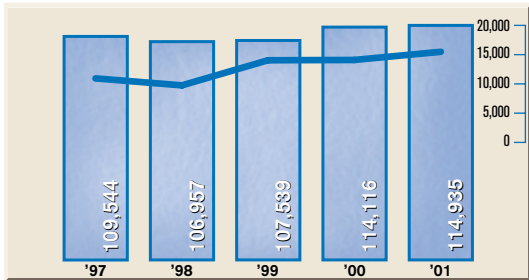


TRANSPORTATION



REVENUE AND OPERATING INCOME

(Millions of yen)



In railway operations, the number of passengers using Haneda Airport Station continued to rise, contributing to higher revenue, while the total number of passengers who have used the station since its opening exceeded 30 million in November 2000. During the year, Keikyu introduced Passnet, a stored fare card system for the Kanto region, and launched a commutation pass booking service for i-mode cellular phone users. In response to the growing use of information technology, the Company constructed a fiber-optic network along almost all its railway network, leasing out some of the fiber to communications companies. Moreover, in conjunction with measures introduced by the Tokyo Metropolitan Government to reduce traffic congestion caused at railroad crossings, the Company received permission in

December 2000 to begin the construction of a series of overpasses in the vicinity of Keikyu Kamata Station.

With the objectives of improving operating efficiency and raising competitiveness, the Company integrated several existing operations, reassessed employee working conditions, and contracted out the maintenance of certain facilities and equipment to Group companies. The Company also succeeded in acquiring ISO 14001 certification, the international standard for environmental management, at its factory in Kurihama.

In scheduled bus services, the Company added seven new routes to serve Haneda Airport, including a service from Shinyurigaoka. In response to intensifying competition brought about by deregulation in the bus transportation industry, the Company continued its phased transfer of general routes to Group companies. During the year, Keikyu transferred six routes between Omori Station and Haneda Airport to Keikyu Bus Co., Ltd. From June 2001, additional route transfers were made to Yokohama Keikyu Bus Co., Ltd., and Yokosuka

Keikyu Bus Co., Ltd., companies that were both established in December 2000. The Company also worked to improve operating efficiency at Kawasaki Tsurumi Rinko Bus Co., Ltd., transferring certain routes, beginning in December 2000, to Rinko Green Bus Co., Ltd., which was established in June 2000. The Company also strengthened its taxi operations in response to continuing deregulation, introducing a taxi dispatch service that uses a global positioning system (GPS) at Keikyu Kotsu Co., Ltd., and Keikyu Hayama Kotsu Co., Ltd.

Reflecting these efforts, the Company's Transportation Group recorded a 0.7% increase in operating revenues, to ¥114.9 billion, and a 9.9% rise in operating income, to ¥15.5 billion.

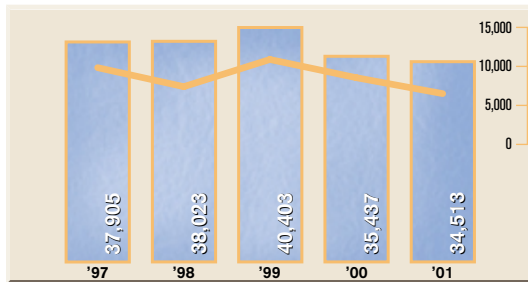


REAL ESTATE



REVENUE AND OPERATING INCOME

(Millions of yen)



In its real estate operations, the Company focused on selling residential properties in the Yokohama and Yokosuka areas and condominiums at Yokohama Keikyu City Nokendai No. 2 Building as well as promoting the sale of sites for research facilities in Yokosuka Research Park (YRP). Keikyu Real Estate Co., Ltd., conducted sales of properties at Keikyu New Town Tomioka (Phase Ten), Keikyu New Town Kanazawa Nokendai, "Hikari no Machi," and Keikyu Shonan Yamate while proceeding with its joint project, "El forest," in Fuchu, Tokyo.

In leasing, the Company began the construction of Aomono-Yokocho

Station Building, YRP No. 5 Building, and YRP Venture Building, which is to be used by venture companies as well as by domestic and international universities for the location of research laboratories. When completed, the entire YRP No. 5 Building will be leased out to Fujitsu Ltd. And, with the lease for Kawasaki Keikyu No. 3 Building becoming available during the year, the Company achieved an expansion in its lease assets.

