

# BCIP Bumi Citra Permai Tbk.

## COMPANY REPORT : JANUARY 2019

Development Board  
Industry Sector : Property, Real Estate & Building Construction (6)  
Industry Sub Sector : Property And Real Estate (61)

## As of 31 January 2019

Individual Index : 88.182  
Listed Shares : 1,429,915,525  
Market Capitalization : 138,701,805,925

564 | 0.14T | 0.002% | 99.93%

246 | 0.56T | 0.03% | 97.96%

### COMPANY HISTORY

Established Date : 03-May-2000  
Listing Date : 11-Dec-2009 (IPO Price: 110)  
Underwriter IPO :  
PT Pacific Cacpital  
PT Panca global Securities Tbk  
PT Universal Broker Indonesia  
Securities Administration Bureau :  
PT Adimitra Jasa Korpora

### SHAREHOLDERS (December 2018)

1. PT Bumi Citra Investindo 326,710,000 : 22.85%  
2. Public (<5%) 1,103,205,525 : 77.15%

### DIVIDEND ANNOUNCEMENT

Year	Bonus Shares	Cash Dividend	Cum Date	Ex Date	Recording Date	Payment Date	F/I
-							

### BOARD OF COMMISSIONERS

1. Tahir Ferdian
  2. Agoestiar Zoebier \*)
  3. Kwek Kie Jen
- \*) *Independent Commissioners*

### BOARD OF DIRECTORS

1. Annie Halim
2. Edward Halim
3. Handry Soesanto
4. Rudi Wijaya
5. Sugihardjo

### AUDIT COMMITTEE

1. Albertus Banunaek
2. Aris Kartawijaya
3. Denni Pratama Karel

### CORPORATE SECRETARY

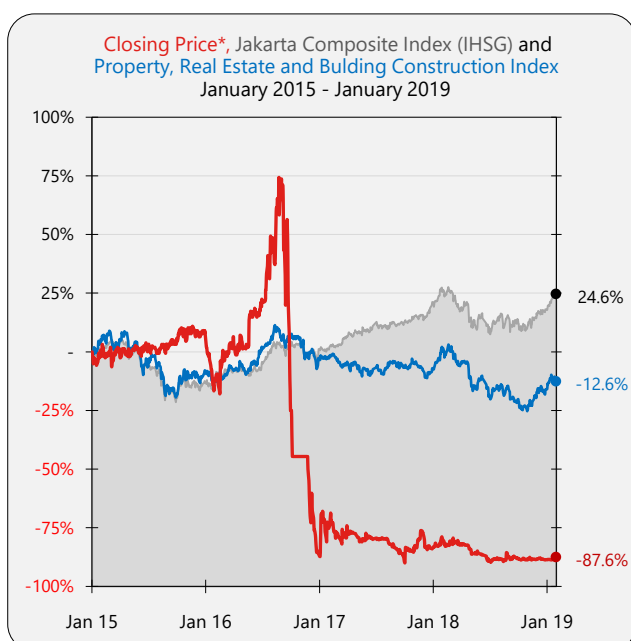
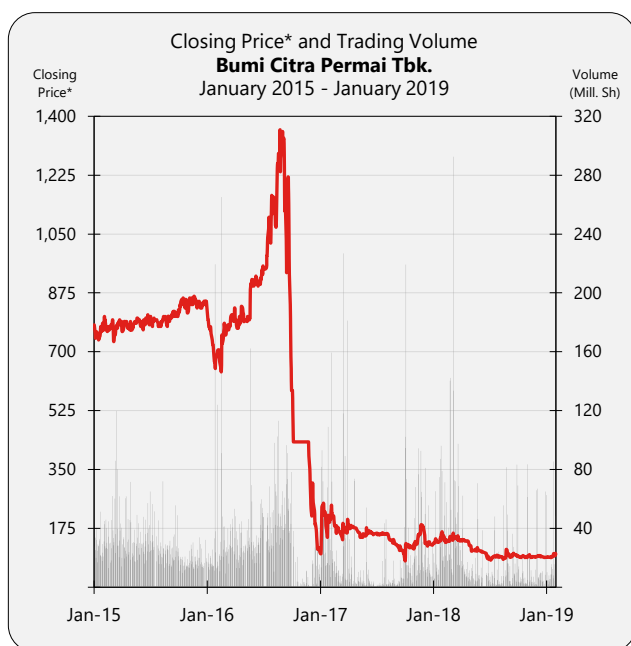
Christy Grassela

### HEAD OFFICE

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Jakarta - 10450  
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Fax : (021) 3193-5557  
Homepage : [www.bumicitrapermai.com](http://www.bumicitrapermai.com)  
Email : [corsec@bumicitrapermai.com](mailto:corsec@bumicitrapermai.com)

