

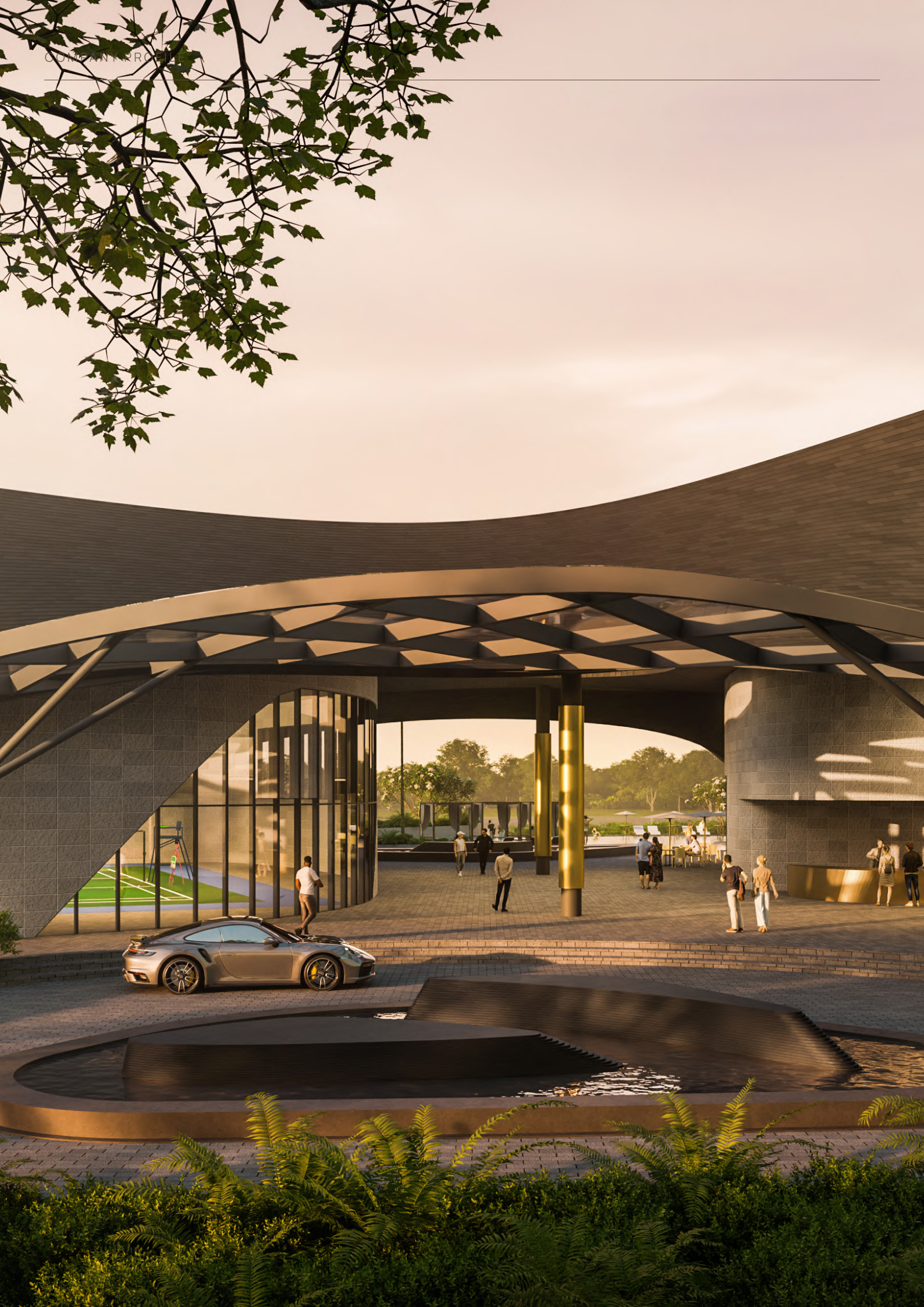


OUTBUILD THE EXPECTED

COMPANY PROFILE



PUBLISHED;
JUNE 2026



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About Us

IDR 31 T

Development
Projects 2026

Established in 2009, PT Perintis Trinita Properti Tbk (the “Company”) began its journey with the development of approximately 5 hectares of land through the Ubud Village project, which served as the foundation for the Company’s growth as a property developer focused on product quality, design innovation, and long-term investment value. Over time, the Company has consistently built a portfolio of projects aligned with market demand while strengthening its positioning as a boutique developer through a selective, value-added development approach.

