	31 Maret/ *March 31,* 2024 (Tidak Diaudit/ *Unaudited*)	Catatan/ *Notes*	31 Desember/ *December 31,* 2023	
ASET				**ASSETS**
ASET LANCAR				**CURRENT ASSETS**
Kas dan setara kas	2.975.025.834.077	4	2.875.636.301.739	Cash and cash equivalents
Investasi jangka pendek	267.736.022.005	5	277.638.312.774	Short-term investments
Piutang usaha - setelah dikurangi cadangan kerugian penurunan nilai masing-masing sebesar Rp 1.436.306.366 dan Rp 1.681.980.543 pada tanggal 31 Maret 2024 dan 31 Desember 2023		6		Trade accounts receivable - net of allowance for impairment of Rp 1,436,306,366 and Rp 1,681,980,543 as of March 31, 2024 and December 31, 2023, respectively
Pihak berelasi	5.061.682.521		7.149.273.196	Related parties
Pihak ketiga	14.857.377.053		16.395.952.918	Third parties
Piutang lain-lain - setelah dikurangi cadangan kerugian penurunan nilai masing-masing sebesar Rp 34.631.147 dan Rp 27.784.089 pada tanggal 31 Maret 2024 dan 31 Desember 2023	29.109.276.231	7	29.039.351.292	Other accounts receivable - net of allowance for impairment of Rp 34,631,147 and Rp 27,784,089 as of March 31, 2024 and December 31, 2023, respectively
Persediaan	3.928.535.316.762	8	4.025.716.925.844	Inventories
Uang muka	103.412.091.569	9	27.322.968.475	Advances
Pajak dibayar dimuka	332.484.023.086	10	337.113.037.209	Prepaid taxes
Biaya dibayar dimuka	44.353.881.183	11	36.815.757.798	Prepaid expenses
Jumlah Aset Lancar	7.700.575.504.487		7.632.827.881.245	**Total Current Assets**
ASET TIDAK LANCAR				**NONCURRENT ASSETS**
Investasi dalam saham	588.625.362.842	12	589.897.769.119	Investments in shares
Biaya dibayar dimuka	11.281.673.503	11	12.584.890.538	Prepaid expenses
Tanah yang belum dikembangkan	4.566.935.920.206	13	4.557.125.002.664	Land for development
Aset tetap - setelah dikurangi akumulasi penyusutan masing-masing sebesar Rp 681.059.034.635 dan Rp 675.748.326.891 pada tanggal 31 Maret 2024 dan 31 Desember 2023	222.860.095.248	14	226.825.796.246	Property and equipment - net of accumulated depreciation of Rp 681,059,034,635 and Rp 675,748,326,891 as of March 31, 2024 and December 31, 2023, respectively
Aset hak-guna - setelah dikurangi akumulasi penyusutan sebesar Rp 6.517.141.785 dan Rp 7.854.190.742 pada tanggal 31 Maret 2024 dan 31 Desember 2023	4.373.183.591	15	5.251.805.913	Right-of-use assets - net of accumulated depreciation of Rp 6,517,141,785 and Rp 7,854,190,742 as of March 31, 2024 and December 31, 2023, respectively
Properti investasi - setelah dikurangi akumulasi penyusutan masing-masing sebesar Rp 984.564.203.937 dan Rp 958.653.562.140 pada tanggal 31 Maret 2024 dan 31 Desember 2023	2.089.913.416.968	16	2.093.186.050.444	Investment properties - net of accumulated depreciation of Rp 984,564,203,937 and Rp 958,653,562,140 as of March 31, 2024 and December 31, 2023, respectively
Goodwill	9.302.932.297	17	9.302.932.297	Goodwill
Aset lain-lain	4.486.867.800		4.486.867.800	Other assets
Jumlah Aset Tidak Lancar	7.497.779.452.455		7.498.661.115.021	**Total Noncurrent Assets**
JUMLAH ASET	15.198.354.956.942		15.131.488.996.266	**TOTAL ASSETS**

Lihat catatan atas laporan keuangan konsolidasian yang merupakan bagian yang tidak terpisahkan dari laporan keuangan konsolidasian.

