

**PRICELIST PHASE 1.3
CLUSTER EASTWOOD**

Berlaku per 18 Agustus 2024

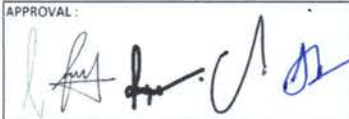
| BLOK | NO UNIT | TIPE | KET | VIEW | LT (M ²) | LB (M ²) | VIP PREMIERE PRICE | | PUBLIC PRICE | | |
|------|---------|---------------|---------------|---------|----------------------|----------------------|--------------------|------------------|------------------|------------------|------------------|
| | | | | | | | CASH 1X | KPR EXPRESS | CASH 1X | KPR EXPRESS | |
| A | 1 | T612 CORNER | Danau | Selatan | 102,00 | 78,08 | Rp 1.533.737.000 | Rp 1.625.762.000 | Rp 1.938.477.000 | Rp 2.054.786.000 | |
| | 2 | T612 CORNER | | Utara | 101,51 | 78,08 | Rp 1.458.511.000 | Rp 1.546.022.000 | Rp 1.888.365.000 | Rp 2.001.667.000 | |
| | 3 | T612 STANDAR | Danau | Selatan | 85,53 | 78,08 | Rp 1.369.264.000 | Rp 1.451.420.000 | Rp 1.733.138.000 | Rp 1.837.127.000 | |
| | 5 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 6 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 7 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 8 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 9 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 10 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 11 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 12 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 15 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 16 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 17 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 18 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 19 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 20 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 21 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 23 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 25 | T612 STANDAR | Danau | Selatan | 90,00 | 78,08 | Rp 1.402.230.000 | Rp 1.486.364.000 | Rp 1.773.754.000 | Rp 1.880.180.000 | |
| | 26 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 27 | T612 CORNER | Danau | Selatan | 115,66 | 78,08 | Rp 1.637.412.000 | Rp 1.735.657.000 | Rp 2.066.396.000 | Rp 2.190.380.000 | |
| | 28 | T612 STANDAR | | Utara | 72,00 | 78,08 | Rp 1.218.851.000 | Rp 1.291.983.000 | Rp 1.578.028.000 | Rp 1.672.710.000 | |
| | 30 | T612 CORNER | | Utara | 101,51 | 78,08 | Rp 1.458.511.000 | Rp 1.546.022.000 | Rp 1.888.365.000 | Rp 2.001.667.000 | |
| | B | 1 | T612+ CORNER | | Selatan | 101,51 | 86,88 | Rp 1.540.158.000 | Rp 1.632.568.000 | Rp 1.994.056.000 | Rp 2.113.700.000 |
| | | 2 | T612+ CORNER | | Utara | 101,51 | 86,88 | Rp 1.540.158.000 | Rp 1.632.568.000 | Rp 1.994.056.000 | Rp 2.113.700.000 |
| | | 3 | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 |
| | | 5 | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 |
| | | 6 | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 |
| | | 7 | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 |
| 8 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 9 | | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 10 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 11 | | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 12 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 15 | | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 16 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 17 | | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 18 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 19 | | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 20 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 21 | | T612+ STANDAR | | Selatan | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 23 | | T612+ CORNER | | Selatan | 101,51 | 86,88 | Rp 1.540.158.000 | Rp 1.632.568.000 | Rp 1.994.056.000 | Rp 2.113.700.000 | |
| 26 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 28 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 30 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 32 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 36 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 38 | | T612+ STANDAR | | Utara | 72,00 | 84,60 | Rp 1.277.581.000 | Rp 1.354.236.000 | Rp 1.654.055.000 | Rp 1.753.299.000 | |
| 50 | | T612+ CORNER | | Utara | 84,00 | 86,88 | Rp 1.413.532.000 | Rp 1.498.344.000 | Rp 1.830.083.000 | Rp 1.939.888.000 | |

Cara Pembayaran :

| CASH 1x | |
|-------------------------------|-------------------------|
| Booking Fee (Rp.10.000.000,-) | Hari ke -1 |
| Pelunasan (Harga - BF) | Hari ke - 14 setelah BF |

| KPR EXPRESS | |
|-------------------------------|-------------------------|
| Booking Fee (Rp.10.000.000,-) | Hari ke -1 |
| DP 1 (10% - BF) | Hari ke - 14 setelah BF |
| Akad Kredit (90%) | 1 bulan setelah DP 1 |

APPROVAL :



Harga jual termasuk / Price includes :

- Unit rumah, pekerjaan struktur & finishing sesuai dengan spesifikasi standard (non kavling)
- Jaringan air dan telepon
- IMB, biaya penyambungan air dan listrik
- PPN 11% , Apabila terjadi perubahan Peraturan Pemerintah yang menyebabkan tarif PPN berubah, maka selisihnya ditanggung dan wajib Pembeli pada saat pembayaran

Harga jual tidak termasuk / Price excludes :