139

Main Team
Projects

Since 2014, the Company has entered a phase of accelerated growth marked by the development of flagship projects such as Brooklyn Apartment and Yukata Suites, which strengthened its presence in the premium residential and mixed-use segments. Building on this momentum, the Company expanded into larger-scale developments, including Collins Boulevard in 2018 and the Marc’s Boulevard superblock in Batam in 2019. In 2021, the Company further diversified its portfolio through the preparation of Holdwell Business Park in Lampung and the development of Sequoia Hills in Sentul, an integrated township built on a sustainable “A Wellness City” concept.

7000

Residential &
Commercial Unit

>400

Hectares sqm
Development
Projects 2026



Corporate Action

2020

IPO

Trin Land Goes Public.

Listing Date	: January 15, 2020
Effective Date	: December 30, 2019
Nominal	: 100
IPO Price	: IDR 200
IPO Shares Amount	: 648.833.400
IPO Value	: IDR 129.766.680.000

2022

BUY BACK

Trin Land successfully carried out
Stock Buy Back 2022

Buy Back Start Date	: February 21, 2022
Buy Back End Date	: May 23, 2022
Buy Back Shares	: 199.000.000
Buy Back Value	: IDR 55.720.000.000
Securities	: PT Mirae Asset Sekuritas Indonesia

2023

RIGHT ISSUE

Through a Right Issue, Trin Land successfully
acquired 9,3 HA of land in Lampung and 19,3 HA
in TanaMori, Labuan Bajo.

Effective Date	: December 19, 2022
Listing Date	: January 2, 2023
Ratio (New : Old)	: 1 : 30
Price	: IDR 900
Exercise Shares	: 142.246.248
Value	: IDR 128.021.623.258

Meet The Mastermind Behind Trin Land



Meet the **Masterminds** behind Trin Land—visionary leaders who have transformed a bold idea into a series of groundbreaking projects. With a passion for innovation and excellence, this dynamic team has steered Triniti Land from its humble beginnings in 2009 to become a key player in Indonesia's property development landscape.

Their expertise and strategic foresight have driven the success of iconic projects like Brooklyn Apartment, Yukata Suites, and Collins Boulevard. With each new venture, they continue to push boundaries, creating vibrant, sustainable communities that redefine urban living. Discover the people who make Triniti Land's extraordinary vision a reality.

New Strategy



gic Partner

Rahayu Saraswati Djojohadikusumo

President Commissioner of TrinLand



As part of its long-term strategic strengthening, the Company also welcomed **Rahayu Saraswati D. Djojohadikusumo** as a new strategic partner. The presence of this strategic partner is expected to enhance strategic networks, increase institutional visibility, and support the development of large-scale, long-term oriented projects.

The entry of this strategic partner reflects confidence in the Company's growth prospects and forms part of its ongoing efforts to strengthen capital structure, expand project pipeline, and create sustainable value for shareholders.

Milestone

2009



- PT Perintis Trinitis Properti was established on March 13, 2009.
- Development of the Company's first project, Ubud Village.

2011



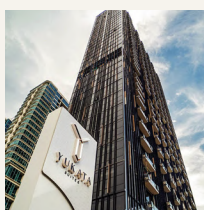
- Development of the Melrose Place Dormitory project.

2013



- Joint venture between Waskita Karya and Trinitis Land in developing Brooklyn.

