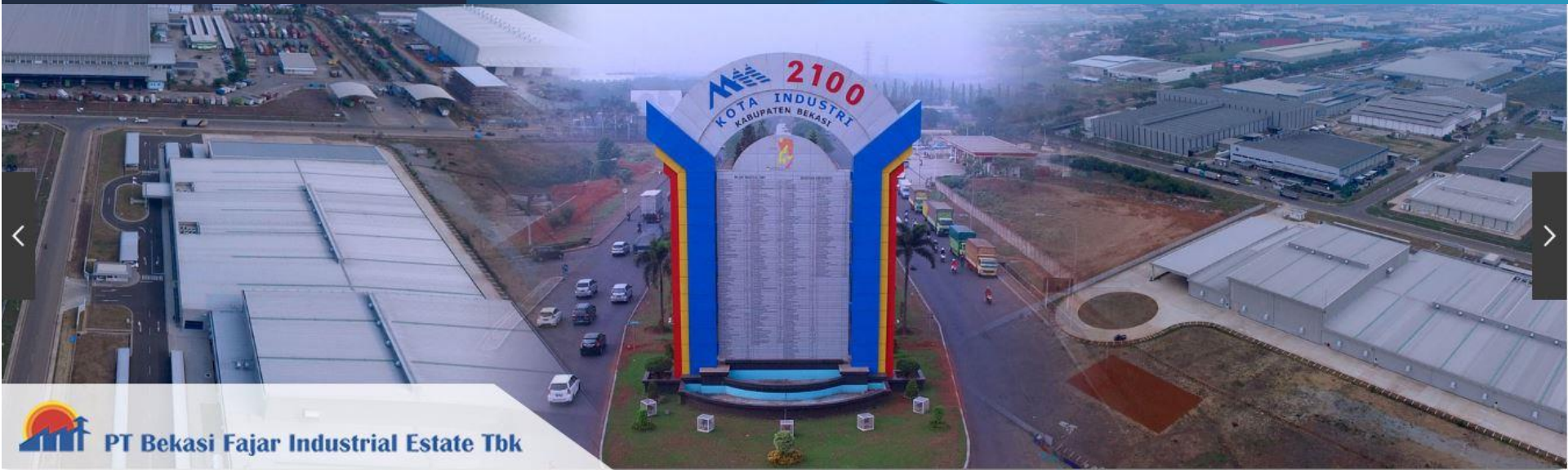


INTRODUCTION OF MM2100 INDUSTRIAL TOWN



PT Bekasi Fajar Industrial Estate Tbk

INDONESIA



**Soekarno Hatta
Airport**



**Tanjung Priok
Port**



SCBD



**PT Bekasi Fajar
Industrial Estate Tbk**



Soekarno Hatta Airport : ± 64 KM



SCBD : ± 30 KM



Tanjung Priok Port : ± 43 KM

SUPERIOR LOCATION

Key Strength

1 One of largest and most developed industrial estates in Indonesia

2 Well poised to take advantage of domestic and FDI growth

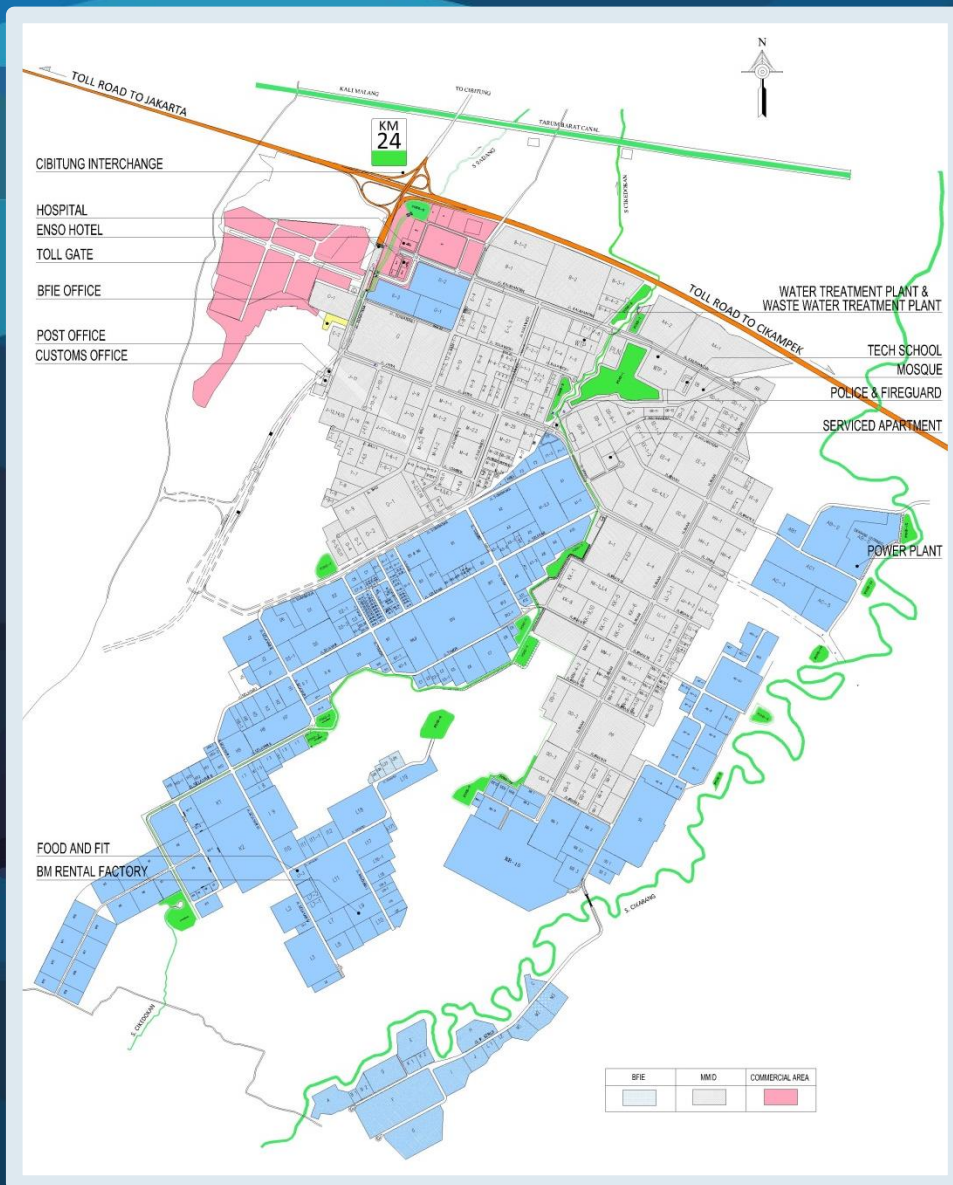
3 Well-diversified top-tier MNC and local tenant base

4 BEST management and strong operating record

5 Strong and conservative financial profile

6 Clear medium-long term strategy

Overview of MM2100 Industrial Town



Company Developer

- MM2100 was developed since 1990
- Registered as public listed company in Jakarta Stock Exchange since 2012

