PTWijayaKarya Bangunan GedungTbk.

Company Update

SEP 2024



Vision, Mission & Corporate Value

VISION

to be partner in Creating Space for Better Human Life

AKHLAK

Trust, Competent, Harmonious
Loyal, Adaptive, Collaborative

MISSION

- Quality products & services
- Caring for life
- Key Stakeholder Engagement
- Good Corporate Governance & Business Ethical Practices
- Innovation to increase growth & Value creation

Core Business

OFF-SITE CONSTRUCTION



- Modular
- Precast

Backward

BUILDING CONSTRUCTION



Forward

CONCESSION



CONCESSION
- PPP Scheme
- Off-Taker Market
- SOE & Government

Company Ownership

Shareholders Structure

PT WIJAYA KARYA (Persero) Tbk.	KOKAR WIKA	PUBLIC
69,3%	0,7%	30,0%

Share Outstanding **9.572.000.000**

Subsidiaries

SOLUSI PROKLAMASI	90%

Associates

WIKA PRACETAK Gedung	49%
PWR	10%
WIKA BITUMEN DEVELOP THE NATION, CREATING VALUE	0,61%

Market Coverage & Operational Area



Operation Area I
- Jabodetabek
- Jawa Barat
- Sumatera

Operation Area II
- Bali
- Jawa Timur
- Nusa Tenggara Timur
- Nusa Tenggara Barat
- Papua
- Sulawesi

Operation Area III
- Jawa Tengah
- Yogyakarta
- Kalimantan

Modular & Concession
- AllAcrossIndonesia

Operational & Financial Performance

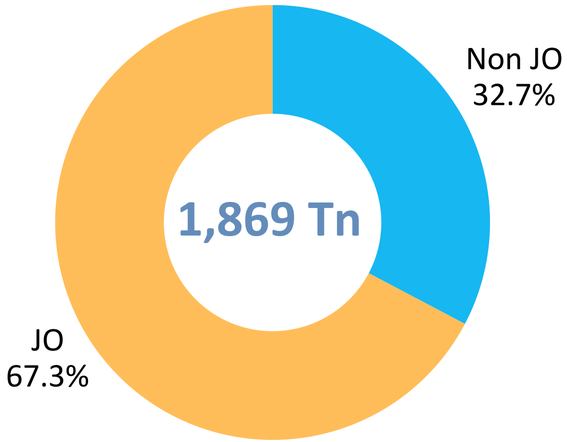
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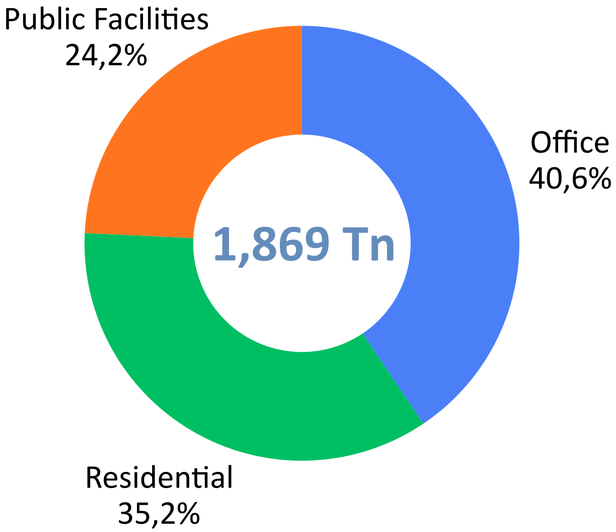