2015



- Joint venture between Waskita Realty and Trinitis Land in developing Yukata Suites.

2017



- Preparation stage of development of the Collins Boulevard project.

2018



- Preparation stage of development of the Marc's Boulevard project.

2020



- Listed its shares and conducting Initial Public Offering (IPO) in Indonesia Stock Exchange.
- Groundbreaking of Marc's Boulevard.

2021



- Appointment of new member of the Company's Board of Commissioners.
- Preparation of Holdwell Business Park.
- Topping Off of the first tower of Collins Boulevard, Hyde Residence.
- Preparation of Sequoia Hills.
- Preparation of TanaMori Makmur Indonesia.

2022



- Implementation of TRIN Stock Buyback.
- Handover of the first tower Collins Boulevard, Hyde Residence.
- Obtain an effective statement from the Financial Services Authority regarding the Company's Right Issue corporate action.

2023



- Listing of HMETD (Right Issue) in IDX.
- Groundbreaking of Holdwell Business Park.
- Show Unit Inauguration of Sequoia Hills Cluster II, The Earthville.

2024



- Inauguration of Sequoia Hills Cluster III Model House
- Topping Off Glenn The Hive, Marc's Boulevard

2025



- Topping off Paul & Prive Condovilla, Marc's Boulevard
- Holdwell Business Park contractor agreement signing ceremony
- The appointment of Mrs. Rahayu Saraswati Djojohadikusomo as New Strategic Partner and President Commissioner of TRIN LAND

2026



- Topping off Storage House, Holdwell Business Park



Our Vision

To become one of the top 10 best and most trusted developers in Indonesia by initiating a leading standard in the property industry, by prioritizing innovation, timeliness and high investment value for stakeholders and consumers."

Our Mission

1. Collaborate with world-class partners, architects and building management to build iconic projects for future generations.
2. Initiate and build projects by adapting the "Trendsetter and Innovative" concept while contributing positively to the government and society.
3. Recruit a professional workforce by upholding welfare and career prospects.



Core Values

The Company determines 4 company values, namely:



MAINTENANCE

Triniti Land ensures a durable asset build for 3 generations to relish, with a strong foundation as the key for every development project done.



ENVIRONMENT

Innovation is the foundation for Triniti Land, having a remarkable philosophy for every development and making it to be an iconic landmark through all eyes.



INNOVATIVE

Triniti Land understands the value of Green and commits to be an eco-friendly developer by constructing an energy saving environmental concept.



PARTNERSHIP

To be one of the top 10 and trusted developers in Indonesia by initiating a leading standard platform in the industry, innovation, punctuality, and high investment values for both stakeholders and consumers.

Board of Commissioners



**Rahayu Saraswati D.
Djojohadikusumo**

PRESIDENT COMMISSIONER



**Dr. Ir. Matius Jusuf
MM, MBA**

COMMISSIONER



Henry Susanto

INDEPENDENT COMMISSIONER

Board of Directors



Ishak Chandra

PRESIDENT DIRECTOR



Chandra

DIRECTOR



Septian Starlin

DIRECTOR



**Johanes L.
Andayaprana**

DIRECTOR



**Drs. Gregorius S. Uyanto,
AK, MBA, CMA, CA**

DIRECTOR

Region Map



JAKARTA, BOGOR, TANGERANG,
LAMPUNG, BATAM & LABUAN BAJO

Completed Projects

- | | |
|--|--|
| <ul style="list-style-type: none">Ubud Village
Ciledug, Tangerang
Project Value IDR 180 Billion | <ul style="list-style-type: none">Melrose Place
Palmerah, Jakarta Barat
Project Value IDR 50 Billion |
| <ul style="list-style-type: none">Brooklyn
Alam Sutera, Tangerang Selatan
Project Value IDR 1.2 Trillion | <ul style="list-style-type: none">Yukata Suites
Alam Sutera, Tangerang Selatan
Project Value IDR 900 Billion |