- Biaya pembuatan AJB dan balik nama certificate HGB
- Biaya BPHTB, Pajak Bumi & Bangunan (PBB)
- Biaya Pemeliharaan Lingkungan (IPL)
- Biaya Notarial PPJB (jika ada)
- Biaya - biaya KPR / KPT (jika ada)
- Selisih pajak penghasilan pihak pertama (PPH) yang timbul akibat adanya perbedaan antara harga pengikatan di PPJB dan Nilai di AJB pada saat penandatanganan Akte Jual Beli (AJB)

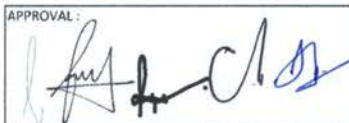
**PRICELIST PHASE 1.3
CLUSTER EASTWOOD**

Berlaku per 18 Agustus 2024

| BLOK | NO UNIT | TIPE | KET | VIEW | LT (M ²) | LB (M ²) | VIP PREMIERE PRICE | | PUBLIC PRICE | | |
|------|-------------|----------------|--------------|---------|----------------------|----------------------|--------------------|------------------|------------------|------------------|------------------|
| | | | | | | | CASH IX | KPR EXPRESS | CASH IX | KPR EXPRESS | |
| E | 1 | T5511+ CORNER | | Selatan | 106,55 | 69,93 | Rp 1.419.343.000 | Rp 1.504.504.000 | Rp 1.837.678.000 | Rp 1.947.939.000 | |
| | 2 | T510 CORNER | | Utara | 80,89 | 49,70 | Rp 1.046.085.000 | Rp 1.108.851.000 | Rp 1.354.414.000 | Rp 1.435.679.000 | |
| | 3 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 5 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 6 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 7 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 8 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 9 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 10 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 11 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 12 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 15 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 16 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 17 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 18 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 19 | T5511+ STANDAR | | Selatan | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 20 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 21 | T5511+ STANDAR | | Utara | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 23 | T5511+ STANDAR | | Utara | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 25 | T5511+ STANDAR | | Utara | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 26 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 27 | T5511+ STANDAR | | Utara | 60,50 | 69,93 | Rp 1.063.097.000 | Rp 1.126.883.000 | Rp 1.376.368.000 | Rp 1.458.951.000 | |
| | 28 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 29 | T5511+ CORNER | | Utara | 71,50 | 69,93 | Rp 1.165.874.000 | Rp 1.235.827.000 | Rp 1.509.451.000 | Rp 1.600.019.000 | |
| | 30 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 32 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 36 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 38 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| | 50 | T510 CORNER | | Utara | 60,00 | 49,70 | Rp 895.016.000 | Rp 948.717.000 | Rp 1.158.789.000 | Rp 1.228.317.000 | |
| | F | 1 | T510 CORNER | | Utara | 94,74 | 49,70 | Rp 1.146.243.000 | Rp 1.484.113.000 | Rp 1.484.113.000 | Rp 1.573.160.000 |
| | | 3 | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 |
| 5 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 7 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 9 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 11 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 15 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 17 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 19 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 21 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 23 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 25 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 27 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 29 | | T510 STANDAR | | Utara | 50,00 | 48,00 | Rp 790.376.000 | Rp 837.799.000 | Rp 1.023.298.000 | Rp 1.084.696.000 | |
| 31 | T510 CORNER | | Utara | 60,00 | 49,70 | Rp 895.016.000 | Rp 948.717.000 | Rp 1.158.789.000 | Rp 1.228.317.000 | | |

Cara Pembayaran :

| | |
|-------------------------------|------------------------|
| CASH IX | |
| Booking Fee (Rp.10.000.000,-) | Hari ke -1 |
| Pelunasan (Harga - BF) | Hari ke -14 setelah BF |
| KPR EXPRESS | |
| Booking Fee (Rp.10.000.000,-) | Hari ke -1 |
| DP 1 (10% - BF) | Hari ke -14 setelah BF |
| Akad Kredit (90%) | 1 bulan setelah DP 1 |

APPROVAL : 

Harga jual termasuk / Price includes :

- Unit rumah, pekerjaan struktur & finishing sesuai dengan spesifikasi standard (non kavling)
- Jaringan air dan telepon
- IMB, biaya penyambungan air dan listrik
- PPN 11% , Apabila terjadi perubahan Peraturan Pemerintah yang menyebabkan tarif PPN berubah, maka selisihnya ditanggung dan wajib Pembeli pada saat pembayaran

Harga jual tidak termasuk / Price excludes :

- Biaya pembuatan AJB dan balik nama certificate HGB
- Biaya BPHTB, Pajak Bumi & Bangunan (PBB) ¹
- Biaya Pemeliharaan Lingkungan (IPL)
- Biaya Notarial PPJB (jika ada)
- Biaya - biaya KPR / KPT (jika ada)
- Selisih pajak penghasilan pihak pertama (PPH) yang timbul akibat adanya perbedaan antara harga pengikatan di PPJB dan Nilai di AJB pada saat penandatanganan Akte Jual Beli (AJB)