

# IKHTISAR KEUANGAN

## Financial Highlights

(dalam jutaan rupiah)

(in million rupiah)

URAIAN	2018	2017	2016	2015	2014	DESCRIPTION
Penjualan dan Pendapatan Usaha	134.413	84.986	141.440	83.739	176.001	Sales and Revenue
Beban Pokok Penjualan dan Beban Langsung	87.715	27.005	39.342	25.078	42.076	Cost of Sales and Direct Cost
Laba Bruto	46.698	57.981	102.098	58.661	133.925	Gross Profit
<b>Beban Usaha dan Penghasilan Lain-Lain</b>						<b>Operating Expenses and Other Income</b>
Penjualan	(4.946)	(5.188)	(9.584)	(15.399)	(17.311)	Selling Expenses
Umum dan administrasi	(101.334)	(100.814)	(67.992)	(84.743)	(64.511)	General and Administrative Expenses
Pajak final	(5.254)	(4.471)	(7.279)	(5.233)	(10.684)	Final Tax Expenses
Kenaikan (penurunan) nilai wajar properti investasi - neto	21.438	(8.172)	(137.555)	1.074.175	254.654	Increase (Decrease) in Fair Value of Investment Properties – Net
Bagian laba bersih entitas asosiasi	264.723	267.117	350.741	251.578	253.350	Equity in Net Income of Associates
Pendapatan bunga	11.716	7.750	7.061	11.240	29.393	Interest Income
Beban bunga dan keuangan	(22.794)	(24.701)	(26.559)	(23.527)	(5.155)	Loss in Sale of Investment Properties
Kerugian penjualan properti investasi	-	(685)	-	-	-	Interest and Financial Expense
Keuntungan dan kerugian lain-lain - neto	2.568	1.755	4.181	2.362	3.456	Other Gains and Losses – Net
Laba Sebelum Pajak	212.815	190.572	215.112	1.269.114	577.117	Profit Before Tax
Beban pajak penghasilan - neto	2.245	2.072	4.963	5.249	6.855	Income Tax Expense-Net
Laba Neto Tahun Berjalan	210.570	188.500	210.149	1.263.865	570.262	Profit for the Year
Penghasilan Komprehensif Lain	3.522	(37)	(111)	274	(825)	Other Comprehensive Income
Jumlah Laba Komprehensif Tahun Berjalan	214.092	188.463	210.038	1.264.139	569.437	Total Comprehensive Income for the Year
<b>Laba Neto Tahun Berjalan yang Dapat Diatribusikan Kepada</b>						<b>Net Profit for the Year Attributable to:</b>
Pemilik entitas induk	212.249	190.404	207.924	1.261.414	564.185	Owners of the Company
Kepentingan nonpengendali	(1.679)	(1.904)	2.225	2.451	6.077	Non-Controlling Interest
<b>Laba Komprehensif Tahun Berjalan yang Diatribusikan Kepada</b>						<b>Total Comprehensive Income for the Year Attributable to:</b>
Pemilik entitas induk	215.506	190.420	207.865	1.261.622	563.423	Owners of the Company
Kepentingan nonpengendali	(1.414)	(1.957)	2.173	2.517	6.014	Non-Controlling Interest

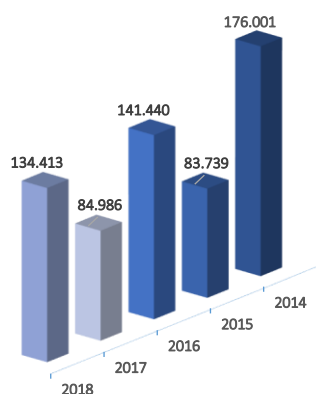
(dalam jutaan rupiah)

(in million rupiah)