On Going Projects

- | | |
|---|---|
| <ul style="list-style-type: none">● Collins Boulevard
Jl. MH. Thamrin, Tangerang
Project Value IDR 2,05 Trillion
(2 Tower) | <ul style="list-style-type: none">● Marc's Boulevard
Batam Center, Batam
Project Value IDR 5 Trillion |
| <ul style="list-style-type: none">● Sequoia Hills
Sentul, Bogor
Gross Development Value (GDV)
IDR 13,2 Trillion | <ul style="list-style-type: none">● Holdwell Business Park
Bandar Lampung, Lampung
Gross Development Value (GDV)
IDR 800 Billion |

Completed Project's



UBUD VILLAGE

Sudimara Timur, Ciledug

Concept	: House & Shophouse
Unit	: 360 Unit
Areas	: 52.105 m2
Completed	: 2011
Project Value	: IDR 180 Billion



MELROSE PLACE

Palmerah, Jakarta Barat

Concept	: Premium Office
Unit	: 200 Unit
Areas	: 4.225 m2
Completed	: 2012
Project Value	: IDR 50 Billion



BROOKLYN

Paku Alam, Serpong Utara

Concept	: Premium Office, Penthouse SOHO, Apartment
Unit	: 922 Unit
Areas	: 5.851 m2
Completed	: 2016
Project Value	: IDR 1.2 Trillion



YUKATA SUITES

Alam Sutera, Tangerang

Concept	: Japanese Concept Apartment
Unit	: 329 Unit
Areas	: 5000 m2
Completed	: 2020
Project Value	: IDR 916 Billion



On-going Project's



01





Collins Boulevard, an embodiment of art-inspired living, currently features two iconic towers: Hyde Residence and The Scott. Hyde Residence, with 1,167 units, started handovers in August 2022, while The Scott, consisting of 1,367 units, is still under construction.

In addition to luxurious living spaces, Collins Boulevard is home to the Collins Marketplace and ShopHouses, offering a vibrant and diverse selection of shopping and dining experiences. Every detail of this development has been thoughtfully curated to create a lifestyle that reflects both modern sophistication and artistic inspiration.



Designed by Singapore's No. 1 Architect DPA, who is also the Architect of the Singapore National Stadium and Dubai Mall



The first Window Bay Development in Serpong. This concept adds 10% of the room area by changing the function of the balcony into a sofa bed & AC cabinet



3.8 hectares of Public Space consisting of 1.6 hectares of F&B Plaza, 1 hectare of Resort-like Facilities, 6,000 sqm Sky Park, and 2,000 sqm Collins Park.



The first apartment with Lifestyle Plaza facilities covering an area of 1.6 Ha. Equipped with Cinema, Supermarket, Restaurant, Cafe, and Retail Store.



Selected as the Best Innovative Developer in 2021 at the Indonesia Property Awards.



Handover Collins Boulevard Tower I:
Hyde Residence

Starting from
August 2022



Lobby Hyde Residence



Garden Villa
Hyde Residence



Convertible Residence



Swimming Pool



Gym Area



Sky Jogging Track



Sky Padel by The Pool



EV Charging



Collins Wellness Club

02





MARC'S BOULEVARD

THE PRIDE | THE HOME | THE MARC

Marc's Boulevard by Trinita Land is a visionary project that brings together five distinct and stylish districts, adding a stunning new dimension to the skyline of central Batam. With its seamless living spaces, Marc's Boulevard celebrates achievements, love, and the essence of refined living—making it the perfect setting for the greatest chapters of your life.

Strategically located in the heart of Batam, Marc's Boulevard is designed to offer unparalleled convenience and connectivity, making it an ideal choice for both residential and business purposes. The five unique districts—Paul Marc, Dean Marc, Grant Marc, Will Marc, and Glenn Marc—each reflect a distinctive character, catering to diverse lifestyles and preferences.

