
Group's total sales ^{*1}	8,693.8	9,287.0	106.8	+593.1	104.4	+394.0
Revenues from operations	5,547.0	6,035.5	108.8	+488.5	107.7	+429.5
Operating income	241.1	186.9	77.6	(54.1)	84.2	(35.0)
Ordinary income	226.8	167.2	73.7	(59.6)	83.2	(33.7)
Net income attributable to owners of parent	80.2	52.2	65.1	(27.9)	47.1	(58.7)
EPS (yen)	30.28	20.09	66.3	(10.19)	47.1	(22.59)
EPS before amortization of goodwill (yen) *2	45.81	38.87	84.8	(6.94)	64.0	(21.84)
EBITDA ^{*3}	496.4	471.5	95.0	(24.9)	94.9	(25.4)

*1 Group's total sales include the sales of franchisees of Seven-Eleven Japan, Seven-Eleven Okinawa, 7-Eleven, Inc. and 7-Eleven Stores Pty Ltd.

*2 Tax impact related to amortization of goodwill is taken into account.

*3 EBITDA: Operating income + Depreciation and amortization + Amortization of goodwill

Notes) 1. Exchange rate: 1USD=152.36JPY, 1CNY=21.07JPY

2. The Company conducted a 3-for-1 common share split on March 1, 2024. "EPS" and "EPS before amortization of goodwill" are calculated as if the share split had occurred at the beginning of the previous fiscal year.



(Billions of yen, %)

	Revenues fro	m operations	Operating income		EBITDA	
		YOY/Change		YOY/Change		YOY/Change
Consolidated	6,035.5	108.8 +488.5	186.9	77.6 (54.1)	471.5	95.0 (24.9)
Domestic CVS operations	462.3	98.2 (8.4)	127.7	92.2 (10.7)	174.0	95.4 (8.4)
Overseas CVS operations	4,612.5	114.5 +585.6	73.3	65.0 (39.5)	255.2	94.8 (14.1)
Superstore operations	724.5	99.4 (4.5)	3.5	79.3 (0.91)	24.8	102.4 +0.57
Financial services	105.2	102.3 +2.3	17.4	87.4 (2.5)	36.9	99.8 (0.06)
Others	164.5	66.2 (83.8)	3.8	156.8 +1.3	7.2	71.0 (2.9)
Eliminations/Corporate	(33.6)	(2.6)	(38.8)	- (1.7)	(26.8)	+0.09



(Billions of yen, %)

	Revenues fro	om operations	Operating income		EBITDA	
		vs. plan/change		vs. plan/change		vs. plan/change
Consolidated	6,035.5	107.7 +429.5	186.9	84.2 (35.0)	471.5	94.9 (25.4)
Domestic CVS operations	462.3	96.9 (14.6)	127.7	91.9 (11.2)	174.0	94.0 (11.1)
Overseas CVS operations	4,612.5	110.2 +428.5	73.3	67.9 (34.6)	255.2	91.3 (24.4)
Superstore operations	724.5	100.4 +2.5	3.5	175.7 +1.5	24.8	106.0 +1.4
Financial services	105.2	102.2 +2.2	17.4	87.3 (2.5)	36.9	94.0 (2.3)
Others	164.5	105.5 +8.5	3.8	+3.8	7.2	213.7 +3.8
Eliminations/Corporate	(33.6)	- +2.3	(38.8)	+8.1	(26.8)	- +7.1

1H Special Losses



(Billions of yen)

	FY2023	FY2024	YOY/Change	Major factors
Special losses	159.6	86.2	(73.3)	
Loss on disposals of property and equipment	6.6	6.8	+0.18	_
Impairment loss	10.5	10.6	+0.03	-
Loss on business of subsidiaries and associates	-	45.8	+45.8	IYNS :Loss incurred due to business withdrawal
Restructuring expenses	0.80	5.1	+4.3	IY (+4.6):Impairment loss, etc. on the subject stores
Loss on transfer of subsidiary	4.8	4.7	(0.08)	_
Loss on transfer of department store	130.3	-	(130.3)	SS :Stock transfer carried out last year
Other Note) IYNS: Ito-Yokado Online Supermarket, IY: Ito-Yokado, S	6.3 SS: Sogo & Seibu	12.8	+6.5	IY (+4.7):Store renovation costs associated with Typhoon No. 7, etc.

Operating losses eliminate due to the exit of online supermarket business, and contribute to increased profits in the SST operations from next year onward. The store-based delivery service will be maintained and revised, and Last-Mile strategy will be restructured

EBITDA of SST Operations



(Billions of yen, %)

				FY2024	
	1H results	YOY	vs. plan	plan	YOY
Ito-Yokado	8.4	120.5	124.0	27.9	152.2
SHELL GARDEN	(0.10)	-	-	0.14	-
Tokyo metropolitan area SST operations	8.8	137.6	129.6	28.2	150.8
York-Benimaru	14.5	102.5	99.8	30.1	104.5
SST operations*	22.7	104.5	109.2	56.6	113.4

*SST operations: Figures exclude Ito-Yokado in China and other operating companies from SST operations

Accelerate laying the foundations for further growth of the SST operations

Fundamental Transformation Roadmap of Tokyo Metropolitan Area SST Operations



Number of stores with self-planned apparel* [All stores excluding Shokuhinkan] [stores as of the end of fiscal year]113 stores98 stores114 plan1H resultsFY2024 plan90 stores 100% achieved90 stores90 stores32 stores	
apparel* [All stores excluding Shokuhinkan]113 stores98 stores90 stores90 stores32 stores	
	Completely exit
Number of Ito-Yokado stores* 126 stores 123 stores 111 stores 111 stores 92 stores 100% achieved 100% achieved	-
SG&A reduction ratio - (1.4)% (4.3)% (4.9)% (7.6)% (vs. FY2022) <	(19.7)%
Labor share [Salaries and wages/gross profit from operations x 100] 39.5% 38.4% 39.3% 39.1% 36.4%	34.0%
() indicate the level of productivity Gross profit from operations/Salaries and wages (2.5x) (2.6x) (2.6x) (2.5x) (2.6x) (2.7x)	(2.9 _x)
Sales composition of delicatessen 13% 13% 14% 13% 14%	15%
Store productivity [Sales per tsubo] (vs. FY202)3.65 million yen (-)3.78 million yen (+3.6%)-3.48 million yen (+7.4%)3.92 million yen (+7.4%)	4.25 million yen (+16.4%)

Tokyo metropolitan area SST operations is progressing with expectations of achieving JPY 55.0Bn or more of EBITDA and 4% or more of ROIC

* Figures exclude York Mart, York Foods, etc.

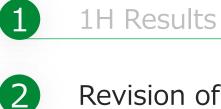
Dividends per share	20.0 yen
Effective date of dividends (Starting date of paying dividends)	November 15, 2024

FY2024 dividends forecasts

Annual 40.0 yen [Interim 20.0 yen / Year-end 20.0 yen]

FY2024 interim dividend will be conducted according to the disclosure based on the "Progressive Dividend" policy

TODAY'S AGENDA



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(3)

Strategic Initiatives

FY2024 Revised Consolidated Financial Forecasts



(Billions of yen, %)

	Initial plan	After revision	YOY	YOY change	vs. Initial plan
Group's total sales ^{*1}	17,815.0	18,993.0	106.8	+1,203.0	106.6
Revenues from operations	11,246.0	11,879.0	103.5	+407.2	105.6
Operating income	545.0	403.0	75.4	(131.2)	73.9
Ordinary income	502.0	356.0	70.2	(151.0)	70.9
Net income attributable to owners of parent	293.0	163.0	72.6	(61.6)	55.6
EPS (yen)	112.80	62.74	73.9	(22.13)	55.6
EPS before amortization of goodwill (yen)*2	149.65	100.47	85.7	(16.76)	67.1
EBITDA	1,102.0	975.8	92.5	(79.1)	88.5

*1 Group's total sales include the sales of franchisees of Seven-Eleven Japan, Seven-Eleven Okinawa, 7-Eleven, Inc. and 7-Eleven Stores Pty Ltd.

*2 Tax impact related to amortization of goodwill is taken into account.

Note) Exchange rate: Before revision 1USD=145.00JPY, 1CNY=19.00JPY, After revision 1USD=149.00JPY, 1CNY=19.00JPY

FY2024 Transient Special Gains and Losses



(Billions of yen)

FY2024 Major Factors (Forecasts) Transient Special Gains 91.6 77.3 Sale and leaseback (\$520M) 7-Eleven, Inc. 7&iHD (nonconsolidated) 9.6 Gain on transfer of subsidiary, etc. 4.7 Others Transient Special Losses 128.7 54.3 Closure of unprofitable stores (\$365M) 7-Eleven, Inc. 45.8 Loss on withdrawal from business Ito-Yokado Online Supermarket Losses due to disaster response and transformation of Tokyo metropolitan area Ito-Yokado 18.7 SST operations Loss on transfer of subsidiaries and associates, etc. 9.9 7&iHD (nonconsolidated)

FY2024 Forecasts by Segment (Revised)



(Billions of yen, %)

	Revenues from operations		Operatin	g income	EBITDA	
		YOY/Change		YOY/Change		YOY/Change
Consolidated	11,879.0	103.5 +407.2	403.0	75.4 (131.2)	975.8	92.5 (79.1)
Domestic CVS operations	915.0	99.3 (6.7)	239.6	95.6 (10.9)	333.2	97.8 (7.5)
Overseas CVS operations	9,067.0	106.5 +550.0	207.2	68.7 (94.4)	572.7	91.7 (51.8)
7-Eleven, Inc. [Millions of dollar]*	57,302	95.9 (2,476)	2,150	76.3 (666)	3,602	84.6 (654)
Superstore operations	1,439.0	97.4 (38.3)	13.5	99.3 (0.08)	57.3	106.7 +3.5
Financial services	212.0	102.2 +4.5	30.4	79.6 (7.7)	70.5	96.5 (2.5)
Others	312.0	75.9 (99.3)	3.6	133.9 +0.91	10.5	77.3 (3.0)
Eliminations/Corporate	(66.0)	(2.9)	(91.3)	(18.9)	(68.4)	(17.6)

• Figures are shown on SEI consolidated basis.