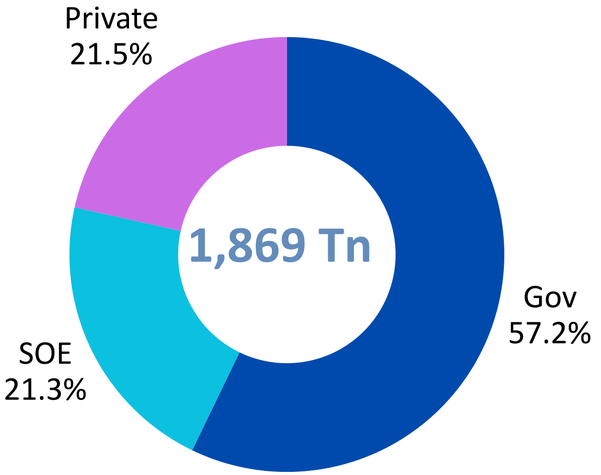
New Contract Achievement

Million Rp

No	Project Name	Amount
1	Gedung Inatews	168.557
2	Rusun Cilangkap	139.865
3	RS Klaten	248.432
4	Gedung Penghubung & Jaringan Listrik BioFarma	55.400
5	Gedung TLT Telkom	109.431
6	DKUT Gresik	134.320
7	Bank Mandiri Area Gresik	92.793
8	Kuliah Bersama V Universitas Muhammadiyah Malang	29.133
9	Gd Pendukung BI Karawang	150.250
10	Sekolah Holistik	175.586
11	Project Modular	565.049
TOTAL		**1.868.816**