See accompanying notes to consolidated financial statements which are an integral part of the consolidated financial statements.

	31 Maret/ *March 31,* 2024 (Tidak Diaudit/ *Unaudited)*	Catatan/ *Notes*	31 Desember/ *December 31,* 2023	
LIABILITAS DAN EKUITAS				**LIABILITIES AND EQUITY**
LIABILITAS				**LIABILITIES**
LIABILITAS JANGKA PENDEK				**CURRENT LIABILITIES**
Utang usaha - pihak ketiga	374.300.847.296	18	398.147.010.714	Trade accounts payable - third parties
Utang pajak	21.477.139.353	19	25.574.256.155	Taxes payable
Beban akrual	22.515.721.508	20	25.563.183.040	Accrued expenses
Setoran jaminan	164.892.929.439	21	160.115.217.517	Security deposits
Liabilitas kontrak	2.088.373.340.994	22	1.908.686.259.835	Contract liabilities
Uang muka diterima	75.361.589.221	23	72.341.605.251	Advances received
Sewa diterima dimuka	227.865.303.898	24	225.160.458.296	Rental advances
Bagian liabilitas sewa yang akan jatuh tempo dalam waktu satu tahun	2.092.465.377	25	2.482.013.717	Current portion of lease liabilities
Liabilitas lain-lain	38.647.558.867		9.840.890.342	Other liabilities
Jumlah Liabilitas Jangka Pendek	3.015.526.895.953		2.827.910.894.867	**Total Current Liabilities**
LIABILITAS JANGKA PANJANG				**NONCURRENT LIABILITIES**
Liabilitas sewa jangka panjang - setelah dikurangi bagian yang akan jatuh tempo dalam waktu satu tahun	-	25	-	Long-term lease liabilities - net of current portion
Setoran jaminan	66.814.570.367	21	64.686.043.734	Security deposits
Liabilitas kontrak	236.595.513.043	22	587.480.251.779	Contract liabilities
Uang muka diterima	7.871.915.578	23	7.131.727.288	Advances received
Sewa diterima dimuka	73.753.469.070	24	104.869.021.362	Rental advances
Liabilitas imbalan kerja jangka panjang	78.772.191.940	35	78.523.850.676	Long-term employee benefits liability
Jumlah Liabilitas Jangka Panjang	463.807.659.998		842.690.894.839	**Total Noncurrent Liabilities**
Jumlah Liabilitas	3.479.334.555.951		3.670.601.789.706	**Total Liabilities**
EKUITAS				**EQUITY**
Ekuitas yang dapat Diatribusikan kepada Pemilik Entitas Induk				**Equity Attributable to Owners of the Company**
Modal saham - nilai nominal Rp 500 per saham Modal dasar - 3.000.000.000 saham Modal ditempatkan dan disetor - 1.850.000.000 saham	925.000.000.000	27	925.000.000.000	Capital stock - Rp 500 par value per share Authorized - 3,000,000,000 shares Issued and paid-up - 1,850,000,000 shares
Tambahan modal disetor	465.081.634.211	28	465.081.634.211	Additional paid-in capital
Selisih nilai transaksi dengan kepentingan nonpengendali	19.977.938.029	29	19.977.938.029	Difference in value arising from transaction with non-controlling interest
Saldo laba				Retained earnings
Telah ditentukan penggunaannya	27.589.383.000	30	27.589.383.000	Appropriated
Belum ditentukan penggunaannya	8.991.379.868.134		8.832.647.235.491	Unappropriated
Jumlah Ekuitas yang dapat Diatribusikan kepada Pemilik Entitas Induk	10.429.028.823.374		10.270.296.190.731	**Total Equity Attributable to Owners of the Company**
Kepentingan Nonpengendali	1.289.991.577.617	31	1.190.591.015.829	**Non-controlling Interests**
Jumlah Ekuitas	11.719.020.400.991		11.460.887.206.560	**Total Equity**
JUMLAH LIABILITAS DAN EKUITAS	15.198.354.956.942		15.131.488.996.266	**TOTAL LIABILITIES AND EQUITY**

Lihat catatan atas laporan keuangan konsolidasian yang merupakan bagian yang tidak terpisahkan dari laporan keuangan konsolidasian.