Note) Exchange rate: Before revision 1USD=145.00JPY, 1CNY=19.00JPY, After revision 1USD=149.00JPY, 1CNY=19.00JPY

FY2024 Financial Forecasts of Major Operating Companies



(Billions of yen,%)

	Before Revision				Revised			
	Operating	income	Existing store	Change in merchandise	Operating	income	Existing store	
		YOY/ Change	sales growth	GPM GPM		YOY/ Change	sales growth	GPM
Coven Floven Janan		103.6	+2.5		240.0	95.6		(0,1)
Seven-Eleven Japan	260.0	+8.9	τ2.5	+0.2	240.0	(11.0)	+0.4	(0.1)
	424.0	107.2			220 4	80.9		
7-Eleven, Inc.*1	424.9	+28.6			320.4	(75.8)		
[Millions of dollar]		[104.0]	+0.5	±0.0		[76.3]	(3.0)	(0.9)
	[2,930]	[+113]			[2,150]	[(666)]		
Ite Velvede	5.4	-	(Former IY) (1.9) ^{*2}	(Former IY) ± 0.0	5.4	-	(Former IY) $(1.9)^{*2}$	(Former IY) ± 0.0
Ito-Yokado	5.4	+6.6	(Former YO) +0.6	(Former YO) (0.1)	5.4	+6.6	(Former YO) +0.6	(Former YO) (0.1)
Verk Denimenry	10 0	101.1	. 1 0	101	10 0	101.1	110	10.1
York-Benimaru	enimaru 18.9 +1. +0.19		+1.9	+0.1	18.9	+0.19	+1.9	+0.1

Note) Exchange rate: Before revision 1USD=145.00JPY, After revision 1USD=149.00JPY

TODAY'S AGENDA



Revision of Full-Year Financial Forecasts

Status of Major Operation Strategies

Domestic CVS Operations and North American CVS Operations



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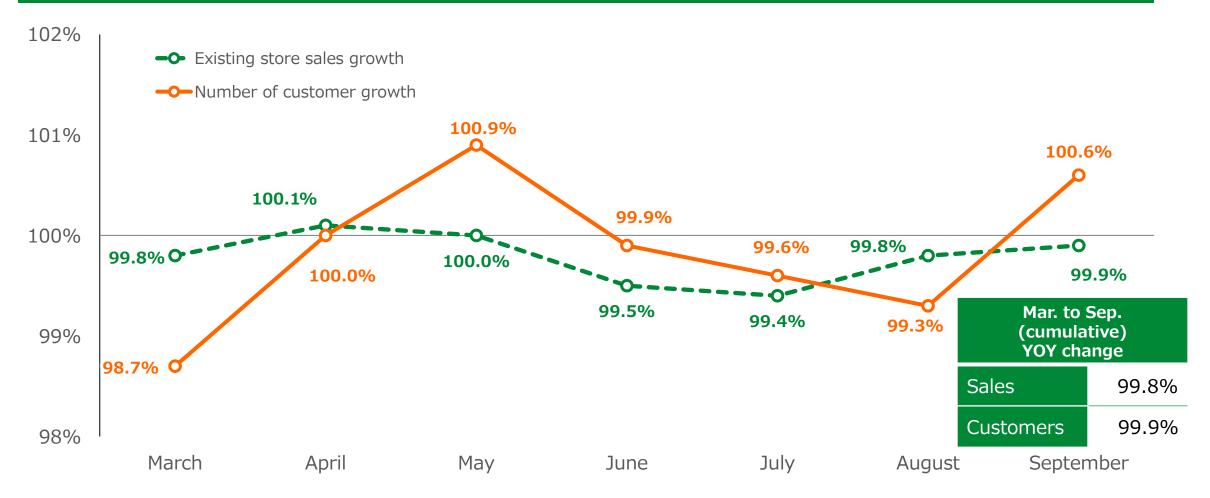
 $(\mathbf{3})$

Strategic Initiatives

1H Status



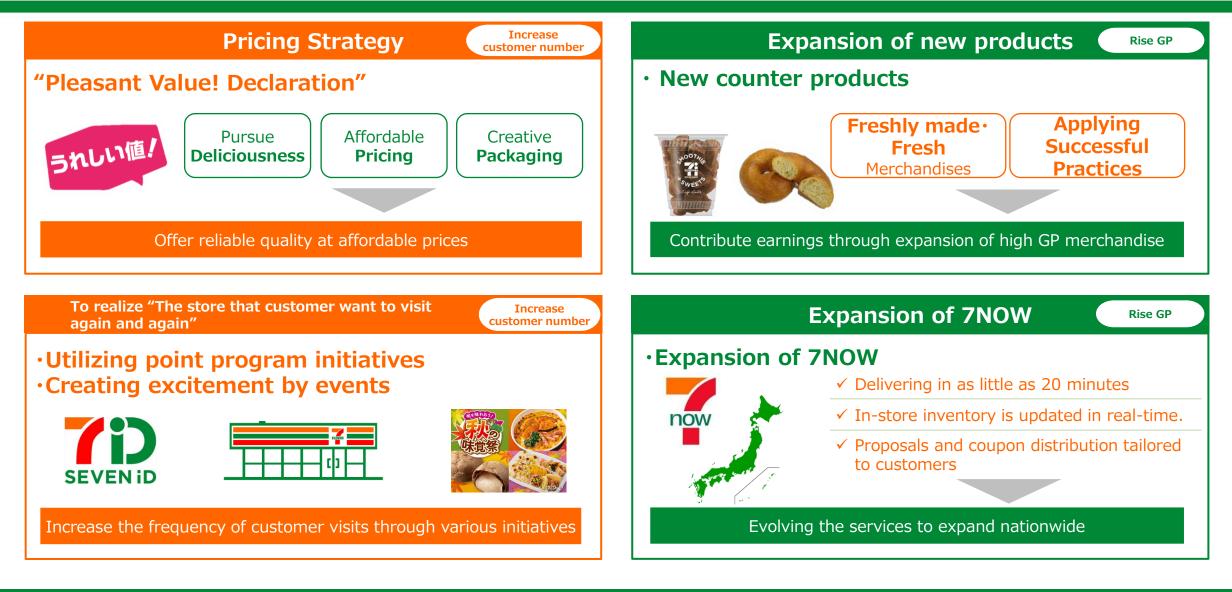
Sales and number of customers' trend



Various initiatives have been taken and the number of customers is improving

Initiatives to Improve the Number of Customers and Increase Gross Profit





Aim to 'Increase the frequency of visits', 'Attracting new customers', and 'Rise GP' through various initiatives

Pricing Strategy Increase customer number

#かな品質を うれしい値!



Pleasant Value (balance price and value)

Reliable quality at an affordable price

"Pleasant Value! Declaration"

•Original Fresh Food: Approx. 65 items

•Seven Premium: Approx. 205 items

Communicating value to customers



うれしい値、





Optimize price range variations to meet customer needs

Changes in customer base

Change in the purchase rate of "Pleasant Value" merchandise



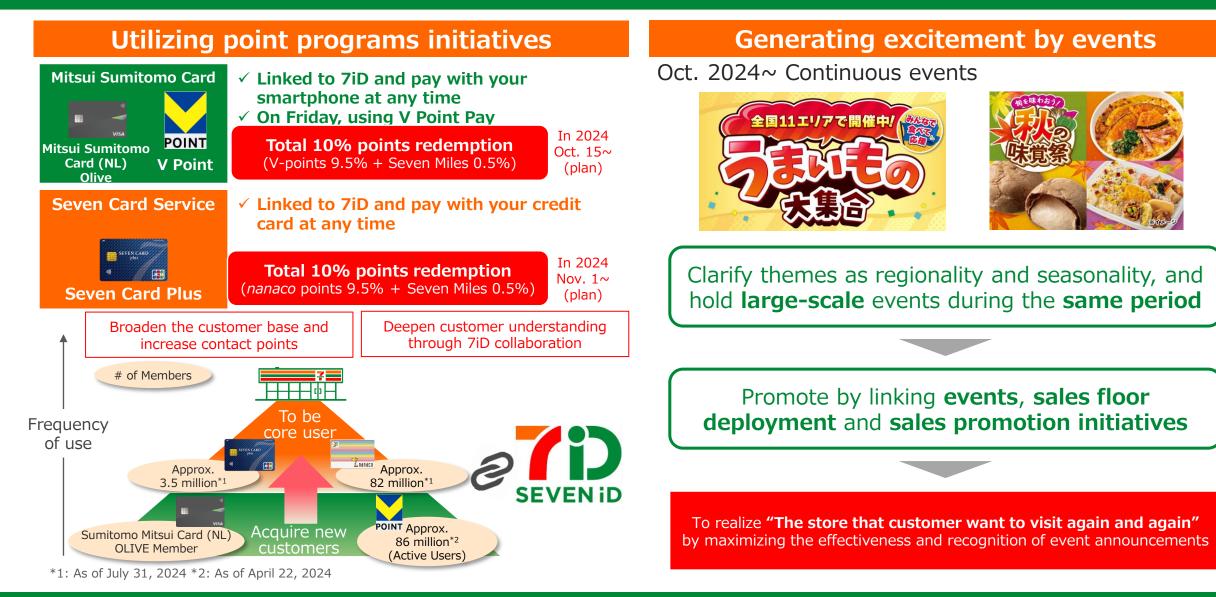
Customers with a growing purchase rate



Price sensitive young people are buying more

Optimize assortment and dispel the image of 'expensive' to encourage repeat visits and new usage

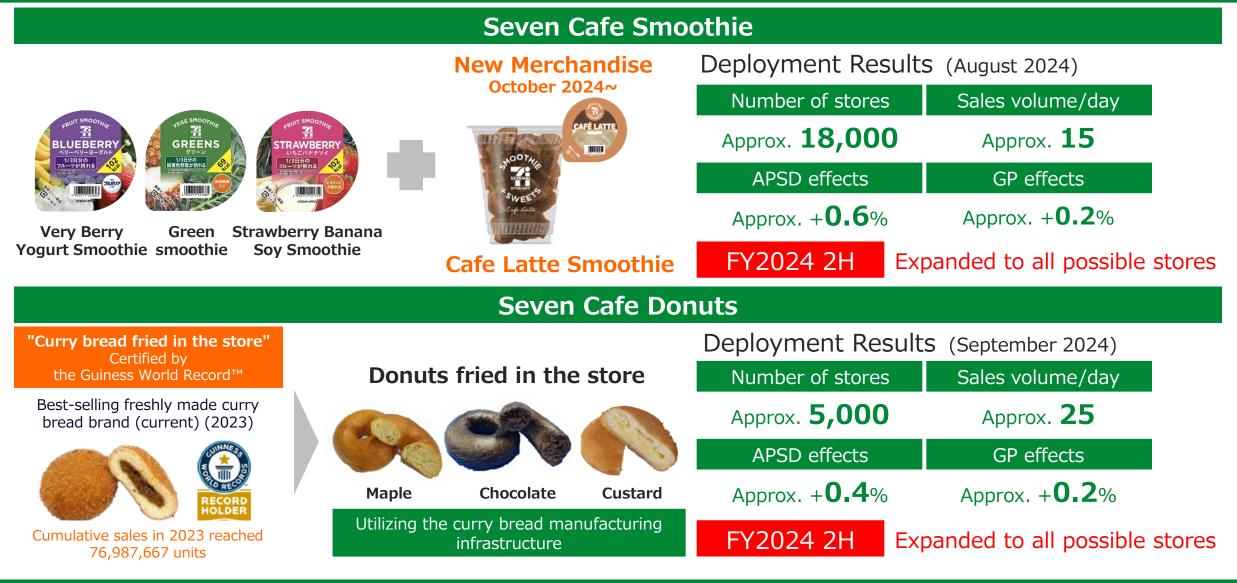
To Realize "The Store that Customers Want to Visit Again and Again"



Broaden the customer base through point program initiative and improve the frequency of customer visits through continuous events