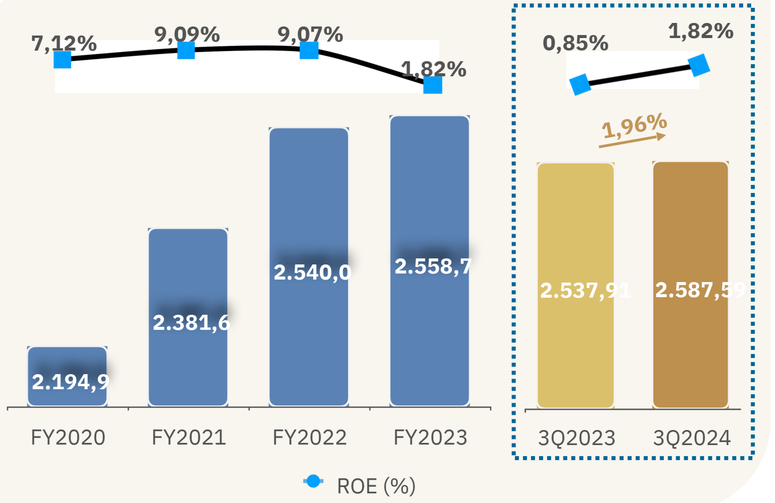




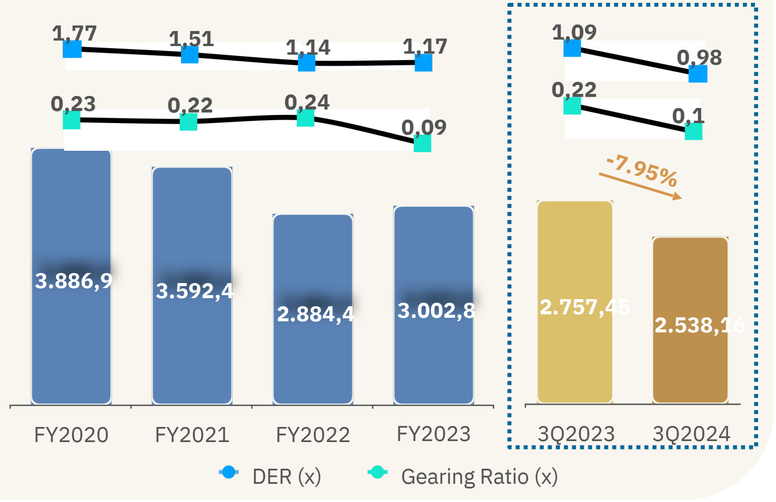


Financial Performance

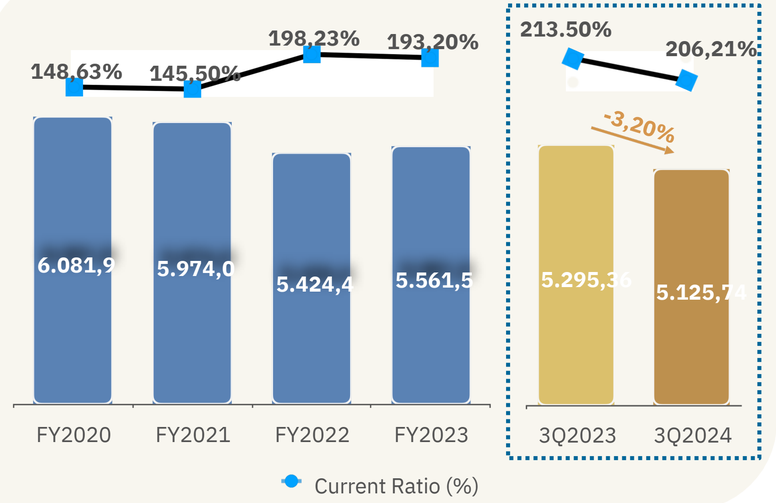
Equity (IDR Bn)



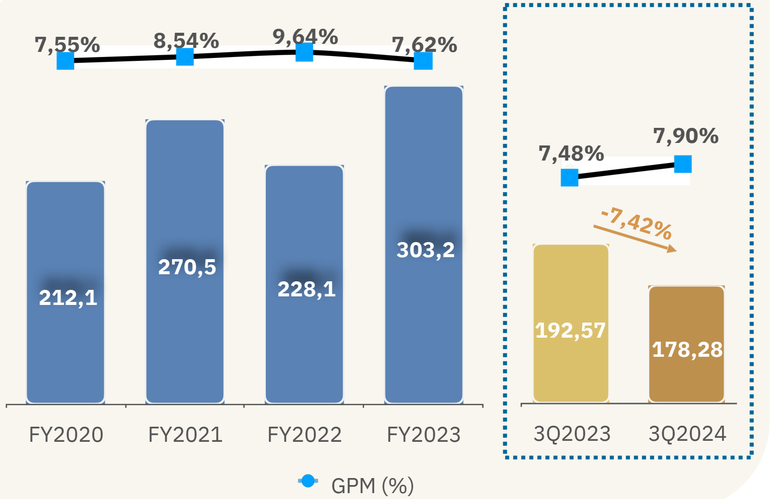
Liabilities (IDR Bn)



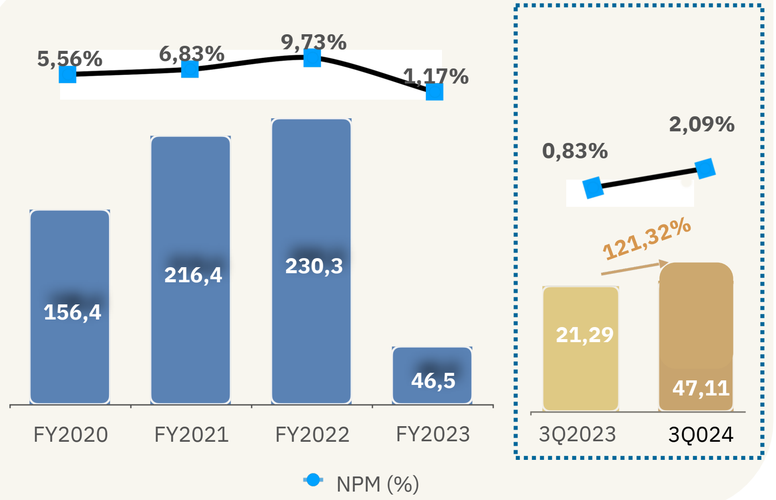
Asset (IDR Bn)