Characteristic

- Among of others industrial areas, MM2100 Industrial Town is the closest from Jakarta city and Tanjung Priok seaport
- Directly connected to the highway
- Stable infrastructure
- Trusted and performance over 25 years management system.
- Various support system, for tenant

Tenant companies Information)

- Total companies : 338 companies
- Japanese Companies : 131 companies

MM2100 Industrial Town Infrastructure



- Main Road, width 41-50m
- Secondary road, width 18-20m



- Industrial water supply capacity 72,000t/day
- Drainage capacity 72,000 t/day



- Natural Gas Pipeline installed by PGN and Pertamina.
- Tenants can be supplied industrial gas from Air Liquid company



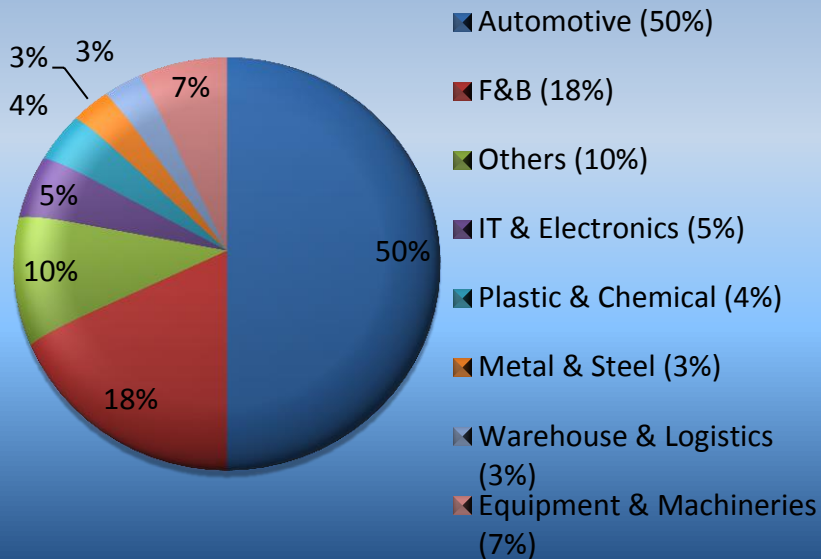
- Cikarang Listrindo (Private company) provide stable electricity with total capacity 755MW