Expansion of new merchandise (New Counter Merchandise) Rise GP

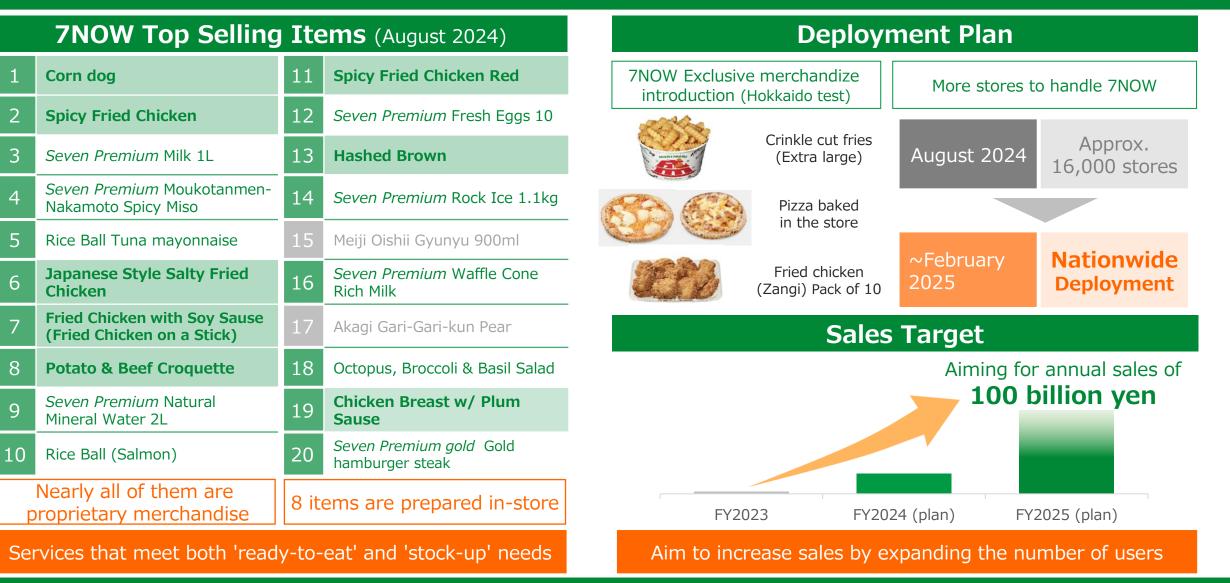




Aim to boost earnings through GP improvement by appealing hot from the oven and fresh counter merchandise

7NOW Expansion Rise GP

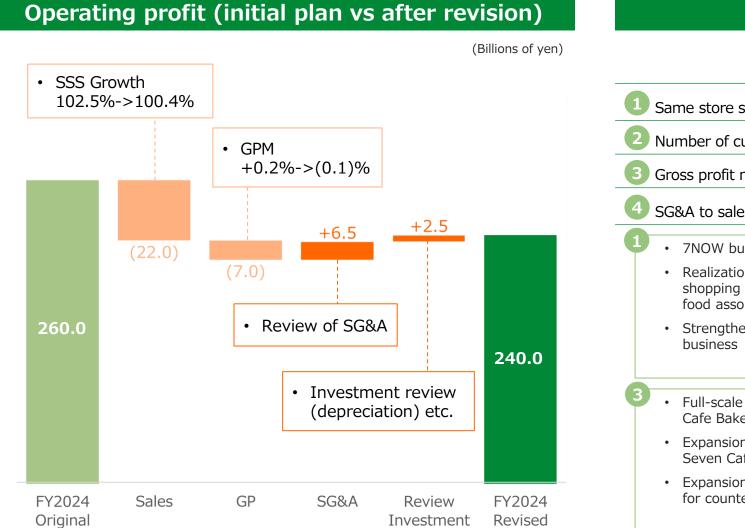




Evolving services for nationwide expansion

Aiming to Improve Profits in FY2025





Improvement activities

	FY2024 After revision	FY2025 Target	Change
1 Same store sales (%)	+0.4	+1.8	-
2 Number of customers (%)	+0.4	+1.5	-
3 Gross profit margin (%)	32.1	32.3	+0.2
4 SG&A to sales ratio (%)	11.4	11.3	(0.1)
 7NOW business expansion Realization of one-stop shopping (expansion of non- food assortment) Strengthening of retail media business 	-	Creating the store th want to visit again a ("Pleasant Value", cr sense of excitement Linking with externa improving the freque through the Seven-E loyalty program	nd again reating a and events) I points and ency of visits
 Full-scale development of Se Cafe Bakery Expansion of stores introduci Seven Cafe Tea Expansion of mobile ordering for counter merchandise 	ing .	Maximize return on i Increase productivity head office employed utilizing IT/DX Review outsourcing bring work in-house	/ of OFC and es by actively

TODAY'S AGENDA





Revision of Full-Year Financial Forecasts



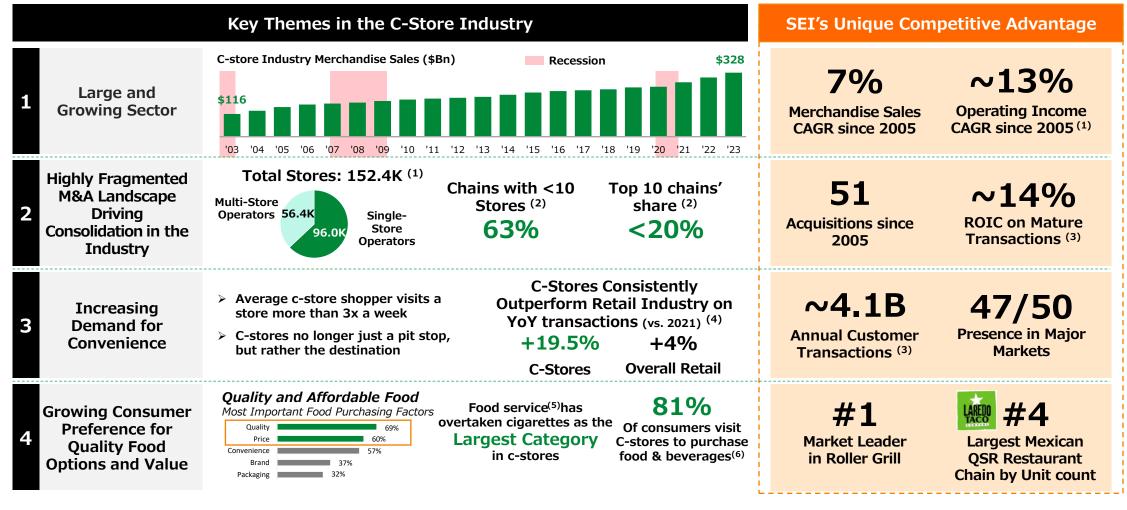
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Strategic Initiatives





Sources: NACS 2024 Fast Facts (January 2024), The 2024 State of Convenience (NIQ), NACS 2023 State of the Industry Report

Notes:

1. CAGRs reflect FY2005 - FY2023

2. As of December 2023, includes stores without fuel

- 3. As of FY 2023
 - 4. Earnest Research (2021年5月 2024年5月)
 - NACS food service defined as Prepared food, commissary, hot dispensed beverages, cold dispensed beverages and frozen dispensed beverages
- 6. C-Store Decisions (Q1 2024 Survey)
- Servings share (Apr '23- Mar '24)

SEVEN&THOLDINGS

	Q2 2024			1H 2024			
(Millions of dollars unless otherwise noted) ⁽¹⁾	Result	YOY (%)	YOY Change	Result	YOY (%)	YOY Change	
Total Store Sales	18,654	100.4	+70	34,989	98.0	(720)	
Revenues from Operations (JGAAP)	15,454	101.2	+180	28,929	98.3	(513)	
Operating Income	657	78.4	(181)	858	73.5	(309)	
EBITDA ⁽²⁾	1,021	85.1	(178)	1,581	83.4	(315)	
Merchandise Existing Store Sales Growth (%)	(2.4)	_	-	(3.2)	_	-	
Merchandise Margin (%)	33.7	_	(0.7)	33.0	_	(1.3)	
Avg. retail gallons sold per store increase (%)	(1.2)	_	_	(3.2)	_	_	
Retail Fuel CPG (cent)	41.80	_	(3.25)	38.41	_	(1.28)	

Notes:

1. Figures are shown on SEI consolidated basis

2. Operating income + Depreciation and amortization

- Navigating unique macro environment challenges and changes in consumer shopping patterns
- Sequential improvement in Same-Store Sales, Merchandise GP Margins, and Fuel Volumes in Q2
- Leaning into execution of Strategic Priorities to drive improvement in store traffic, sales and margin
 - Grow sales of Propriety Products
 - Accelerate Digital and Loyalty impact
 - Continue to grow our **7NOW delivery business**
 - Achieve Operating Efficiencies and Cost Leadership
 - Grow Store Network through M&A and New Stores
- Continuing to emphasize Value and in-store Execution

1H 2024 Quarterly Trends



(%)

+20.0

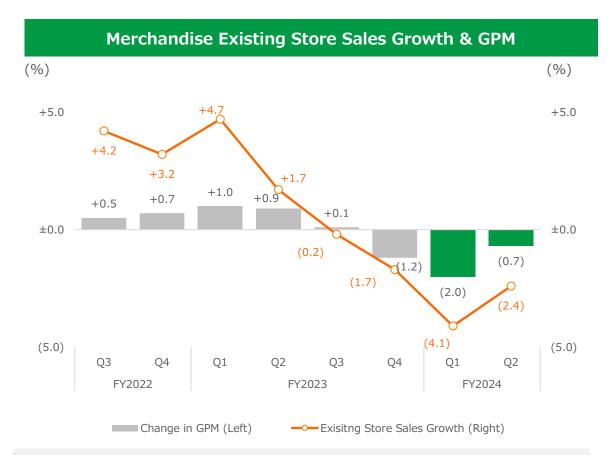
+10.0

±0.0

(10.0)

(20.0)

(3.3)



- Traffic and sales challenged as consumers pull back due to inflationary pressure
- Industry wide cigarette business continues to decline

+10.0+6.2 +6.3+2.4+0.5±0.0 (4.2) (3.5)(4.1)(4.6) (6.6)(10.0)(6.4)(20.0)Q2 Q3 Q1 04 02 Q3 Q4 Q1 FY2023 FY2022 FY2024 YOY Change in CPG (Left)

Retail Fuel Sales Volume Growth Per Store & Retail CPG

- Fuel volume declining modestly, but better than industry⁽¹⁾
- Overall margin remains healthy