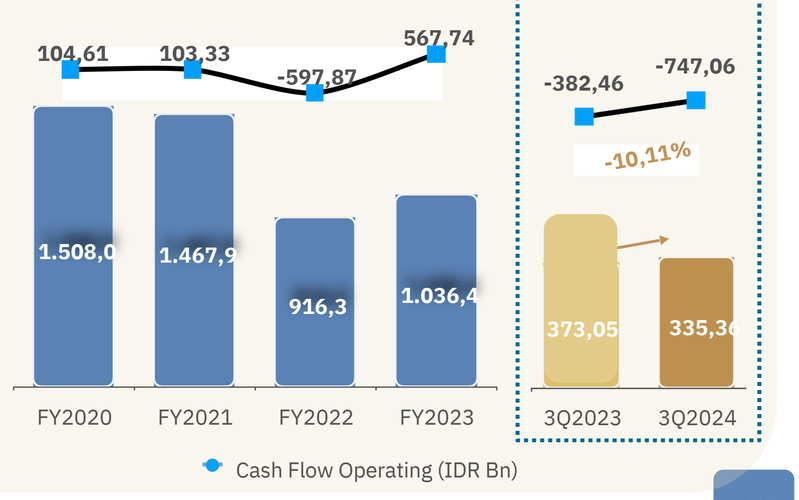
Gross Profit (IDR Bn)



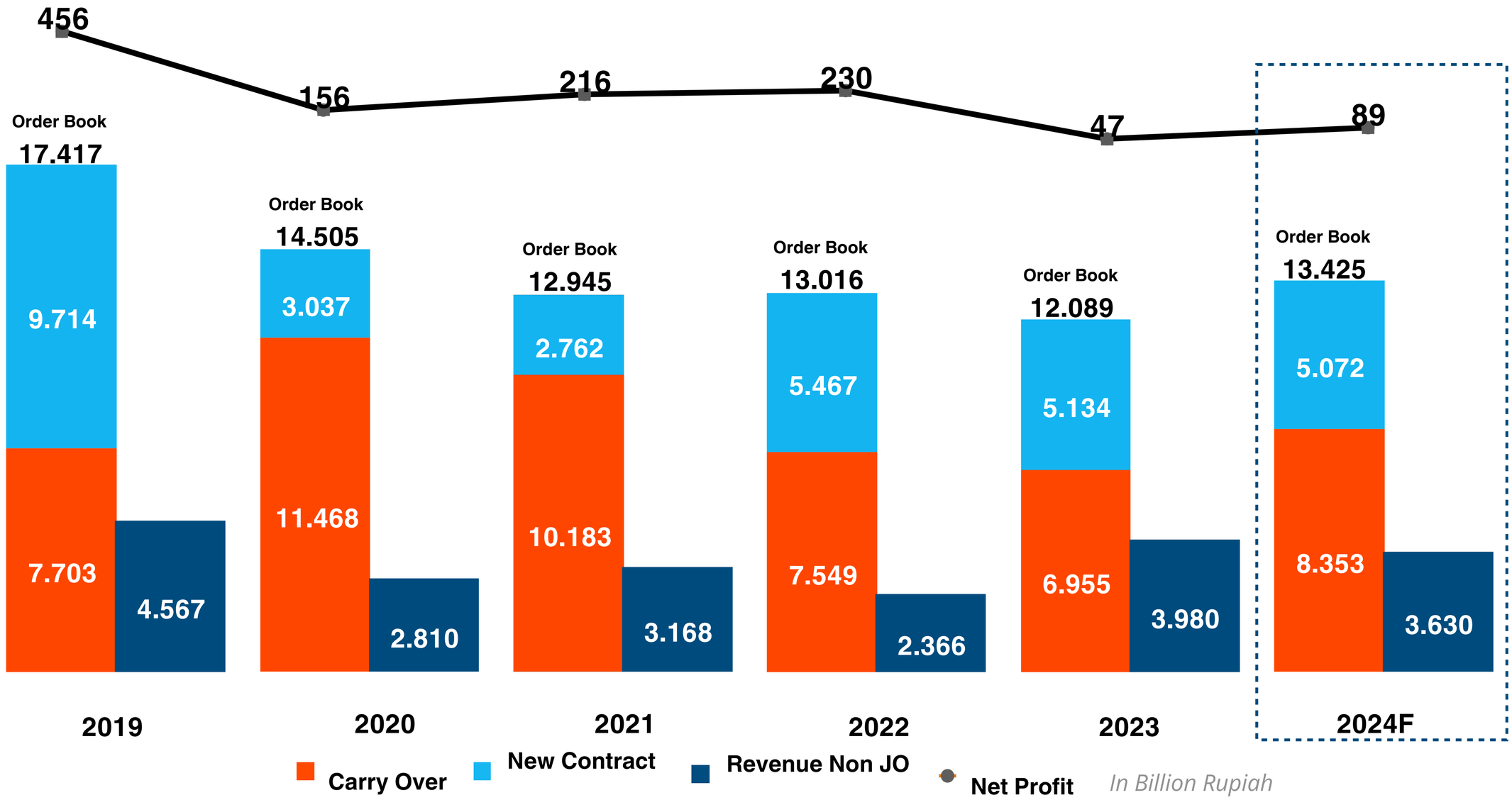
Net Profit (IDR Bn)



