



PRESS RELEASE

PT AGUNG PODOMORO LAND TBK NINE MONTHS 2016 RESULTS

Jakarta, October 27, 2016. PT Agung Podomoro Land Tbk (“APLN” or “the Company”) – (Ticker IDX: APLN) –announced its un-audited financial results for the period ended 30 September 2016.

Despite a slowdown in local and global economy, APLN still able to maintain its growth momentum. The Company booked sales and revenues in 9M-2016 of IDR4,142.1 billion, an increase of 5.7% compared to IDR3,919.6 billion booked in 9M-2015. Sales recognition on property developments still the main driver of this growth with an increase of 6.1%, from IDR2,761.3 billion recognized in 9M-2015 to IDR2,930.0 billion recognized in 9M-2016. Recurring revenues increased by 4.6% from IDR1,158.3 billion in 9M-2015 to IDR1,212.1 billion in 9M-2016.

In line with the growth in sales and revenues, the Company recorded an increase of 8.8% in gross profit from IDR1,982.3 billion in 9M-2015 to IDR2,156.1 billion in 9M-2016 with improvement in gross profit margin to 52.1% in 9M-2016 from 50.6% 9M-2015. Comprehensive income also increased by 14.3% to IDR639.6 billion in 9M-2016 from IDR559.8 billion in 9M-2015 with margin of 15.4% while net profits attributable to owners also increased by 19.7% to IDR431.1 billion in 9M-2016 from IDR360.1 billion in 9M-2015 with a margin of 10.4%.

Operation Highlights:

| <u>In Rupiah (Billion)</u> | <u>9M-2016</u> | <u>9M-2015</u> | <u>% change</u> |
|---|----------------|----------------|-----------------|
| <u>Sales and Revenues</u> | 4,142.1 | 3,919.6 | 5.7 |
| Sales | 2,930.0 | 2,761.3 | 6.1 |
| Rental and others | 1,212.1 | 1,158.3 | 4.6 |
| <u>Costs of Sales and Direct Costs</u> | (1,986.0) | (1,937.3) | 2.5 |
| <u>Gross Profit</u> | 2,156.1 | 1,982.3 | 8.8 |
| <u>Gross Profit Margin (%)</u> | 52.1 | 50.6 | 3.0 |
| <u>Operating Expenses</u> | (952.7) | (1,062.0) | (10.3) |
| <u>Non Operating Income (Expenses)</u> | (355.5) | (152.6) | 133.0 |
| <u>Tax</u> | (207.1) | (198.7) | 4.2 |
| <u>Other Comprehensive Income</u> | (1.2) | (9.2) | (87.0) |
| <u>Comprehensive Income</u> | 639.6 | 559.8 | 14.3 |
| <u>Profit Attributable to Owners</u> | 431.1 | 360.1 | 19.7 |
| <u>Net Profit Margin Comprehensive (%)</u> | 15.4 | 14.3 | 7.7 |
| <u>Net Profit Margin Attributable (%)</u> | 10.4 | 9.2 | 13.0 |

The Company recorded an increase in marketing sales of 20.8% from IDR1,735.0 billion in 9M-2015 to IDR2,095.8 billion in 9M-2016.

About PT Agung Podomoro Land Tbk

PT Agung Podomoro Land Tbk. has 40 (fourty) subsidiaries, 10 (ten) entities through indirect ownership by subsidiaries and 2 (two) associates in property sector in Jakarta, Bogor, Karawang, Bandung, Bali, Balikpapan, Batam Makassar and Medan. With 40 years of experience as part of the Agung Podomoro Group, Agung Podomoro Land has a solid foundation to become the leading developers in developing property business in Indonesia.

Within 10 (ten) years, the Agung Podomoro has completed more than 50 property projects, with majority addressed to middle class segments of society, with projects ranging from low cost apartments to high end apartments in South Jakarta, high end and the neighborhood mall, shop houses, hotels and office towers. With a motto to be part of future stakeholders, and provide a harmonious lifestyle, Agung Podomoro Land believes to continuously growing rapidly in Indonesia, where local knowledge meets international standards.

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