See accompanying notes to consolidated financial statements which are an integral part of the consolidated financial statements.

	Catatan/ *Notes*	Tidak Diaudit/*Unaudited* 31 Maret/*March 31,* (Tiga bulan/*Three months*) 2024	2023	
PENDAPATAN USAHA	32	892.411.672.804	1.052.518.823.574	**REVENUES**
BEBAN POKOK PENJUALAN	33	350.156.042.240	424.914.711.109	**COST OF REVENUES**
LABA KOTOR		542.255.630.564	627.604.112.465	**GROSS PROFIT**
BEBAN USAHA	34			**OPERATING EXPENSES**
Penjualan		140.987.358.877	131.899.248.600	Selling
Umum dan administrasi		89.007.938.773	67.583.244.666	General and administrative
Pajak final	39	33.260.086.371	37.072.194.671	Final tax
Jumlah Beban Usaha		263.255.384.021	236.554.687.937	Total Operating Expenses
LABA USAHA		279.000.246.543	391.049.424.528	**PROFIT FROM OPERATIONS**
PENGHASILAN (BEBAN) LAIN-LAIN				**OTHER INCOME (EXPENSES)**
Pendapatan bunga dan investasi	36	28.718.003.861	33.535.953.838	Interest and investment income
Keuntungan (kerugian) selisih kurs mata uang asing - bersih		(2.419.699.541)	3.610.791.584	Gain (loss) on foreign exchange - net
Pemulihan (cadangan) kerugian penurunan nilai piutang	6,7	238.827.119	1.167.996.265	Recoveries (allowance) for impairment of receivables
Keuntungan penjualan aset tetap	14	-	334.416.696	Gain on sale of property and equipment
Dampak pendiskontoan aset dan liabilitas keuangan		116.884.145	160.387.874	Effect of discounting financial assets and liabilities
Beban bunga	37	(35.862.165.818)	(57.219.785.840)	Interest expense
Lain-lain - bersih	38	(5.416.218.190)	24.598.283.441	Others - net
Penghasilan (Beban) Lain-lain - bersih		(14.624.368.424)	6.188.043.858	Other Income (Expenses) - net
EKUITAS PADA LABA (RUGI) BERSIH DARI INVESTASI DALAM SAHAM	12	(1.272.406.277)	10.626.795.580	**SHARE IN NET INCOME (LOSS) OF INVESTEES**
LABA SEBELUM PAJAK		263.103.471.842	407.864.263.966	**PROFIT BEFORE TAX**
BEBAN PAJAK KINI	39	613.295.523	1.251.800.221	**CURRENT TAX EXPENSE**
LABA PERIODE BERJALAN		262.490.176.319	406.612.463.745	**NET PROFIT FOR THE PERIOD**
PENGHASILAN KOMPREHENSIF LAIN		151.718.112	137.029.147	**OTHER COMPREHENSIVE INCOME**
JUMLAH PENGHASILAN KOMPREHENSIF		262.641.894.431	406.749.492.892	**TOTAL COMPREHENSIVE INCOME**
Jumlah laba periode berjalan yang dapat diatribusikan kepada:				Total profit for the period attributable to:
Pemilik entitas induk		158.584.110.882	348.156.494.505	Owners of the Company
Kepentingan nonpengendali	31	103.906.065.437	58.455.969.240	Non-controlling interests
Jumlah		262.490.176.319	406.612.463.745	Total
Jumlah penghasilan komprehensif yang dapat diatribusikan kepada:				Total comprehensive income attributable to:
Pemilik entitas induk		158.732.632.643	348.290.270.834	Owners of the Company
Kepentingan nonpengendali	31	103.909.261.788	58.459.222.058	Non-controlling interests
Jumlah		262.641.894.431	406.749.492.892	Total
LABA PER SAHAM DASAR	40	85,72	188,19	**BASIC EARNINGS PER SHARE**

Lihat catatan atas laporan keuangan konsolidasian yang merupakan bagian yang tidak terpisahkan dari laporan keuangan konsolidasian.