Cash and Cash Equivalent (IDR Bn)



Company Achievement & Target



2024 Strategy

- Selective on Projects that Have Good Financials
- Off-Site Construction Strategies through Modular & Precast Technology
- Concession with Captive Market Strategy
- Maintaining Accounts Receivable Ratio & Cash Flow
- Digital Transformation
- ESG Implementation

Modular

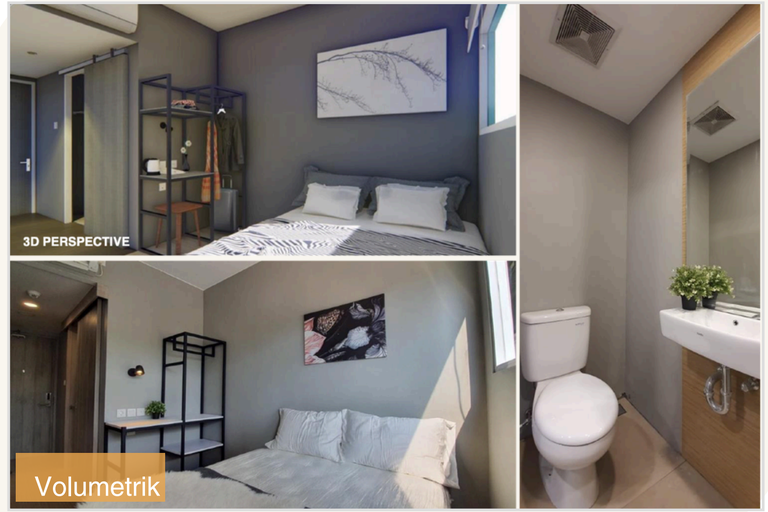
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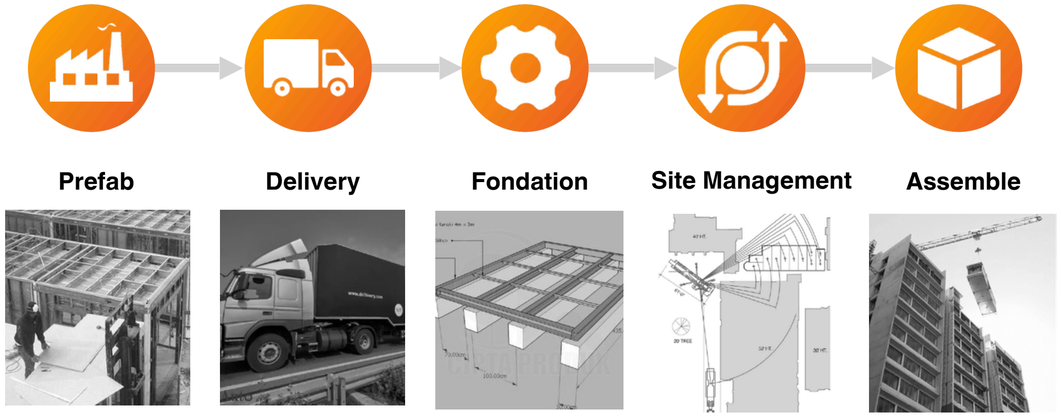
Modular Types & Process