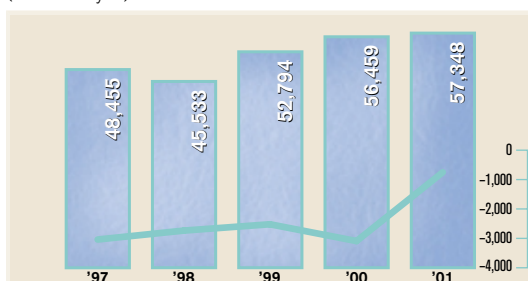
During the fiscal year, the Real Estate Group recorded a 2.6% decline in operating revenues, to ¥34.5 billion, and a 23.8% drop in operating income, to ¥6.6 billion.

TOURISM AND LEISURE



REVENUE AND OPERATING LOSS

(Millions of yen)



In hotel operations, the Company invited several U.S. restaurant chains to operate outlets at Le Meridien Pacific Tokyo and Takanawa Keikyu Hotel. As a part of its efforts to further improve customer service, Le Meridien Pacific Tokyo acquired ISO 9001 certification, the internationally recognized standard for quality management, during the year. Le Meridien Pacific Tokyo and Takanawa Keikyu Hotel also worked in conjunction with Le Meridien Grand Pacific Tokyo to strengthen operations through the joint marketing of hotel accommodation plans and through the operation of Internet reservation services.

In other leisure areas, Nagano Keikyu Country Club recorded a significant

increase in the number of visitors and Ichihara Keikyu Country Club Co., Ltd., worked to increase revenues through aggressive marketing activities targeting local businesses. Through cooperation with other companies, Keikyu Aburatsubo Marine Park Aquarium Co., Ltd., established a company for the retrieval, desalination, and sale of deep ocean water. Furthermore, Keikyu Kaihatsu Co., Ltd., took steps to improve its performance through a restructuring of its hotel and restaurant businesses.

In the fiscal year, the Tourism and Leisure Group increased operating revenues 1.6%, to ¥57.3 billion, and reduced its operating loss ¥2.3 billion, to ¥0.7 billion.

DISTRIBUTION



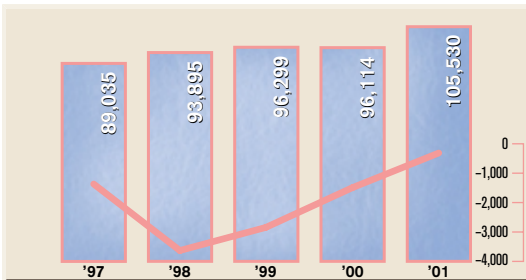
During the fiscal year, Keikyu Department Store Co., Ltd., worked to offer a range of goods that more closely meet the specific needs of its customers. As of March 2001, the company had achieved a consecutive 41-month run of consolidated net sales increases on a year-on-year basis. Keikyu Store Co., Ltd., took steps to boost revenues with a new

store opening, in Otorii Station, and an extension of store opening hours. Also, it made preparations for another new store opening, in Kamiooka.

As a result of these activities, the Distribution Group registered a 9.8% increase in operating revenues, to ¥105.5 billion, and reduced its operating loss ¥1.2 billion, to ¥0.3 billion.

REVENUE AND OPERATING LOSS

(Millions of yen)



OTHERS



In the Company's engineering-related businesses of construction, civil engineering, and electrical equipment, Keikyu Construction Co., Ltd., and Tokyo Denki Co., Ltd., gained ISO 9001 certification, took steps to improve quality control, and aggressively worked to win new orders. Aiming to raise its operating efficiency, the Company contracted out certain track maintenance duties to Keikyu Construction, the upkeep of some electrical and communications equipment to Tokyo Denki, and certain areas of rolling stock inspection work to Keikyu Fine Tech Co., Ltd., formerly known as Keikyu Sharyo Kogyo Co., Ltd.

During the year, Keikyu Service Co., Ltd., introduced nursing care and child care services, entering the nursing care services market under the banner "Keikyu Life Support" and opening a day-care nursery in Idogaya Station.

As a result of such activities, operating revenues rose 8.9%, to ¥44.3 billion, and operating income jumped 283.8%, to ¥1.5 billion.

REVENUE AND OPERATING INCOME

(Millions of yen)