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		Ekuitas yang dapat Diatribusikan kepada Pemilik Entitas Induk/*Equity Attributable to Owners of the Company*								
					Saldo Laba/*Retained Earnings*					
	Catatan/ *Notes*	Modal Saham Ditempatkan dan Disetor/ *Issued and Paid-up Capital Stock*	Tambahan Modal Disetor/ *Additional Paid-in Capital*	Selisih Nilai Transaksi dengan Kepentingan Nonpengendali/ *Difference in Value Arising from Transaction with Non-controlling Interest*	Telah Ditentukan Penggunaannya/ *Appropriated*	Belum Ditentukan Penggunaannya/ *Unappropriated*	Jumlah Ekuitas/ *Total Equity*	Kepentingan Nonpengendali/ *Non-controlling Interests*	Jumlah Ekuitas/ *Total Equity*	
Saldo pada tanggal 1 Januari 2023		**925.000.000.000**	**465.081.634.211**	**19.979.103.231**	**25.589.383.000**	**7.770.324.746.798**	**9.205.974.867.240**	**1.720.265.488.148**	**10.926.240.355.388**	**Balance as of January 1, 2023**
Penghasilan komprehensif										Comprehensive income
Laba periode berjalan		-	-	-	-	348.156.494.505	348.156.494.505	58.455.969.240	406.612.463.745	Profit for the period
Penghasilan komprehensif lain										Other comprehensive income
Pengukuran kembali liabilitas imbalan pasti	35					133.776.329	133.776.329	3.252.818	137.029.147	Remeasurement of defined benefits liability
Jumlah penghasilan komprehensif		-	-	-	-	348.290.270.834	348.290.270.834	58.459.222.058	406.749.492.892	Total comprehensive income
Transaksi dengan pemilik										Transactions with owners
Dividen	31	-	-	-	-	-	-	(38.848.592.250)	(38.848.592.250)	Dividends
Jumlah transaksi dengan pemilik		-	-	-	-	-	-	(38.848.592.250)	(38.848.592.250)	Total transactions with owners
Saldo pada tanggal 31 Maret 2023 (tidak diaudit)		**925.000.000.000**	**465.081.634.211**	**19.979.103.231**	**25.589.383.000**	**8.118.615.017.632**	**9.554.265.138.074**	**1.739.876.117.956**	**11.294.141.256.030**	**Balance as of March 31, 2023 (unaudited)**
Saldo pada tanggal 1 Januari 2024		**925.000.000.000**	**465.081.634.211**	**19.977.938.029**	**27.589.383.000**	**8.832.647.235.491**	**10.270.296.190.731**	**1.190.591.015.829**	**11.460.887.206.560**	**Balance as of January 1, 2024**
Penghasilan komprehensif										Comprehensive income
Laba periode berjalan		-	-	-	-	158.584.110.882	158.584.110.882	103.906.065.437	262.490.176.319	Profit for the period
Penghasilan komprehensif lain										Other comprehensive income
Pengukuran kembali liabilitas imbalan pasti	35	-	-	-	-	148.521.761	148.521.761	3.196.351	151.718.112	Remeasurement of defined benefits liability
Jumlah penghasilan komprehensif		-	-	-	-	158.732.632.643	158.732.632.643	103.909.261.788	262.641.894.431	Total comprehensive income
Transaksi dengan pemilik										Transactions with owners
Dividen		-	-	-	-	-	-	(4.508.700.000)	(4.508.700.000)	Dividends
Jumlah transaksi dengan pemilik	31	-	-	-	-	-	-	(4.508.700.000)	(4.508.700.000)	Total transactions with owners
Saldo pada tanggal 31 Maret 2024 (tidak diaudit)		**925.000.000.000**	**465.081.634.211**	**19.977.938.029**	**27.589.383.000**	**8.991.379.868.134**	**10.429.028.823.374**	**1.289.991.577.617**	**11.719.020.400.991**	**Balance as of March 31, 2024 (unaudited)**