Note: Based on OPIS data

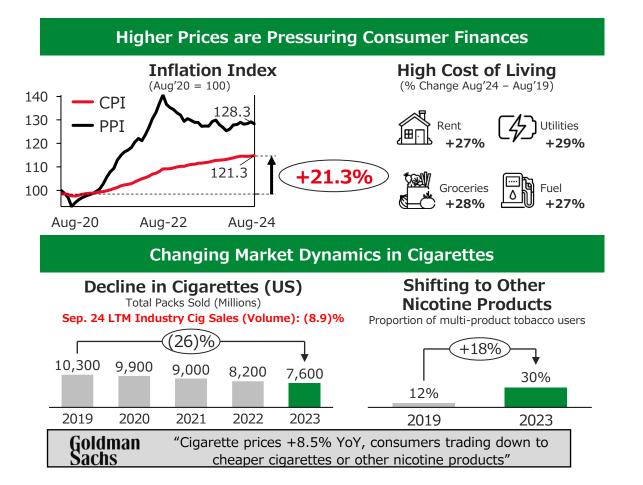
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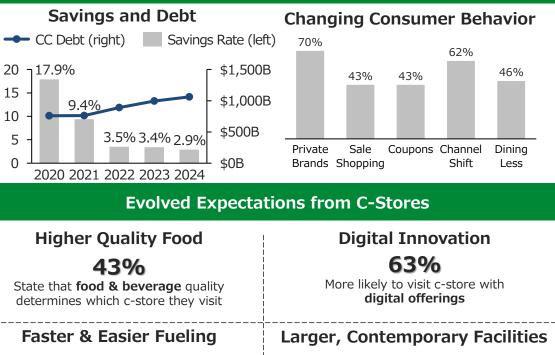
+20.0

+11.8





Depleted Savings Has Led to Reliance on Debt and Value Focus



75% Want more pumps & easier access to fueling

Increase in industry avg. sales area size (~4.1K sq. ft) of new c-stores vs. 2019

23%

Sources: US Joint, Economic Committee, Bloomberg, Numerator, NDH, Uber, YouGov, Mckinsey, CNN, Tax Foundation, NIH, TFK, Food Navigator, Circana, CSNews, NACS

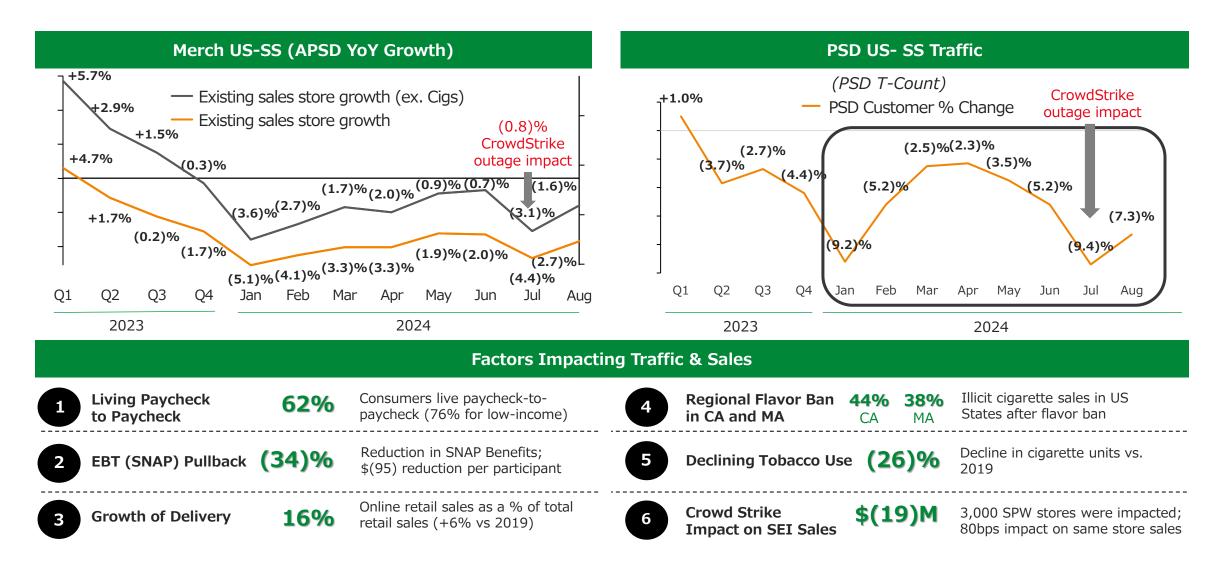
Notes:

1. Gallup poll - "Have you, yourself, smoked any cigarettes in the past week?"

2. Multi-product includes traditional, blunts, filtered cigarettes, cigars, e-cigarettes, vapes, etc.

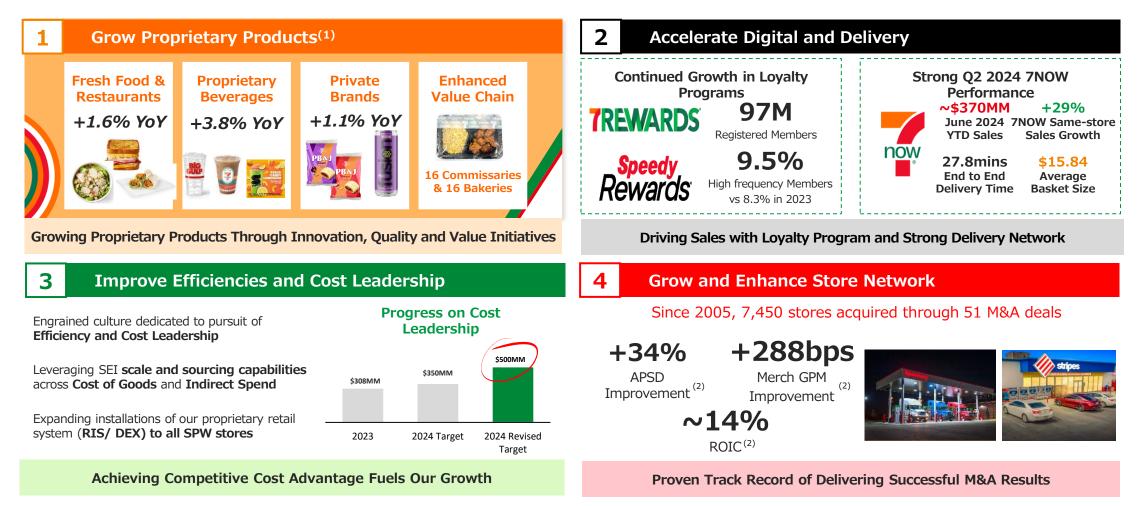
7-Eleven is Well Positioned to Navigate The Unique Economic Environment





Sources: PYMNTS, USDA, Ycharts, Tax Foundation, TFK





Notes:

1. Total company Q2 2024 YoY growth

2. Reflects mature deals (3-years post acquisition As of Dec'23 LTM)

Grow Proprietary Products



Food & Beverage Modernization

Summary

Program Components

- Bake In-Store .
- Self-Serve Roller Grill
- Grab & Go Cases
- Specialty Beverage ٠

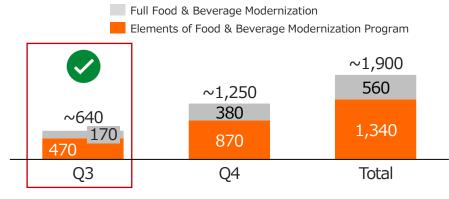


Program Verification

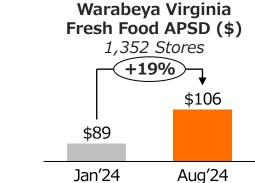
(As of Dec'23)



2024 Rollout Plan



Warabeya Texas Fresh Food APSD (\$) 855 Stores +6% \$151 \$142 \$89 Jan'24 Aug'24 Jan'24



Enhanced Commissary Long-Term Plan *Start Operation

	# of Stores	2024	2025	2026	2027
Ohio	1,108		*		
So. Cal	1,310			*	
Florida	1,339				*

Warabeya

Q3 and Q4 Value Offers

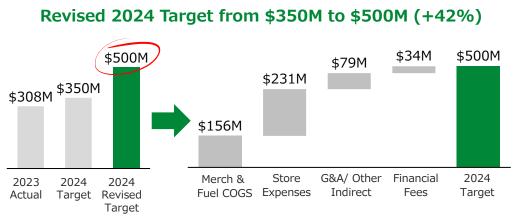








Cost Leadership



FY 2024 OSG&A Expense forecasted to be down \$85M or -0.9% vs. Prior Year

*Excluding Stripes West TX Expenses and 2023 non-recurring items

Store Portfolio Optimization



- ~\$30M 2024 Operating Income benefit
- ~\$110M Annualized run rate

Proprietary Retail System (RIS/DEX)

Enables a Customized Assortment for Each Store Based on Local Demand

- 524Targeting to Complete
Speedway stores
completed as of
August 2024Targeting to Complete
Speedway Store
Conversions to RIS 2.0
by 2025
- Proprietary POS system which differentiates our stores from competitors
- ✓ Unified customer experience across banners
- Maximizes Store Margins and Profitability





Sale Leaseback (Q4)

Marketing \$750M sale leaseback

- Expected to close Q4 2024
- Strong investor appetite
- Value accretive transaction



2H and FY2024 Revised Guidance



	Prior Guidance						
(Millions of dollars	2H			FY2024			
unless otherwise noted) ⁽¹⁾		YOY (%)	YOY Change		YOY (%)	YOY Change	
Total Store Sales	35,692	97.0	(1,110)	70,289	96.9	(2,224)	
Revenues from Operations (JGAAP)	28,933	95.4	(1,401)	57,210	95.7	(2,568)	
Operating Income	1,831	111.1	+183	2,930	104.0	+113	
EBITDA ⁽²⁾	2,555	108.3	+196	4,374	102.8	+117	
Merchandise Existing Store Sales Growth (%)	-	_	_	0.5	_	_	
Merchandise Margin Growth (%)	-	-	_	0.0	_	_	
Fuel Sales Volume per Store Growth (%)	-	_	_	(3.2)	_	_	

New Guidance							
	2Н		FY2024				
	YOY (%)	YOY Change		YOY (%)	YOY Change		
34,750	94.4	(2,052)	69,740	96.2	(2,773)		
28,372	93.5	(1,962)	57,302	95.9	(2,476)		
1,291	78.4	(356)	2,150	76.3	(666)		
2,020	85.6	(338)	3,602	84.6	(654)		
-	_	_	(3.0)	-	-		
-	_	_	(0.9)	_	_		
-	_	_	(3.1)	_	_		

