



PRESS RELEASE

**PT AGUNG PODOMORO LAND TBK FULL YEAR 2011 RESULTS
Sales and Revenues Increased 97.2% year on year to IDR3.8 trillion**

Jakarta, 28 March, 2012. PT Agung Podomoro Land Tbk (“APLN” or “the Company”) – (Ticker IDX: APLN) – today announced its audited financial results for the year ended 31 December 2011.

APLN recorded sales and revenues in excess of IDR 3.8 trillion achieving 97.2% increase compared to IDR1.9 trillion in 2010. The increase in sales and revenues in 2011 was mostly driven by sales recognition in its biggest superblock projects namely Podomoro City and Kuningan City and initial sales recognition in new superblocks Green Bay Pluit and Green Lake Sunter. As planned, the contribution from recurring income increased from only 5.3% in FY2010 to 9.8% in FY2011 with the consolidation of Emporium Pluit Mall and additional revenues from Central Park Mall and others.

Gross profit significantly increased to IDR1.4 trillion, a 130.2% growth year on year while gross profit margin for the year also improved to 36.8% from 31.5%. Profit attributable to owners improved 141.0% from IDR241.1 billion in FY2010 to IDR581.0 billion in FY2011.

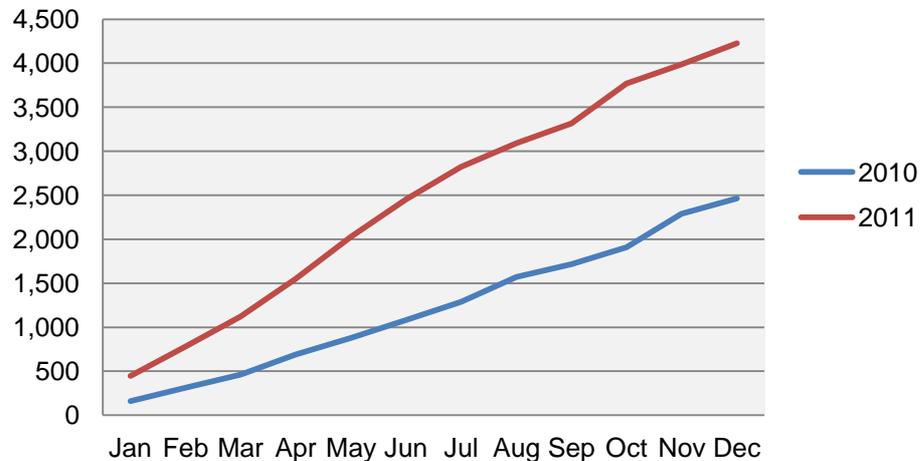
Operation Highlights:

<u>In Rupiah (Billion)</u>	<u>FY 2011</u>	<u>FY 2010</u>	<u>% change</u>
<u>Sales and Revenues</u>	3,824.1	1,938.7	97.2
Sales	3,450.3	1,835.1	88.0
Rental and others	373.8	103.6	260.8
<u>Costs of Sales and Direct Costs</u>	(2,416.2)	(1,327.2)	82.1
<u>Gross Profit</u>	1,407.9	611.5	130.2
<u>Gross Profit Margin (%)</u>	36.8	31.5	16.8
<u>Operating Expenses</u>	(577.4)	(314.2)	83.8
<u>Other Income</u>	(145.6)	(15.5)	839.3
<u>Profit Attributable to Minority Interest</u>	103.9	40.7	155.3
<u>Profit Attributable to Owners of the Company</u>	581.0	241.1	141.0

Trihatma Kusuma Haliman, the President Director and CEO of APLN stated: “2011 was an excellent year with achievements beating all of our guidance. We generated marketing sales of IDR4.2 trillion (guidance of IDR3.5 trillion), accounting sales of IDR3.4 trillion (guidance of IDR3.0 trillion) and profit attributable to owners of the Company of IDR581 billion (guidance IDR550 billion). These excellent achievements were supported by our strong project management teams who delivered faster project completion and our dedicated marketing and sales teams who achieved tremendous marketing sales”.

Marketing Sales

IDR Billion



APLN recorded marketing sales of IDR4.2 trillion or increased by 71.4% year on year. These were mostly from our four big superblock projects namely Green Bay Pluit, Podomoro City, Green Lake Sunter and Kuningan City.

About PT Agung Podomoro Land Tbk

PT Agung Podomoro Land Tbk. has 20 (twenty) subsidiaries in property sector in Jakarta, Karawang, Bandung, Bali and Makassar. 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 investors and buyers, 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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