	Tidak Diaudit/*Unaudited* 31 Maret/*March 31,* (Tiga bulan/Three *months)*		
	2024	2023	
ARUS KAS DARI AKTIVITAS OPERASI			**CASH FLOWS FROM OPERATING ACTIVITIES**
Penerimaan kas dari konsumen	700.757.606.377	864.041.210.494	Cash receipts from customers
Pembayaran kas untuk:			Cash payments for:
Kontraktor	(231.330.877.231)	(288.226.788.295)	Contractors
Beban umum dan administrasi dan lain-lain	(193.784.436.204)	(86.939.009.237)	General and administrative and other expenses
Beban penjualan	(104.126.980.719)	(116.590.628.445)	Selling expenses
Gaji	(61.897.673.522)	(48.257.997.354)	Salaries
Kas bersih dihasilkan dari operasi	109.617.638.701	324.026.787.163	Net cash generated from operations
Pembelian tanah	(28.114.830.309)	(41.369.624.112)	Acquisitions of land
Pembayaran pajak final	(23.091.400.113)	(24.550.811.020)	Final tax paid
Pembayaran pajak penghasilan	(272.394.991)	(266.033.846)	Income tax paid
Kas Bersih Diperoleh dari Aktivitas Operasi	58.139.013.288	257.840.318.185	Net Cash Provided by Operating Activities
ARUS KAS DARI AKTIVITAS INVESTASI			**CASH FLOWS FROM INVESTING ACTIVITIES**
Penerimaan bunga	31.540.937.525	36.644.820.383	Interest received
Pencairan investasi jangka pendek	9.902.290.769	468.283.942	Withdrawal of short-term investments
Hasil penjualan aset tetap	-	334.416.696	Proceeds from sale of property and equipment
Pembayaran liabilitas atas perolehan aset tetap	(114.360.260)	(142.500.320)	Payment for liabilities arising from acquisition of property and equipment
Pembayaran liabilitas atas perolehan properti investasi	(671.153.275)		Payment for liabilities arising from acquisition of property and equipment
Perolehan aset tetap	(1.265.104.486)	(4.789.905.415)	Acquisitions of property and equipment
Perolehan properti investasi	(21.965.448.630)	(2.510.500.000)	Acquisitions of investment properties
Penempatan investasi dalam saham	-	(50.495.000.000)	Placement in investment in shares
Kas Bersih Diperoleh dari (Digunakan untuk) Aktivitas Investasi	17.427.161.643	(20.490.384.714)	Net Cash Provided by (Used in) Investing Activities
ARUS KAS DARI AKTIVITAS PENDANAAN			**CASH FLOWS FROM FINANCING ACTIVITIES**
Penerimaan uang muka investasi dalam saham dari kepentingan nonpengendali	28.699.000.000	-	Proceeds for advanced payment of investment in shares from non-controlling interest
Pembayaran liabilitas sewa	(429.560.000)	(382.580.000)	Payments of lease liabilities
Pembayaran dividen oleh entitas anak yang menjadi bagian kepentingan nonpengendali	(4.508.700.000)	-	Payments of devidends to non-controling interest by a subsidiary
Pembayaran atas uang muka penurunan modal disetor entitas anak yang menjadi bagian kepentingan nonpengendali	-	(515.808.825.575)	Payment of advance of decrease in paid-up capital of subsidiaries to non-controlling interest
Kas Bersih Diperoleh dari (Digunakan untuk) Aktivitas Pendanaan	23.760.740.000	(516.191.405.575)	Net Cash Provided by (Used in) Financing Activities
KENAIKAN (PENURUNAN) BERSIH KAS DAN SETARA KAS	99.326.914.931	(278.841.472.104)	**NET INCREASE (DECREASE) IN CASH AND CASH EQUIVALENTS**
KAS DAN SETARA KAS AWAL PERIODE	2.875.636.301.739	3.497.490.464.122	**CASH AND CASH EQUIVALENTS AT THE BEGINNING OF THE PERIOD**
Pengaruh perubahan kurs mata uang asing	62.617.407	(92.270.689)	Effect of foreign exchange rate changes
KAS DAN SETARA KAS AKHIR PERIODE	2.975.025.834.077	3.218.556.721.329	**CASH AND CASH EQUIVALENTS AT THE END OF THE PERIOD**

Lihat catatan atas laporan keuangan konsolidasian yang merupakan bagian yang tidak terpisahkan dari laporan keuangan konsolidasian.

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