Modular Process



Modular Types Differentiation

	MOLI (Modular Lite)	WG Flatpack	Volumetrik
Mainframe	Steel SS400	Steel SS400	Steel SS400
Wall	Sandwich panel	Sandwich panel	GRC Sandwich panel
Decoration	-	-	10 - 12 floor
Floor	1 floor	4 floor	9,60 x 3,00 x 3,00 m
Dimension (p x l x t)	6,00 x 3,00 x 3,00 m	5,24 x 2,62 x 3,00 m	28,2 m2
Area/Module	18,00 m2	13,72 m2	± 7 ton
Weight/Module	± 900 kg	± 1,5 ton	245 kg/m2
Load Capacity	200 kg/m2	200 kg/m2	
Installation	Ability to instal without heavy equipment	Required heavy equipment (mobile crane)	Required heavy equipment (mobile crane)

Modular Advantage

MODULAR

Green Building with Green Construction



Offsite Construction

- Minimize waste & leftover materials
- Minimize noise & air pollution
- Safety increases
- Clean work area



Energy Efficiency

- Fast constructiontime
- Less heavy equipment, lower energy
- Reduce greenhouse gas emissions 17-30%



Reuse

- Canbe moved and reused

Project Highlight

MODULAR

Construction Workers Housing IKN





Contract	346 Billion
Location	Penajem Paser Utara
Owner	PUPR
Time	120 Days
Status	Building Finished

Tower
12

Number of Floors
4 (Stacking)

Module
1.632

Total Bed
9.120

Project Highlight

MODULAR

Jakarta International E-Prix Circuit (JIEC)





Contract	4.03 Billion
Location	Ancol, Jakarta
Owner	PT Creative Event Entertainment
Time	20 Days
Status	Building Finished

Area Modular
Premiere,Royal,Deluxe, Paddock, Boss Emotion

Modular
16

Project Highlight

MODULAR

Pit Building International Circuit of Mandalika



Area
13.924 m2

Module
888

Modular Steel
126

Garage
50

Modular Pit Building	195 Billion
Beautifikasi & TV Compound	33 Billion

Office Keet Halim Modular



Office Keet Bali	1,1 Billion
Office Keet Labuan Bajo	1,98 Billion
Office Keet Karawang	242 Million
Office Keet Pondok Aren	236 Million
Office Keet Cisumdawu	4,4 Billion
Manyar Smelter Destination Plan Project	1,84 Billion
Office Keet Cisadane	115 Million
Office Keet Jembatan & Jalan Kalteng	347 Milion
Office Keet Sec Post Harbour	166 Million

WEGE Contribution
During the COVID-19 Pandemic

Project	Contract Value (Million Rupiah)	Year
1RS Darurat Covid Malang	47.094	2021
2RS Darurat Covid Asrama Haji	65.604	2021
3 RS Darurat Covid Tanjung Duren	209.985	2021
4 RSDC Covid 8 titik Bandung	13.069	2021
5 RSDC Balikpapan	8.121	2021
6RSGM Kampus Bukit - Udayana	15.031	2021
7Pekerjaan Interior RSU PT. Bhakti Mandala Husada (JO)	5.802	2021
8Gedung Pelayanan Kanker Terpadu RSUP Fatmawati 9Alih	45.4	2021
Fungsi RSPJ menjadi RS Khusus Covid 19	60.155	2020
10Tanggap Darurat Covid 19 RSPP Extension di Simprug	178.182	2020
11Renovasi Ruangan RSPTI - RS Unair Surabaya	14.064	2020
12Rumah Sakit Penanggulangan Covid-19 di Pulau Galang, Kota Batam	113.306	2020
13RS Corona Lamongan	42.764	2020
14Renovasi Gedung Kiara RSCM Jakarta	9.727	2020
15Renovasi & Pembangunan Ruang Rawat Isolasi Khusus Pasien Covid-19	4.855	2020
16RSU PT. Bhakti Mandala Husada (BRI Medika) - JO	41.07	2020
17RS Rivai	7.212	2020
18RS Pendidikan UIN Alauddin Makassar	121.792	2020
	1.003.233	