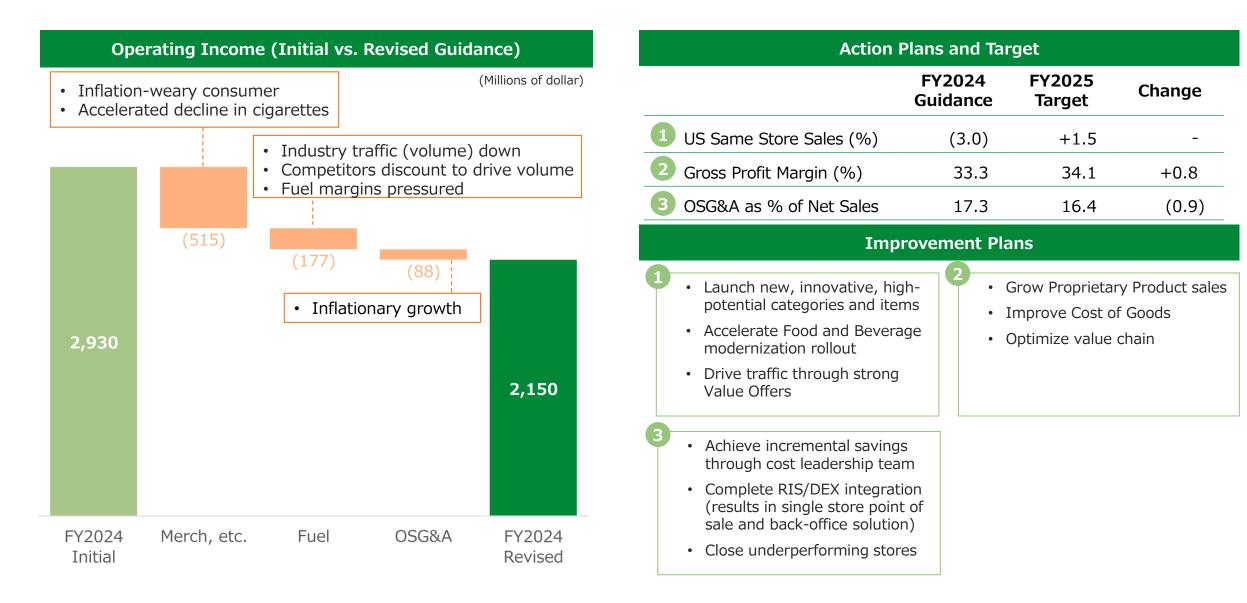
- Pullback in consumer spending has persisted beyond prior expectations
- Store traffic and sales growth impacted as consumers consolidate trips and reduce shopping occasions
- Adapting to structural shifts from changes in nicotine business and preference for delivery
- Revised guidance reflects near-term challenges
- Through execution of Strategic Priorities, 7-Eleven business will return to growth in 2025 and beyond

Notes:

1. Figures are shown on SEI consolidated basis

2. Operating income + Depreciation and amortization



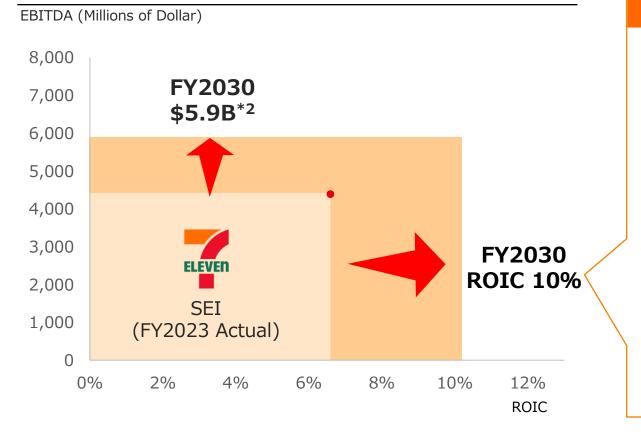


ROIC Improvement Plans



ROIC improvements and Corporate Value enhancements are Critical Elements of our Long-Term Plan

ROIC and Corporate Value Enhancement*1





Notes:

1. ROIC = (Net Income + Interest Payment x (1- Tax Rate) / (Equity + Gross Debt (both using avg. of beginning/end of each period))

2. U.S. GAAP basis: EBITDA calculated as EBIT – Depreciation & Amortization

TODAY'S AGENDA



1H Results



Revision of Full-Year Financial Forecasts



Status of Major Operation Strategies

Domestic CVS Operations and North American CVS Operations



Strategic Initiatives

Objective

• <u>Pursuing the best interests of our shareholders and other stakeholders</u>

Key Considerations

1 Unlocking potential value in each business segment Need to fully bring out the potential of each of the CVS business, SST business, financials and other businesses

2 Improve business operations and accelerate growth

Urgent need to establish a best-in-class global CVS platform, and accelerate growth through global expansion/deployment of high quality "Food" and services of the 7-Eleven brand

3 Unlock and realize values for shareholders Realize return to shareholders through unlocked corporate and shareholder values

Strategic Initiatives



Optimization of group structure



Operational improvements and enforcement of selfdriven growth story



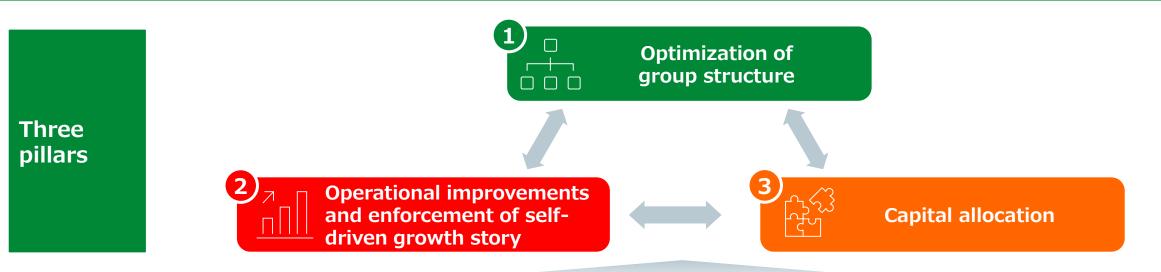
Capital allocation

Consideration of methods and realistic timeline for our shareholders to fully benefit from the intrinsic value of our company



to Unlock Intrinsic Values





Approach and strategic initiatives to support the pillars

Action plans announced on April 10th, 2024

- A Formulation of concrete action plans
 - to accelerate growth
- B Changes to the group structure that will enhance our long-term growth and corporate value
- **C** Enhancement of investor engagement

Continue to assess standalone initiatives to further unlock the company's intrinsic value

Action plans proposed by the Strategy Committee and realization of intrinsic value from the on-going consideration of standalone initiatives

1 Our Efforts on Optimization of Group Structure*



	7-Eleven	Corporation (te	entative)			YORK	Holdi	ngs Co	., Ltd.		Finan	cials
Initiatives	 "Seven & i Hold Focus on glob management Requires chan will be addres 2025 	al CVS strategy with iges in Articles of Inc sed in the Sharehold eration of applying	the unified fo corporation, which lers' Meeting in May	Capital Alliance with SST business (to aintain collaboration r providing highest- quality food)	co gro • By SS aca as	t up an mpany t oup for bringin T busing counted well as owth	to overs a plann ig in str ess gro l as equ	see SST ed IPO ategic up will ity met	busine partner be hod aff	ess rs, filiate		
	Domestic CVS (Japan)	Global CVS (Excluding Japan, North America)	Global CVS (North America)		F	Food SI	М		alty s Othe		7BK gı	oup
	SEJ	7IN	SEI		IY	YB	Others	LO	AH	Others	7BK	Others
Initiatives for further considerat ion	Promote enha corporate / s value through g	shareholder u	strategic initiativ Inlock SEI's pote Value			stra	rcementegy v ncial) in	vith ca	pital	(onsidera optimal ations v	

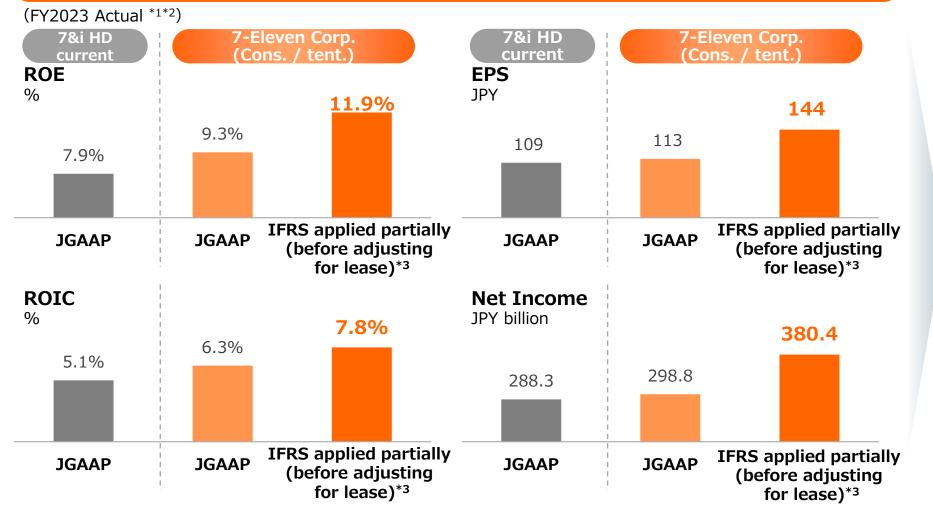
* SEJ: SEVEN-ELEVEN JAPNA CO., LTD., 7IN : 7-Eleven International LLC, SEI : 7-Eleven, Inc., IY : Ito-Yokado., Co. Ltd., YB : York-Benimaru Co., Ltd., LO : The LOFT Co., Ltd., AH : Akachan Honpo Co., Ltd., 7BK : Seven Bank, Ltd.

Achieve a new group structure in which the CVS, SST and financials, each have capital and strategic independence

2 Transformation to a Leading Global CVS Company

7-Eleven Corp. (tent.) YORK HD





Obtain positioning as a world leading global CVS franchise

Improvement on financial profile to match global CVS competitors

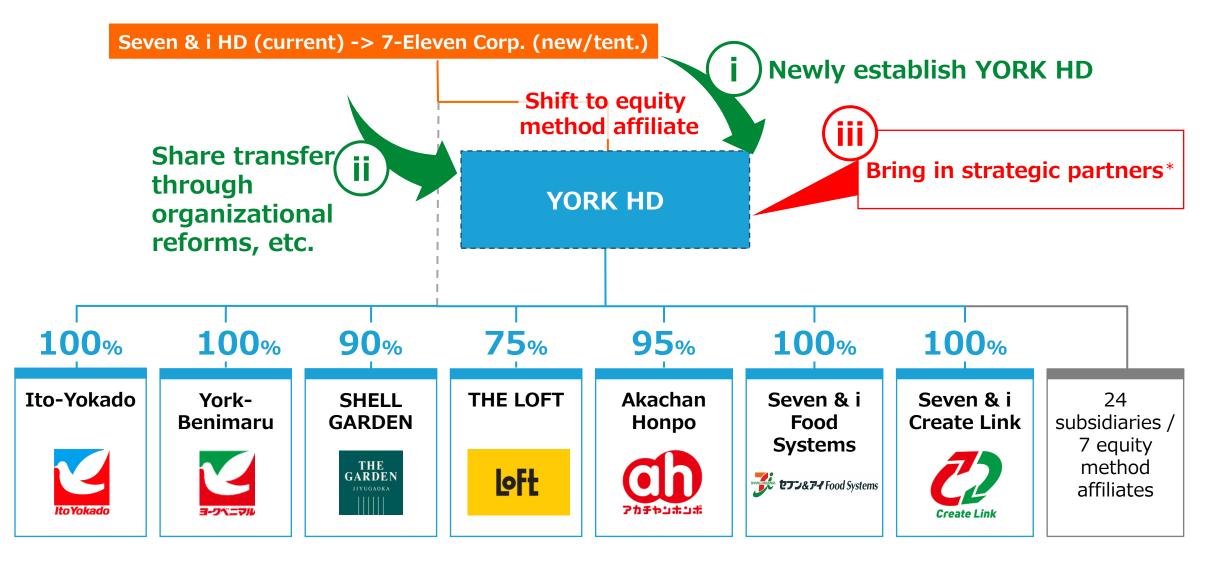
Operational improvement to global standards and visibility of future growth

*1 Figures adjusted for the impact of the transfer of shares in Sogo & Seibu and Barneys Japan.