Currently, construction is well underway for several key components of the development. Glenn The Hive, an innovative residential concept, is progressing steadily. The Paul Lane, a sophisticated landed house area, and the Business Loft, designed for modern enterprises, are also under active development. These areas are set to become vibrant communities that seamlessly blend luxury, comfort, and functionality. With its thoughtful design, prime location, and ongoing developments, Marc's Boulevard is more than just a place to live—it's a destination that embodies the pinnacle of urban living and a canvas for creating unforgettable memories.



Lobby



Club House



Shop House



03





Sequoia Hills

The Wellness City

Sequoia Hills introduces the first concept of communal living in Sentul, offering luxury facilities tailored to each resident's needs. Spanning 95 hectares, the development currently features four designed clusters, The Leroy, Earthville, The Mono and the newly introduced Harvestville. Strategically located in the serene environment of Sentul, Sequoia Hills provides easy access to major transportation routes, making it an ideal choice for those seeking both tranquility and convenience.

Cluster The Leroy embraces a modern villa house concept, offering residents a luxurious and refined living experience. Cluster Earthville is designed as a staycation house, perfect for those who seek a getaway vibe within their own home. Cluster Mono introduces the concept of an Introvert House, catering to those who value privacy and serenity.

Additionally, we are planning to launch Cluster Harvestville, which will feature a Living Park concept where residents can enjoy the unique experience of growing their own vegetables in their garden.



Show Unit



Gate Sequoia Hills



Community Center



Marketing Gallery



Hybrid Training



Harvesting



Wellness Market

04





Introducing a breath of fresh air in Bandar Lampung's central business district, Holdwell is a modern business park designed within a lush garden setting. Positioned in a prime location within the main business district, Holdwell offers multifunctional storage house designs that promote cost-efficient business strategies and enhance productivity. Additionally, ready-to-build land parcels provide flexibility, while a supporting commercial and retail center ensures a perfect balance between business and leisure.

Strategically located in Bandar Lampung's thriving business hub, Holdwell Business Park spans 12.5 hectares and embodies the concept of a Mixed-Use Development. This development includes Storage Houses, Ruko (shop houses), SOHO (Small Office/Home Office) units, and ready-to-build land, catering to diverse business needs. The park is equipped with top-notch facilities, including 24/7 security, a vibrant commercial area, expansive green open spaces, a scenic lake, and double-layered gate protection for enhanced safety. Holdwell Business Park is the ideal destination for businesses seeking a harmonious blend of productivity, flexibility, and a serene environment.





Storage House



Holdwell Walk



SOHO



Commercial Area

Road to Securing a Sustainable Future

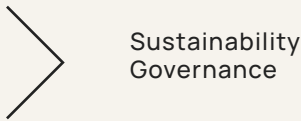
- Sustainability has shifted from a niche concern to a core element of business strategy as awareness of environmental, social, and economic impacts grows.
- Triniti Land plays an active role in upholding sustainability. We integrate eco-friendly practices and ethical standards that is essential for regulatory compliance, long-term profitability, and brand reputation.
- We embrace sustainability by rethinking traditional business models, fostering innovation, and investing in renewable resources, energy efficiency, and waste reduction.
- By prioritizing sustainability, we can better mitigate risks, seize emerging market opportunities, and build resilience against global challenges like climate change and resource scarcity.
- Sustainability in business is not just an ethical obligation but a strategic necessity, aligning economic success with the well-being of the planet and society.



We are always committed to improve our performance from the sustainability aspect. It includes a balance in our 3P performance (People, Planet and Profit).

Our sustainability strategy is focused on 3 (three) main pillars as follows:

-  Performing Progressively
-  Contribution Responsibly
-  Collaborating Sustainably



Sustainability
Governance

To strengthen the company's commitment to a sustainable future, we have integrated the UN's sustainable development goals into our strategic framework. These global goals provide a roadmap for addressing some of the most pressing challenges of our time.