WEGE Build 18 Hospital Projects,
with total Contract Value reaching 1 trillion

Concession & Investment

PT Wijaya Karya Bangunan Gedung Tbk



Concession & Investment

De Braga by Artotel



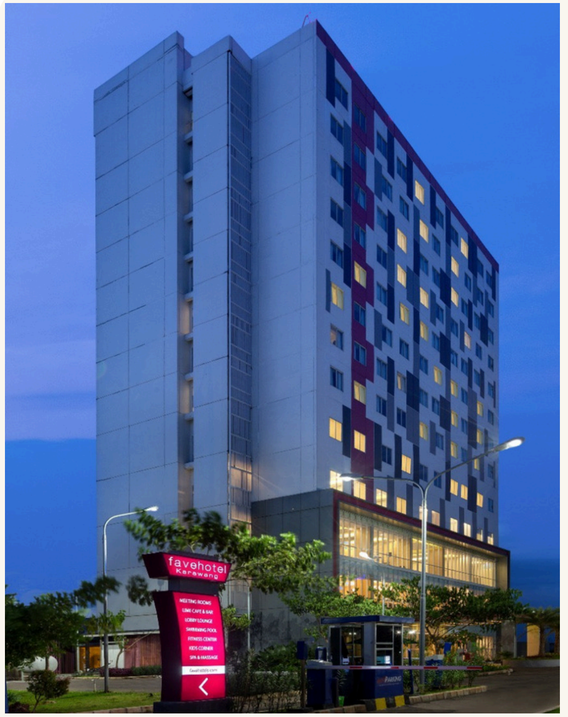
Location	: Jl. Braga No.10, Braga Bandung
Scheme	: BOT 25 Years
Partner	: PT Sarinah
Status	: Operated since August 2018

Graha Mantap



Location	: Jl. Proklamasi No.31, Menteng, Jakarta Pusat
Scheme	: BOT 30 Years
Partner	: Bank Mandiri Taspen
Status	: Operated since April 2019

Fave Hotel



Location	: Jl. Arteri, Karawang Barat
Property Info:	Own by WEGE
Partner	: Fave Hotel
Status	: Operated since Feb 2020

Project Highlight

PTWijayaKaryaBangunanGedung Tbk



Project Highlight
Office Project

Kemenkomarves 1 IKN Project





Contract	671.83 Billion
Location	Sepaku, Penajem Paser Utara, East Kalimantan
Owner	PUPR
Time	660 Days
Status	On Progress
Target	October, 2024

Land Area
24.274 m2

8 Floors

Smart Building System,
BIM Implementation

Project Highlight
Residential Project

Paspampres Flats IKN Project





Contract	1.63 Trillion
Location	KIPP-IKN, Sepaku, Penajem Paser Utara, East Kalimantan
Owner	PUPR
Time	463 Days
Status	On Progress
Target	November, 2024

Land Area
15.01 Ha

Tower Area
104.994 m2

12 Floors

BIM Implementation

9 Towers

Project Highlight
Office Project

PUPR Wing 1 IKN Project





Contract	640.03 Billion
Location	Sepaku, Penajem Paser Utara, East Kalimantan
Owner	PUPR
Time	360 Days
Status	On Progress
Target	March, 2025