*2 Figures for 7-Eleven Corporation (tentative) consolidated are based on the assumption that equity method accounting is applied to the SST Business, and the specialty store and other businesses. *3 IFRS basis figures are adjusted for amortization of goodwill and consequential tax impact (the on-balancing of operational lease is not taken into account).

2 Accelerate Self-driven Growth of SST Business Group



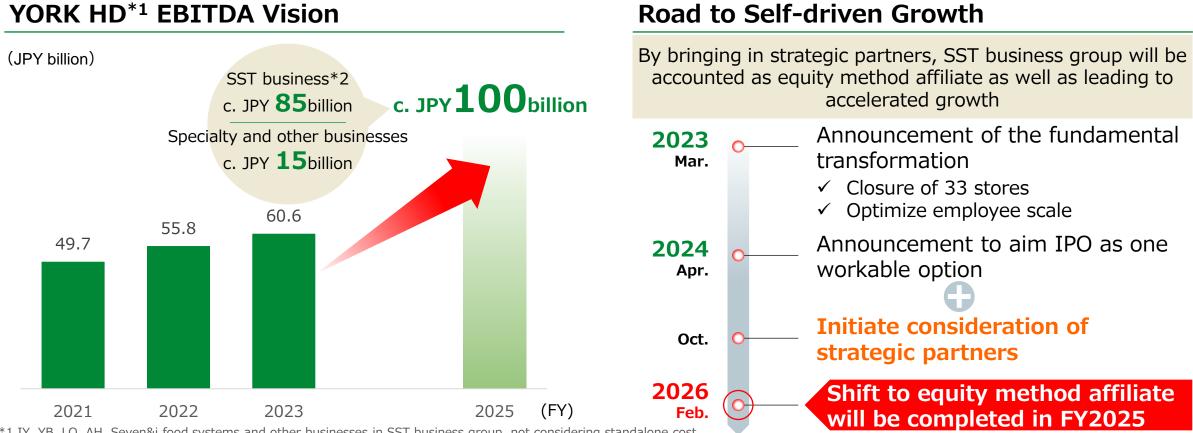


* Including possible co-investment by founder families

2 Realize Self-driven Growth of SST Business Group



YORK HD : Achieve EBITDA goal of c. JPY 100 billion in FY2025 and aim for further growth from selfdriven initiatives

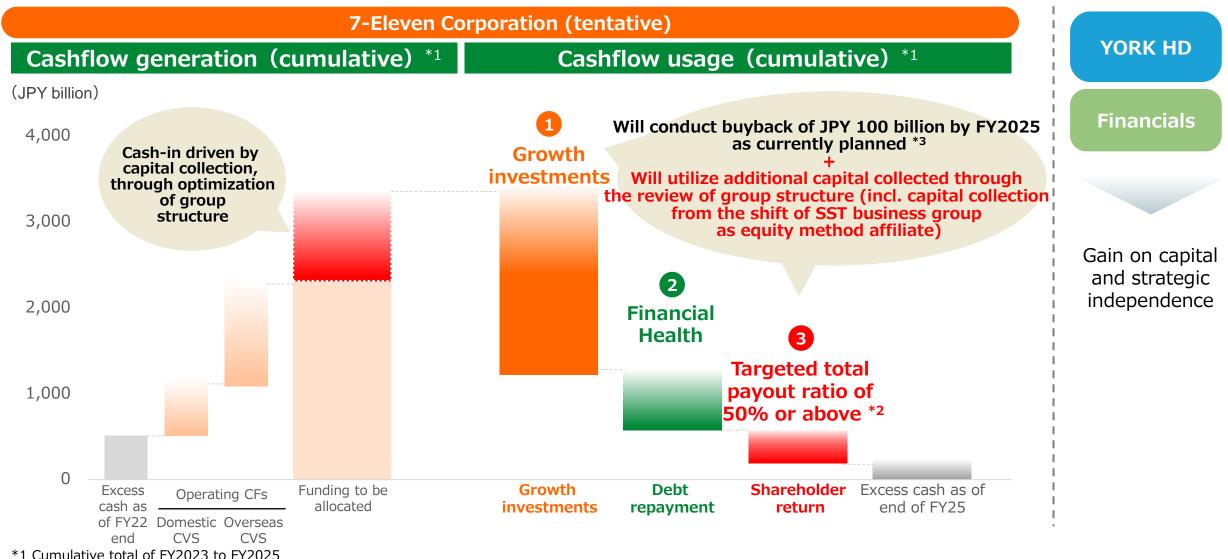


*1 IY, YB, LO, AH, Seven&i food systems and other businesses in SST business group, not considering standalone cost *2 SST business : figures exclude Ito-Yokado in China and other operating companies from SST operations

In parallel to our on-going fundamental transformation, establish group structure with unique growth strategy

Capital Allocation Plan





*2 Cumulative total payout ratio for FY2023 to FY2025

*3 Amount could differ if used for large-scale strategic investments other than share buybacks (M&A, etc.)

Sustainable Initiatives to Enhance Our Corporate Value



	7-Eleven Corporation (tent.)			YORK HD / Financials
	 Change the holding company name Full focus on CVS business 			 Fundamental transformation Must achieve EBITDA target of c. JPY 100billion by FY2025
Summary of actions announced	Initiate consideration of applying IFRS, more suited to global growth	i	YORK HD	1 / 5
today	 Action plans on improving SEI's ROIC Underperforming store closures Merchandising Cost of Goods improvement Additional OSG&A reductions, etc. 			 company to oversee SST business group for a planned IPO and initiate consideration of strategic partners Shift to equity method affiliate / accelerate growth strategy
Further measures to unlock intrinsic value	 Reallocation of collected capital, through the review of group structure Reallocation of capital to growth investments in CVS business and shareholder's return 		Finan cials	Consideration of optimal capital relations with 7BK
value	Strategic initiatives to unlock the values of SEI			



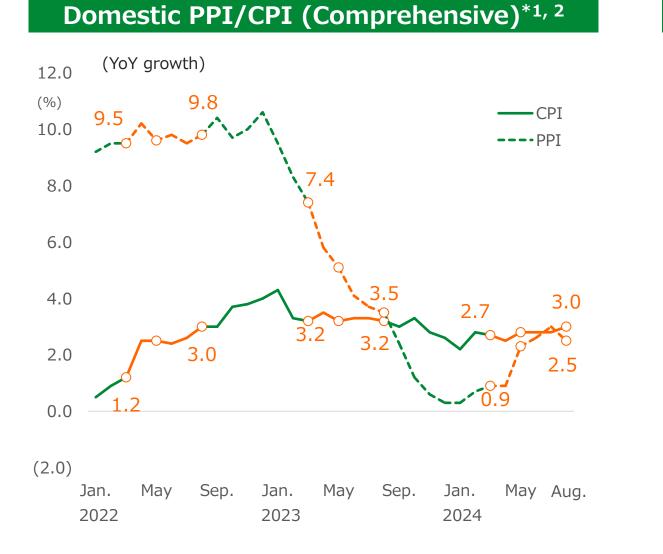
Each business will pursue their own distinctive growth stories Each business will conduct their business with a certain level of capital and corporate independence Commitment to mid- to long- term growth and value enhancement, to shareholders / stakeholders of each business

Appendix

External Environment (Japan)



CPI (Food)^{*1}





Source: *1 e-Stat, *2 Bank of Japan

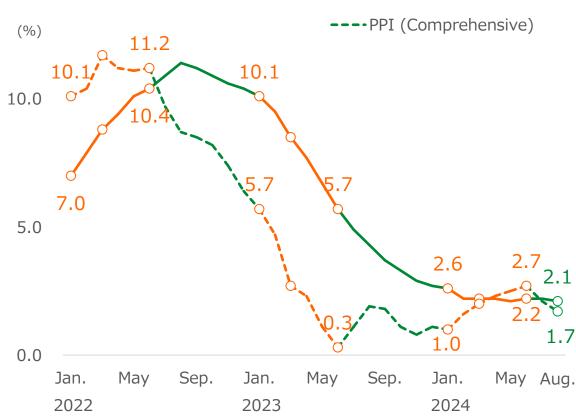
External Environment (US)



CPI(Food) / PPI(Comprehensive)*1

CPI (Food)

15.0 YoY Growth



Crude oil price (WTI) /Fuel retail price^{*2}



Source: *1 BLS, *2 EIA

Consolidated B/S Summary (As of Aug.31, 2024)



Assets (Main items only)	As of Feb. 29, 2024	As of Aug. 31, 2024	Change
Current assets	3,035.6	3,084.8	+49.2
Cash and bank deposits	1,558.7	1,470.3	(88.3)
Cash and bank deposits at Seven Bank	877.1	906.4	+29.3
Notes and accounts receivable-trade, and contract assets	464.1	524.7	+60.5
Merchandise and finished goods	283.3	334.1	+50.8
Non-current assets	7,555.4	8,766.1	+1,210.6
Property and equipment	4,362.5	5,045.8	+683.3
Buildings and structures, net	1,606.8	1,768.1	+161.2
Land	1,096.6	1,208.3	+111.7
Right-of-use assets, net 9	985.6	1,284.7	+299.1
Intangible assets	2,356.5	2,843.7	+487.2
Investments and other assets	836.3	876.4	+40.0
Deferred assets	0.98	0.68	(0.29)
Total assets	10,592.1	11,851.6	+1,259.5

				(Billions of yen)
	Liabilities and net assets (Main items only)	As of Feb. 29, 2024	As of Aug. 31, 2024	Change
To	tal liabilities	6,691.4	7,631.1	+939.6
(Current liabilities	3,073.2	3,582.2	+509.0
	Notes and accounts payable, trade	528.1	676.7	+148.5
	Short-term loans	84.8	394.5	+309.6
	Current portion of bonds and current portion of long-term loans	472.5	312.1	(160.3)
	Allowance for loss on business of subsidiaries and associates	-	19.7	+19.7
	Lease obligations	132.3	173.4	+41.0
	Deposits received in banking business	803.7	829.7	+26.0
	Non-current liabilities	3,618.2	4,048.8	+430.6
	Bonds	1,356.5	1,440.5	+83.9
	Long-term loans	824.6	849.7	+25.0
	Lease obligations	931.7	1,199.7	+267.9
To	tal net assets	3,900.6	4,220.5	+319.9
Tot	al liabilities and net assets	10,592.1	11,851.6	+1,259.5

1H Consolidated Results (Q1 and Q2)



(Billions of yen, %)

		Q	1			Q	_	
		YOY	YOY change	vs. Initial plan		YOY	YOY change	vs. Initial plan
Group's total sales ^{*1}	4,288.5	103.0	+126.5	99.7	4,998.4	110.3	+466.6	108.8
Revenues from operations	2,734.7	103.2	+84.0	100.5	3,300.7	114.0	+404.4	114.4
Operating income	59.3	72.4	(22.6)	98.3	127.6	80.2	(31.4)	79.0
Ordinary income	55.0	74.6	(18.7)	107.6	112.2	73.3	(40.9)	74.9
Net income attributable to owners of parent	21.3	50.7	(20.7)	105.9	30.8	81.1	(7.1)	34.0
EPS (yen)	8.20	51.5	(7.72)	106.2	11.88	82.8	(2.48)	34.0
EPS before amortization of goodwill $(yen)^{*2}$	16.86	71.6	(6.68)	103.4	22.01	98.8	(0.26)	49.6
EBITDA	195.4	93.8	(12.8)	99.4	276.0	95.8	(12.1)	91.9

*1 Group's total sales include the sales of franchisees of Seven-Eleven Japan, Seven-Eleven Okinawa, 7-Eleven, Inc. and 7-Eleven Stores Pty Ltd.