In recent years, particularly in 2025 and 2026, Trinit Land has conducted 36 CSR initiatives aligned with UN SDG Goals 1, 3, 4, and 11.

2025



Waste Bin Donation to Tanjung Senang District Office
Lampung, 06/02/2025



Financial Assistance for the Development of Babakan Madang Village
Bogor, 20/06/2025



Santunan Anak Yatim Piatu
Tangerang, 24/03/2025



Donation to Panti Asuhan Nurjanah
Batam, 25/02/2025



Pembagian Sembako Idul Fitri 1446H
Karawang, 20/03/2025



Volunteer Goes to School
Tangerang, 29/07/2025

2026



Donation to Sumatera Utara
Sumatera, 06/02/2026



Blood Donation & Free Medical Check-up
Tangerang, 12/02/2026



Groceries for Idul Fitri Donation
Tangerang, 05/03/2025



Artificial Intelligence Training
Tangerang, 27/04/2026



Goat Donation for Idul Adha
Sentul, 25/05/2026



Donation to Orphans
Tangerang, 25/05/2026

Awards

TRINITI LAND

- Top Human Capital Awards by Top Business - 2024
- Best Lifestyle Development by Asia Property Awards - 2022
- Top 10 Best Developer by BCI Asia Awards - 2022
- Best Innovative Developers by Asia Property Awards - 2021
- Asia Best Boutique Developer by Asia Property Awards - 2019
- Best Boutique Developer by Asia Property Awards - 2019

YUKATA SUITES

- Best High-End Condo Development by Property Guru - 2019
- Best Premium Apartment by Golden Property Award - 2019

COLLINS BOULEVARD

- Best Residential High Rise by FIABCI Indonesia – REI Excellence Awards 2025
- Best High-End Condo Development by Property Guru - 2019
- Best Premium Apartment by Golden Property Award - 2019



MARC'S BOULEVARD

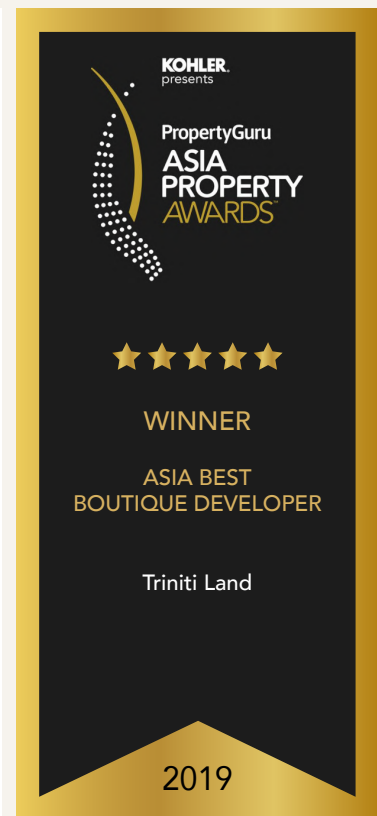
- Favorite Apartment Project (Region Batam) by **Golden Property Award - 2022**
- Best Residential District Architectural Design by **Asia Property Awards - 2021**
- Highly Commended Best Housing Architectural Design by **Asia Property Awards - 2021**
- Best Low Rise Condo Architectural Design by **Indonesia Property Awards - 2019**

SEQUOIA HILLS

- Best Premium Housing Project Region: East Bogor (Cluster Mono) by **Golden Property Awards 2025**
- Best High End Housing Architectural (Harvest Ville) at **PropertyGuru Asia Property Awards 2025**
- Best High End Housing Architectural (Harvest Ville) at **PropertyGuru Indonesia Property Awards 2025**
- Sustainable Residential Development Indonesia by **Indonesia Property Awards - 2023**
- Best Housing Landscape Architectural Design by **Asia Property Awards - 2022**

HOLDWELL BUSINESS PARK

- Best Retail Architectural Design (Greater Indonesia) by **Asia Property Awards - 2022**



Partner

Architecture Consultant



studio air putih



Contractor





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