Project Highlight
Public Facilities Project

Dhoho International Airport





Contract	1.79 Trillion
Location	Kediri, East Java
Owner	PT Surya Dhoho Investama
Status	Building Finished

Total Area
300 ha

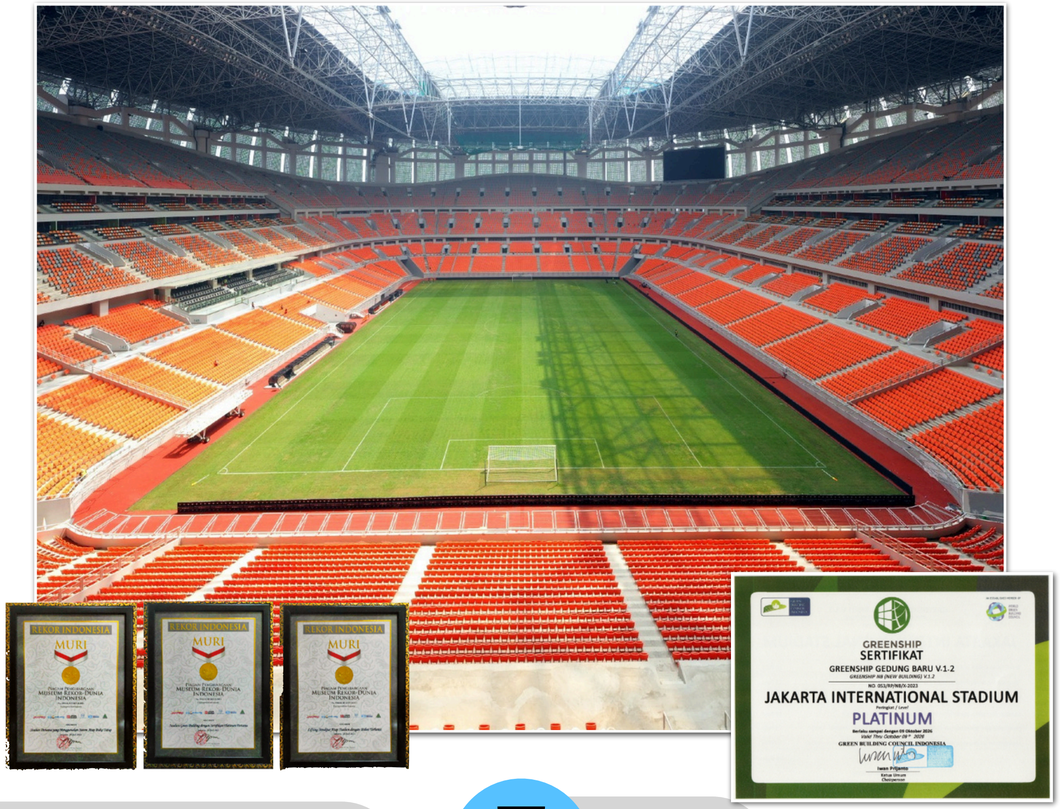
Target Passenger
1.5 - 2.5 B per year

BIM Implementation

Project Highlight
Public Facilities Project

Jakarta International Stadium





Contract	1.89 Trillion (WEGE)
Location	Tanjung Priok, Jakarta
Owner	PT Jakarta Propertindo
Status	Building Finished

Spectators Capacity
82,000

Award
3 MURI

BIM Implementation

Project Highlight
Commercial Project

Hotel Pullman & Resort Mandalika





Contract	201 Billion
Location	Mandalika, Lombok
Owner	ITDC
Status	Building Finished

The Best Hotel & Resort with Beautiful Scenery in Lombok

Room's
257 rooms, suites and villas

Project Highlight
Public Facilities Project

KCIC Station Halim





Contract	443 Billion
Location	Halim, East Jakarta
Owner	HSRCC
Status	Building Finished

Total Area
41,447 m2

Construction Time
455 Days

BIM Implementation

THANK YOU