URAIAN	2018	2017	2016	2015	2014	DESCRIPTION
<b>Aset</b>						<b>Assets</b>
Kas dan Setara Kas	382.603	175.171	139.869	134.875	54.415	Cash and Cash Equivalents
Piutang usaha dan piutang lain-lain	15.626	21.232	33.679	31.843	20.737	Trade Account Receivable and Other Account Receivable
Persediaan aset real estat	746.401	682.139	613.420	560.058	748.459	Real Estate Assets Inventories
Pajak dibayar di muka	20.970	9.134	9.598	69.522	7.006	Prepaid Taxes
Biaya dibayar di muka dan uang muka	8.588	11.786	14.027	13.566	10.606	Prepaid Expenses and Advances
<b>Aset Lancar</b>	<b>1.174.188</b>	<b>899.462</b>	<b>810.593</b>	<b>809.864</b>	<b>841.223</b>	<b>Current Assets</b>
Piutang lain-lain kepada pihak pihak ketiga	2.949	2.730	2.528	2.703	2.478	Other Account Receivables from Third Parties
Persediaan (real estat dan hotel)	296.873	296.688	281.325	270.641	413.853	Inventories (Real Estate and Hotel)
Uang muka investasi saham	2.500	11.802	11.802	11.802	8.382	Advances for Investment in Stock
Investasi pada entitas asosiasi	3.585.883	3.592.041	3.415.842	3.131.309	2.983.454	Investment in Associates
Properti investasi - nilai wajar	2.160.672	2.155.260	2.178.890	2.307.430	826.920	Investment Properties
Aset tetap - setelah dikurangi akumulasi penyusutan	222.750	191.280	202.486	212.862	207.810	Property and Equipment
Aset lainnya	45.219	51.598	59.807	58.667	56.872	Other Assets
<b>Aset Tidak Lancar</b>	<b>6.316.846</b>	<b>6.301.399</b>	<b>6.152.680</b>	<b>5.995.414</b>	<b>4.499.769</b>	<b>Non Current Assets</b>
<b>Jumlah Aset</b>	<b>7.491.034</b>	<b>7.200.861</b>	<b>6.963.273</b>	<b>6.805.278</b>	<b>5.340.992</b>	<b>Total Assets</b>
Liabilitas jangka pendek	150.466	108.794	92.103	230.320	225.626	Current Liabilities
Liabilitas jangka panjang	447.024	415.567	386.382	306.012	114.993	Non-Current Liabilities
<b>Jumlah Liabilitas</b>	<b>597.490</b>	<b>524.361</b>	<b>478.485</b>	<b>536.332</b>	<b>340.619</b>	<b>Total Liabilities</b>
Modal saham	780.076	780.076	780.076	780.076	780.076	Capital Stock
Tambahan modal disetor	222.443	222.443	222.443	222.443	222.443	Additional Paid-in Capital
Selisih transaksi perubahan ekuitas entitas asosiasi	412	412	412	-	-	Difference due to Change in equity of associates
Penghasilan komprehensif lain	37	(3.220)	(3.236)	(3.178)	(3.385)	Other Comprehensive Income
Saldo laba	5.826.926	5.614.677	5.424.273	5.216.349	3.954.935	Retained Earnings
Kepentingan Nonpengendali	63.650	62.112	60.820	53.256	46.304	Non-Controlling Interest
<b>Jumlah Ekuitas</b>	<b>6.893.544</b>	<b>6.676.500</b>	<b>6.484.788</b>	<b>6.268.946</b>	<b>5.000.373</b>	<b>Total Equity</b>
<b>Jumlah Liabilitas dan Ekuitas</b>	<b>7.491.034</b>	<b>7.200.861</b>	<b>6.963.273</b>	<b>6.805.278</b>	<b>5.340.992</b>	<b>Total Liabilities and Equity</b>

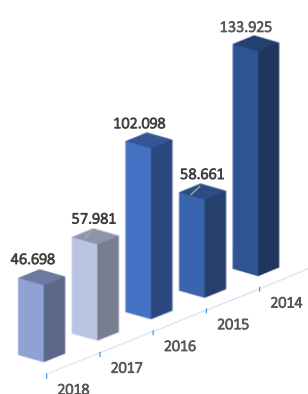
### Penjualan dan Pendapatan Usaha

Revenue  
Dalam Jutaan Rupiah/In Million Rupiah



### Laba Bruto

Gross Profit  
Dalam Jutaan Rupiah/In Million Rupiah



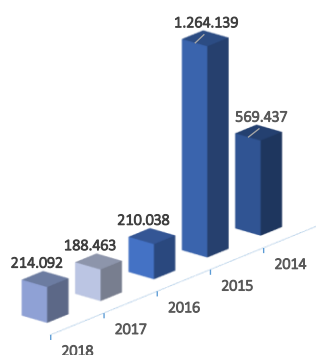
### Aset

Assets  
Dalam Jutaan Rupiah/In Million Rupiah



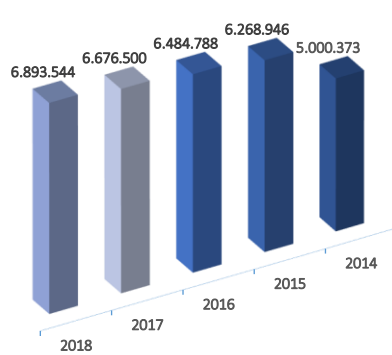
### Laba Komprehensif

Comprehensive Income  
Dalam Jutaan Rupiah/In Million Rupiah



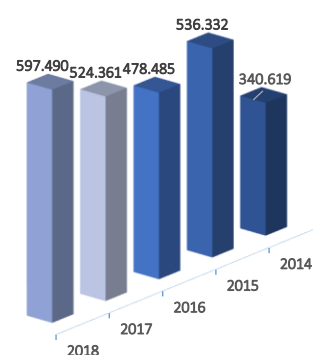
### Jumlah Ekuitas

Total Equity  
Dalam Jutaan Rupiah/In Million Rupiah



### Jumlah Liabilitas

Total Liabilities  
Dalam Jutaan Rupiah/In Million Rupiah



## Rasio Keuangan

### Financial Ratios

URAIAN	2018	2017	2016	2015	2014	DESCRIPTION
Laba (Rugi) per saham	27,21	24,41	26,65	161,70	72,32	Profit (Loss) per Share
Laba Bruto Terhadap Pendapatan	0,35	0,68	0,72	0,70	0,76	Gross Profit to Revenue
Laba Neto Terhadap Pendapatan	1,57	2,22	1,49	15,09	3,24	Net Income to Revenue
Laba Neto Terhadap Total Ekuitas	0,03	0,03	0,03	0,20	0,11	Net Income to Total Equity
Laba Neto Terhadap Total Aset	0,03	0,03	0,03	0,19	0,11	Net Income to Total Assets
Aset Lancar Terhadap Liabilitas Jangka Pendek	7,80	8,27	8,80	3,52	3,73	Current Assets to Current Liabilities
Jumlah Liabilitas Terhadap Total Ekuitas	0,09	0,08	0,07	0,09	0,07	Total Liabilities to Total Equity
Jumlah Liabilitas Terhadap Total Aset	0,08	0,07	0,07	0,08	0,06	Total Liabilities to Total Assets