*2 Tax impact related to amortization of goodwill is taken into account.

Notes) 1. Exchange rate: 1USD=152.36JPY, 1CNY=21.07JPY

2. The Company conducted a 3-for-1 common share split on March 1, 2024. "EPS" and "EPS before amortization of goodwill" are calculated as if the share split had occurred at the beginning of the previous fiscal year.

1H Operating Income by Segment (Q1 and Q2)



(Billions of yen,%)

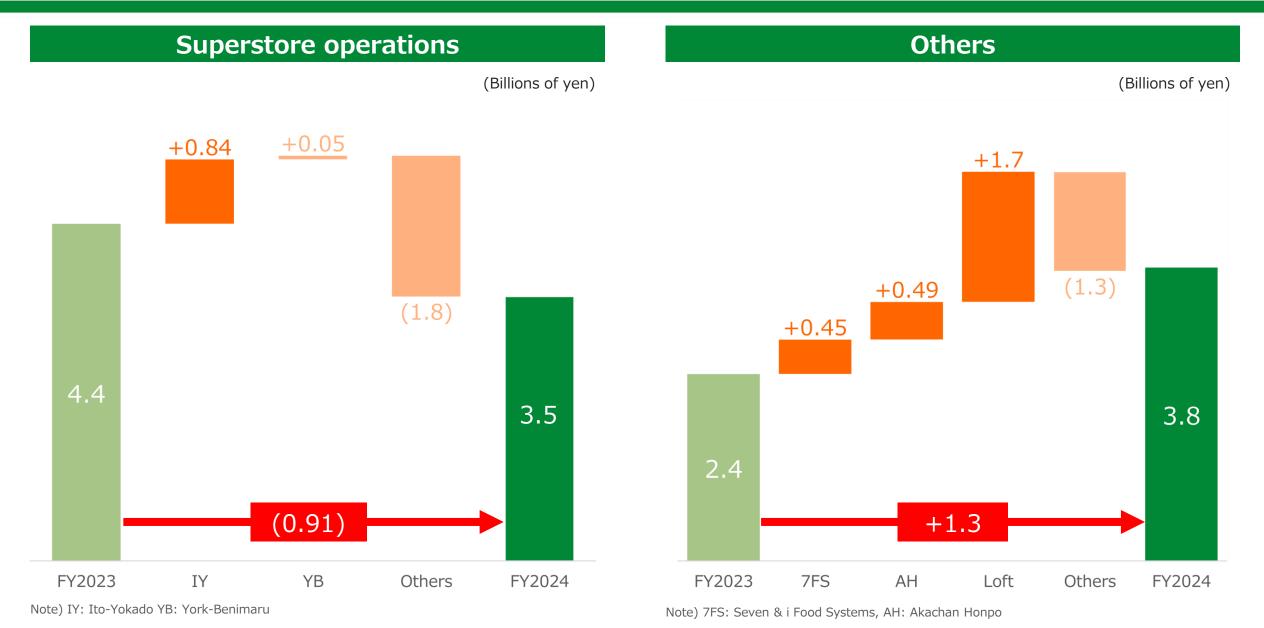
		Q	<u>1</u>			Q	2	
		YOY	YOY Change	vs. Initial plan		YOY	YOY Change	vs. Initial plan
Consolidated	59.3	72.4	(22.6)	98.3	127.6	80.2	(31.4)	79.0
Domestic CVS operations	61.2	95.6	(2.8)	95.3	66.4	89.3	(7.9)	89.0
Overseas CVS operations	4.4	21.3	(16.5)	75.8	68.8	75.0	(22.9)	67.4
Superstore operations	2.1	64.9	(1.1)	126.6	1.3	122.3	+0.24	454.2
Financial services	8.3	84.2	(1.5)	81.3	9.0	90.5	(0.95)	93.7
Others	2.1	118.2	+0.33	436.6	1.6	276.3	+1.0	_
Eliminations/Corporate	(19.0)	-	(0.90)	-	(19.7)	-	(0.86)	-

Note) Exchange rate: 1USD=152.36JPY, 1CNY=21.07JPY

1H Consolidated Statements of Cash Flows

600 ¬	CF from opera	ting activities	CF from investing act	tivities CF from	financial activities	-O-Free CF
(Billions of yen)						
300 -			8	_		
0 -						
(300) -						
(600)	\		/			
(Billions of yen)	FY2020	FY2021	FY2022	FY2023	FY2024	vs. FY2023
CF from operating activities	295.5	340.8	366.4	192.9	542.4	+349.4
CF from investing activities	(202.7)	(2,343.9)	(184.2)	(223.1)	(600.7)	(377.6)
Free cash flow	92.7	(2,003.1)	182.2	(30.1)	(58.3)	(28.2)
CF from financing activities	145.6	1,243.1	(185.4)	(295.2)	(76.5)	+218.7
Cash and cash equivalents at the end of the year	1,591.5	1,466.3	1,442.5	1,372.1	1,469.5	+97.4

1H Superstore Operations & Others - Change in Operating Income ቻ



1H Results of Major operating companies



(Billions of yen, %)

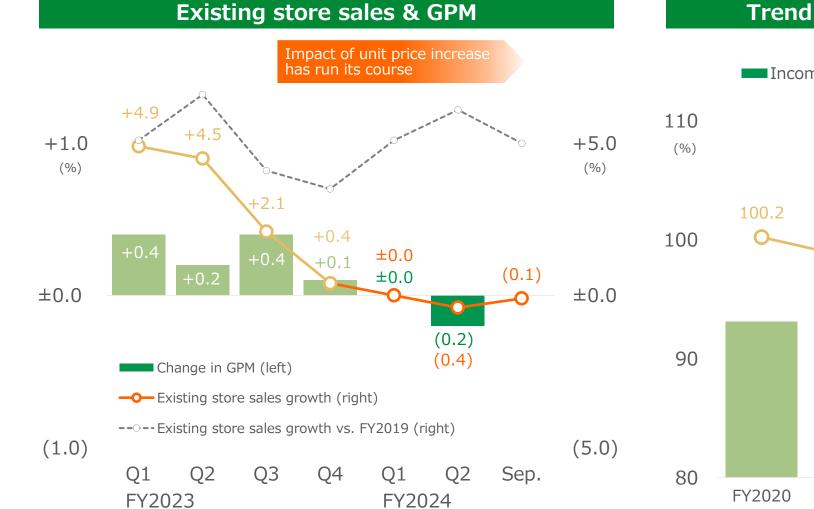
	Ope	erating incom	е	Existing store	Change in merchandise
		YOY	YOY Change	sales growth	GPM
Seven-Eleven Japan	127.6	91.9	(11.2)	(0.2)	(0.1)
7-Eleven, Inc. ^{*1}	130.8	82.9	(26.9)	(3.2)	(1.3)
[Millions of dollar]	[858]	[73.5]	[(309)]	(3.2)	(1.3)
Ita Valvada	(1,0)		10.94	(Former IY) $(2.0)^{*2}$	(Former IY) (1.0)
Ito-Yokado	(1.9)	-	+0.84	(Former YO) $+1.4$	(Former YO) (0.5)
York-Benimaru	9.2	100.6	+0.05	+2.0	(0.1)

*1 Figures are shown on SEI consolidated basis. *2 Represents SC total

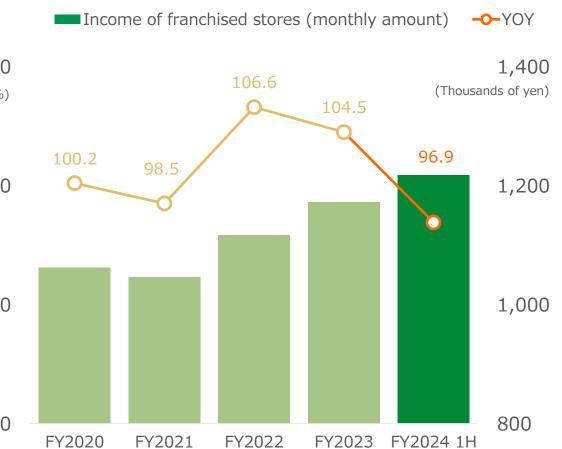
Note) Exchange rate: 1USD=152.36JPY

Seven-Eleven Japan (1)





Trend in income of franchised stores



Seven-Eleven Japan (2)



		SG&A	١					Change ir	Change in Operating
				(Billions of yen, %)	(Billions of ye	en, %)))
		1Н үоү	YOY change	Major Factors for change					
5G&A	305.0	103.2	+9.5					(0.51)	(0.51) (1.1)
Advertising expenses	19.0	120.2	+3.2	Enhanced sales promotion					
Salaries and wages	38.8	95.1	(2.0)	Optimization of directly operated stores					
Land and building rent	99.3	102.3	+2.2	Increase in number	138.	.9			
Depreciation and amortization	45.5	105.4	+2.3	of stores					
Utility expenses	32.1	101.9	+0.59	Increase in electric cost					(11.2)
Others	69.9	104.8	+3.1	Increase in settlement fee	FY202	23		Revenues, etc.	-

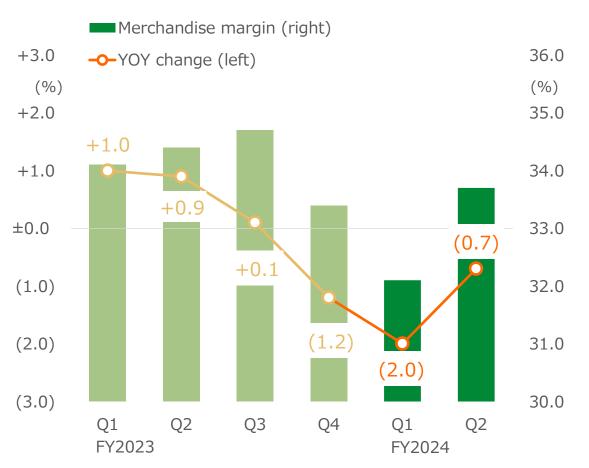
7-Eleven, Inc. (1)



