



Tangerang, 31 Mei/May 2022

No. 055/LK-COS/V/2022

Kepada Yth./To:

Otoritas Jasa Keuangan ("OJK")

Financial Services Authority

Gedung Soemitro Djohadikusumo

Jalan Lapangan Banteng Timur 2-4, Lantai 3

Jakarta 10710

PT Bursa Efek Indonesia

Indonesia Stock Exchange

Gedung Bursa Efek Indonesia, Tower I, Lantai 6

Jalan Jenderal Sudirman Kav. 52-53

Jakarta 12190

**Perihal/ : Laporan Informasi atau Fakta Material/
Subject Report on Material Information or Facts**

Dengan hormat,

Dear Sirs/Madam,

Guna memenuhi Peraturan Otoritas Jasa Keuangan No. 31/POJK.04/2015 tanggal 16 Desember 2015 tentang Keterbukaan Informasi atau Fakta Material oleh Emiten Atau Perusahaan Publik dan Keputusan Direksi Bursa Efek Indonesia No. KEP-00015/BEI/01-2021 tanggal 29 Januari 2021 perihal Perubahan Peraturan No. I-E tentang Kewajiban Penyampaian Informasi, dengan ini, kami, PT Lippo Karawaci Tbk ("**Perseroan**") bermaksud untuk menyampaikan Laporan Informasi atau Fakta Material sebagai berikut:

Pursuant to OJK Regulation No. 31/POJK.04/2015 dated 16 December 2015 regarding Information or Material Facts Disclosure by the Issuers or Public Companies and Directors Decree of Indonesia Stock Exchange No. KEP-00015/BEI/01-2021 dated 29 January 2021 regarding the Amendment to the Regulation No. I-E concerning the Obligation to Submit Information, we, PT Lippo Karawaci Tbk (the "Company") hereby intends to report the Report on Material Information or Facts which are as follows:

Nama Emiten atau Perusahaan Publik/ : PT Lippo Karawaci Tbk
Name of Issuer or Public Company ("**Perseroan/ the Company**")

Bidang Usaha/ : Mengusahakan perusahaan *real estate* dan *urban development*
Scope of Business dan sarana penunjangnya serta menjalankan usaha dalam bidang jasa termasuk pembangunan perumahan, perkantoran, perindustrian, perhotelan, rumah sakit, pusat perbelanjaan, fasilitas umum, *hospitality*, pelayanan kesehatan beserta fasilitasnya, baik secara langsung maupun melalui penyertaan (investasi) ataupun pelepasan (divestasi) modal sehubungan dengan kegiatan usaha utama Perseroan dalam perusahaan lain.
Engaged in real estate, including but not limited to real estate that is owned or leased, which includes business development, purchase, sale, rental and operation of real estate such as land, apartment buildings, malls, shopping centers, hospitals, conference halls, hospitality, sports facilities, and supporting

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facilities, urban development, building development for self-operation; providing accommodation and providing food and drink; professional, scientific and technical activities; construction; transportation; trading; water management; waste water management; waste management and recycling; remediation activities; employment activities; and supporting other businesses, both directly and indirectly through investments or divestment of capital in other companies.

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e-Mail : corsec@lippokarawaci.co.id
- Tanggal kejadian/
Date of Event : 27 Mei/May 2022
- Jenis Informasi atau Fakta Material/
Type of Material Information or Facts : Penandatanganan Perjanjian Pengikatan Jual Beli Bersyarat (“Perjanjian”), antara:
(i) PT Bimasakti Jaya Abadi (“BJA”) merupakan suatu perseroan terbatas yang didirikan berdasarkan hukum negara Indonesia selaku Penjual; dan
(ii) PT Sentra Sejahtera Utama (“SSU”), suatu perseroan terbatas yang didirikan berdasarkan hukum negara Indonesia selaku Pembeli,
yang keduanya merupakan anak perusahaan Perseroan baik secara langsung maupun tidak langsung.
- Signing of Conditional Sale and Purchase Agreement (the “Agreement”) by and between:*
(i) *PT Bimasakti Jaya Abadi (“BJA”), are respectively a limited liability company established under the laws of Indonesia, which is the Seller; and*
(ii) *PT Sentra Sejahtera Utama (“SSU”), a limited liability company incorporated under the laws of Indonesia, which is the Purchaser,*
both were subsidiaries of the Company either directly or indirectly.
- Uraian Informasi atau Fakta Material/
Description of Material Information or Facts : Berdasarkan Perjanjian, BJA menjual beberapa bagian dalam bangunan di Siloam Hospitals Mampang berada dengan luas lantai kotor seluas ± 10.770,38 m2 kepada SSU dengan nilai sebesar Rp 250.000.000.000 (tidak termasuk PPN).
- Adapun pembayaran dilakukan dalam 1 (satu) tahapan yakni, pada tanggal ditandatanganinya Perjanjian (27 Mei 2022).



Under the Agreement, BJA sold portions of several building titles where Siloam Hospitals Mampang is located with total gross floor area (GFA) approximately 10,770.38 sqm to SSU with a value of Rp250,000,000,000 (exclude VAT).

The Payments has made in 1 (one) installment, at the date of Agreement being signed (27 May 2022).

Dampak kejadian, informasi atau fakta material tersebut terhadap Emiten atau Perusahaan Publik/

Impact of such event information or material facts towards Issuer or Public Company

: Transaksi ini membawa dampak positif bagi Perseroan dan akan memperkuat neraca serta meningkatkan alur kas Perseroan.

This transaction brought positive impact to Company and will strengthen its balance sheet and increase cashflow.

Informasi lain/

Other information

: Transaksi ini adalah transaksi afiliasi yang dikecualikan berdasarkan Pasal 8 Peraturan OJK No. 42/POJK.04/2020 tentang Transaksi Afiliasi dan Transaksi Benturan Kepentingan dan tidak mengandung benturan kepentingan.

Referring to Article 8 of OJK Regulation No. 42/POJK.04/2020 regarding Affiliated and Conflict of Interest Transaction, this Transaction deemed as exempted affiliated transaction and not having any conflict of interest.

Demikian kami sampaikan, terima kasih atas perhatian Bapak/Ibu.

Thank you for your attention.

Hormat kami/ Sincerely,

PT Lippo Karawaci Tbk.


Murni Nurdini
Corporate Secretary