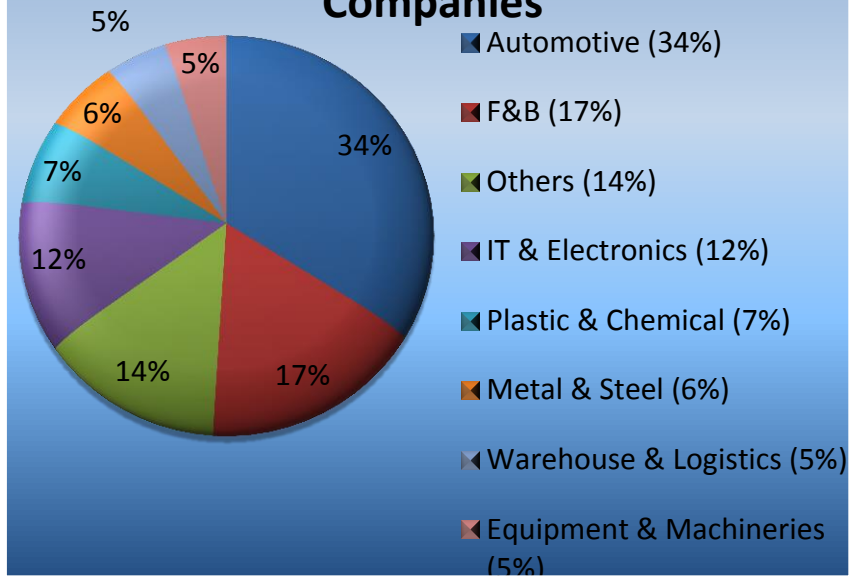
- PT.Telkom (government company) provide telephone line.
- Fiber optic for internet instalation already done.
- Phone code Jakarta area (021)

OUR TENANTS

Tenant Mix by Land Size



Tenant Mix by Number of Companies



Selected Tenants

Automotive Related



Warehouse and Logistics



F&B Related



Electronics



Others



MM2100 is The Winner of The BEST INDUSTRIAL ESTATE IN INDONESIA by Ministry of Industry on 2015

ESTATE MANAGEMENT

MM2100 Industrial Town is appointed Industrial estate by BKPM to implemented KLIK (Kebijakan Kemudahan Investasi Langsung Kostruksi)

- **One Stop Service**

Help Investor to Process Business License, Building Permit, and other permit related to goverment

- **Safely environment**

24 Hours Security cooperation with Police Officer.
In House Fire Brigade

- **Clean Environment**

Enviromental Control (Roads, drainage, Lighting, Garbage , landscape)



In House **Fire Brigade**



24 Hours **Security and Police Office**

MM2100 Industrial Vocational High School

Industrial high school has founded by The fondation. Training to be the exellent worker. Giving a contribution to Indonesia.



Programs: Automotive / electrical / mechanical / accounting / tourism



ENSO HOTEL



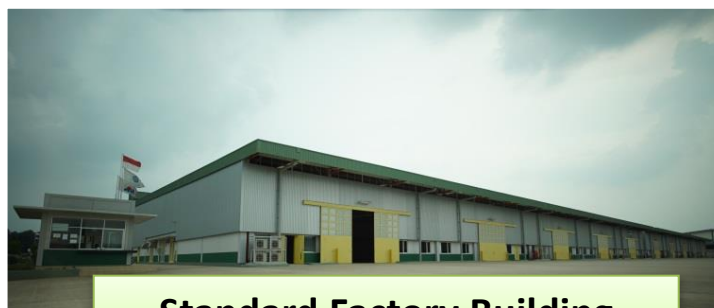
HOSPITAL



Logistic Center



Office Tower



Standard Factory Building



Food and Fit



THANK YOU

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