Merchandise Same Store Sales Growth



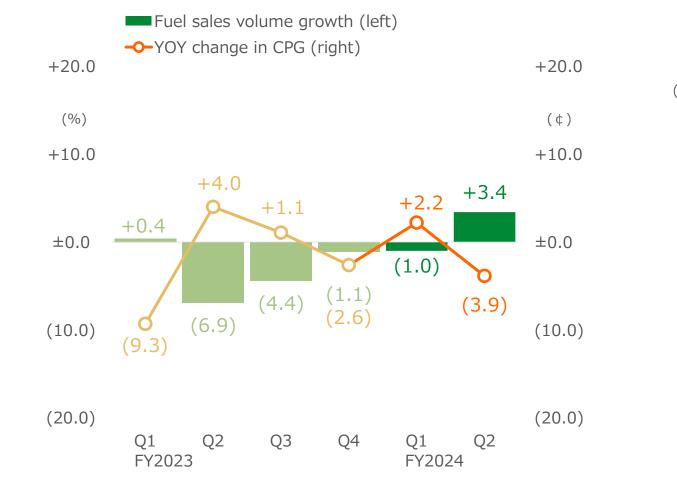
Merchandise Margin



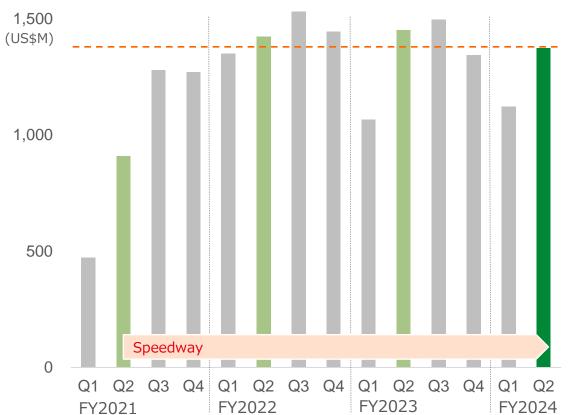
7-Eleven, Inc. (2)



Fuel Gross Profit



Total Fuel Volume & Margin (Total CPG*)



* Total CPG is inclusive of Retail, Supply and Wholesale business

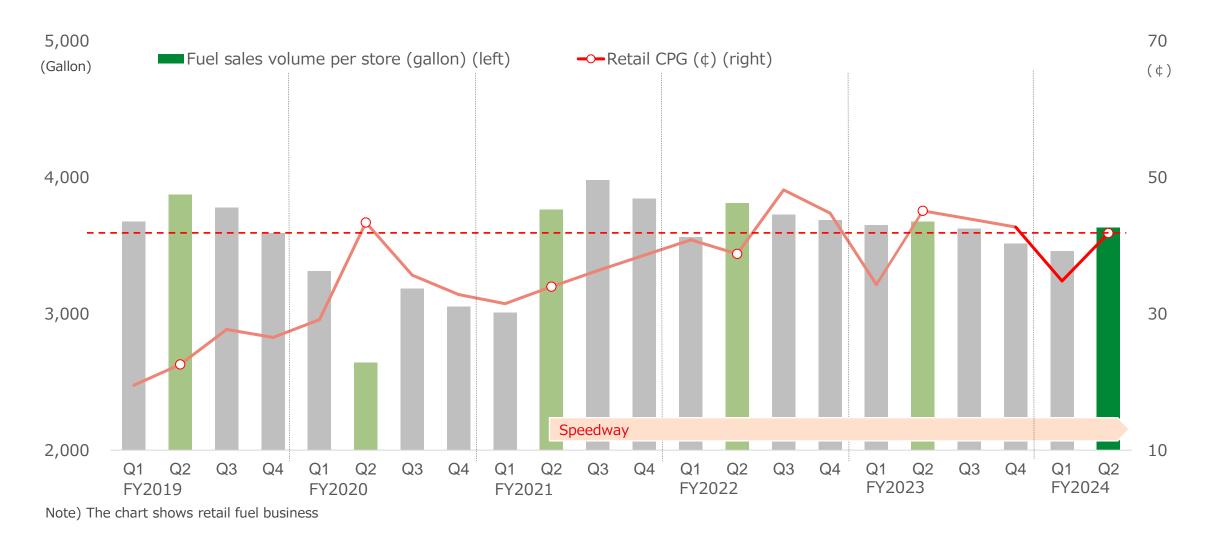
7-Eleven, Inc. (3)



		SG&A				Chang	je in ope	erating in	ncome	
				(Millions of dollar, %)						(Billions of yen)
		1H YOY	YOY change	Major factors for change						
SG&A	4,712	102.3	+107			(24.2)	(2.8)		+14.9	
Advertising expense	75	101.2	+0.9	Increase due to advertising timing			(2.0)	(14.8)		
Salaries and wages	1,532	101.6	+24	Increase due to Sunoco acquisition						
Land and building rent	564	104.1	+22	Increase due to inflation	157.7					130.8
Depreciation and amortization	723	99.2	(5.9)	Partial completion of Speedway asset depreciation						
Utility expenses	256	101.6	+4.1	Increase in utility rates			(26	5.9)		
Other	1,560	104.1	+61	Increase due to R&M and system maintenance costs etc.	FY2023	Merchandise, etc.	Fuel	SG&A, etc.	Foreign exchange	FY2024



Fuel sale volume / CPG (Retail)



FY2024 Consolidated Financial Forecasts 1H and 2H



(Billions of yen, %)

		1H (R	esults)			2	Н	
		YOY	YOY Change	vs. initial plan		YOY	YOY Change	vs. initial plan
Group's total sales ^{*1}	9,287.0	106.8	+593.1	104.4	9,705.9	106.7	+609.9	108.8
Revenues from operations	6,035.5	108.8	+488.5	107.7	5,843.4	98.6	(81.2)	103.6
Operating income	186.9	77.6	(54.1)	84.2	216.0	73.7	(77.1)	66.9
Ordinary income	167.2	73.7	(59.6)	83.2	188.7	67.4	(91.4)	62.7
Net income attributable to owners of parent	52.2	65.1	(27.9)	47.1	110.7	76.7	(33.6)	60.9
EPS (yen)	20.09	66.3	(10.19)	47.1	42.66	78.1	(11.94)	60.8
EPS before amortization of goodwill (yen) ^{*2}	38.87	84.8	(6.94)	64.0	61.60	86.3	(9.82)	69.3
EBITDA	471.5	95.0	(24.9)	94.9	504.2	90.3	(54.1)	83.4

*1 Group's total sales include the sales of franchisees of Seven-Eleven Japan, Seven-Eleven Okinawa, 7-Eleven, Inc. and 7-Eleven Stores Pty Ltd.

*2 Tax impact related to amortization of goodwill is taken into account.

Note) Exchange rate: 1H results 1USD=152.36JPY, 1CNY= 21.07JPY, Full-year forecasts 1USD=149.00JPY, 1CNY=19.00JPY

Eliminations/Corporate Expenses and Capex for Group Strategy



(Billions of yen,%)

		Expenses				Capex	
1H Results	Results	YOY change	vs. Initial plan	-	Results	YOY change	vs. Initial plan
DX, system, security, etc.	(27.3)	(0.03)	+0.61		5.6	(2.9)	(5.7)
Others	(11.5)	(1.7)	+7.5		1.1	(2.4)	(1.9)
Eliminations/Corporate (Operating income)	(38.8)	(1.7)	+8.1	-	6.8	(5.3)	(7.6)

Full-year plan	Full-year Plan	Initial plan	Amount of revision	Full-year Plan	Initial plan	Amount of revision
DX, system, security, etc.	(54.5)	(54.5)	-	15.4	23.1	(7.6)
Others	(36.8)	(35.5)	(1.3)	2.0	4.0	(2.0)
Eliminations/Corporate (Operating income)	(91.3)	(90.0)	(1.3)	17.5	27.2	(9.7)

Promotion of Sustainable Management (1)



Sustainable management efforts are the basis for the "Medium-Term Management Plan 2021 – 2025" Promote group-wide efforts to address climate change









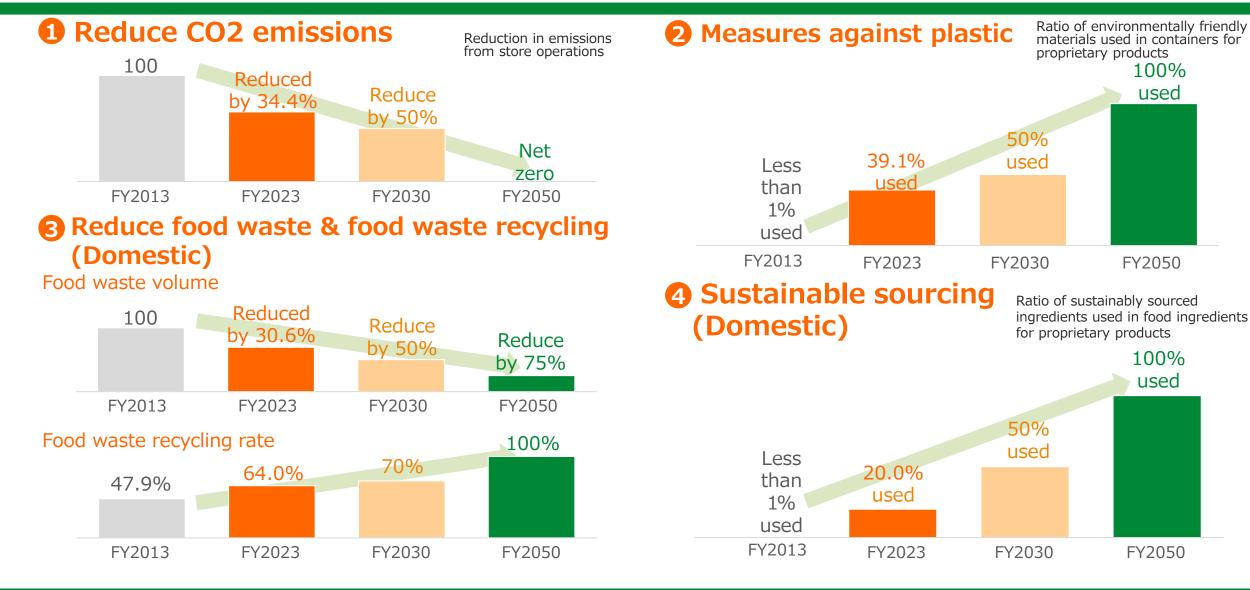
Taskforce on Nature-related Financial Disclosures

Disclosed in September 2024

Achieving sustainable society with global perspectives

Promotion of Sustainable Management (2)





Further strengthen efforts to achieve the targets set out in the environmental declaration by 2050



The information disclosed by the Company may contain forward-looking statements. These statements are based on management's judgment in accordance with materials available to the Company at the time of disclosure, with future projections based on certain assumptions. The forward-looking statements therefore incorporate various risks, estimates, and uncertainties, and as such, actual results and performance may differ from the future outlook included in disclosed information due to various factors, such as changes in business operations and the financial situation going forward.