### ISSUED HISTORY

No.	Type of Listing	Shares	Listing Date	Trading Date
1.	First Issue	500,000,000	11-Dec-09	11-Dec-09
2.	Company Listing	700,000,000	11-Dec-09	11-Dec-09
3.	Warrant	25,000	23-Jun-10	23-Jun-10
4.	Warrant	250,000	25-Jun-10	25-Jun-10
5.	Warrant	25,000	28-Jun-10	28-Jun-10
6.	Warrant	50,000	2-Jul-10	2-Jul-10
7.	Warrant	250,000	7-Jul-10	7-Jul-10
8.	Warrant	75,000	3-Sep-10	3-Sep-10
9.	Warrant	26,500	4-Oct-10	4-Oct-10
10.	Warrant	62,500	26-Oct-10	26-Oct-10
11.	Warrant	250,000	3-Nov-10	3-Nov-10
12.	Warrant	50,000	10-Nov-10	10-Nov-10
13.	Warrant	226,953,500	28-Oct-11	28-Oct-11
14.	Warrant	1,000	10-Nov-11	10-Nov-11
15.	Warrant	500	23-Nov-11	23-Nov-11
16.	Warrant	2,500	28-Nov-11	28-Nov-11
17.	Warrant	125,000	1-Dec-11	1-Dec-11
18.	Warrant	166,500	7-Dec-11	7-Dec-11
19.	Warrant	459,500	8-Dec-11	8-Dec-11
20.	Warrant	46,000	12-Dec-11	12-Dec-11
21.	Warrant	30,000	13-Dec-11	13-Dec-11
22.	Warrant	5,000	15-Dec-11	15-Dec-11
23.	Warrant	24,000	16-Dec-11	16-Dec-11
24.	Warrant	5,000	19-Dec-11	19-Dec-11
25.	Warrant	50,000	21-Dec-11	21-Dec-11
26.	Warrant	2,500	30-Dec-11	30-Dec-11
27.	Warrant	20,000	18-Jan-12	18-Jan-12
28.	Warrant	25	5-Mar-12	5-Mar-12
29.	Warrant	44,000	6-Aug-12	6-Aug-12
30.	Warrant	500	18-Sep-12	18-Sep-12
31.	Warrant	100,000	1-Nov-12	1-Nov-12
32.	Warrant	28,000	7-Nov-12	7-Nov-12
33.	Warrant	28,500	27-Nov-12	27-Nov-12
34.	Warrant	26,500	30-Nov-12	30-Nov-12
35.	Warrant	29,000	4-Dec-12	4-Dec-12
36.	Warrant	147,500	7-Dec-12	7-Dec-12
37.	Warrant	182,500	11-Dec-12	11-Dec-12
38.	Warrant	374,000	13-Dec-12	13-Dec-12



SHARES TRADED	2015	2016	2017	2018	Jan-19
Volume (Million Sh.)	6,850	7,504	4,940	4,850	378
Value (Billion Rp)	5,415	6,595	967	625	36
Frequency (Thou. X)	184	129	288	198	14
Days	244	236	238	240	22
<b>Price (Rupiah)</b>					
High	865	1,405	288	171	108
Low	700	106	68	77	87
Close	850	106	125	89	97
Close*	850	106	125	89	97
<b>PER (X)</b>					
PER (X)	256.30	3.07	2.21	2.01	2.19
PER Industry (X)	13.36	24.89	14.52	27.07	28.17
<b>PBV (X)</b>					
PBV (X)	4.77	0.52	0.49	0.31	0.34

\* Adjusted price after corporate action

## TRADING ACTIVITIES

Month	Closing Price			Freq. (X)	Volume (Thou. Sh.)	Value (Million Rp)	Day
	High	Low	Close				
Jan-15	800	730	775	26,134	577,347	437,838	21
Feb-15	820	750	770	21,468	601,119	467,196	19
Mar-15	810	700	790	20,887	963,170	729,917	22
Apr-15	810	760	765	13,131	715,532	558,250	21
May-15	825	760	790	14,409	533,176	420,369	19
Jun-15	835	755	800	15,119	675,447	532,992	21
Jul-15	810	770	775	11,854	619,235	488,603	19
Aug-15	805	775	805	9,974	513,192	404,078	20
Sep-15	830	790	810	13,636	553,450	446,429	21
Oct-15	865	810	815	12,318	340,379	285,874	21
Nov-15	865	815	830	13,246	387,016	328,485	21
Dec-15	860	800	850	12,210	370,544	315,008	19
Jan-16	845	645	680	11,944	577,817	410,365	20
Feb-16	785	640	750	14,792	881,343	599,146	20
Mar-16	850	725	830	11,365	640,641	506,255	21
Apr-16	840	730	790	10,754	568,268	453,495	21
May-16	930	785	895	13,806	783,562	643,324	20
Jun-16	955	890	955	14,373	733,095	671,994	22
Jul-16	1,175	945	1,110	12,855	617,530	642,660	16
Aug-16	1,370	1,000	1,320	10,043	1,137,716	1,350,819	22
Sep-16	1,405	585	585	5,540	1,116,665	1,180,172	21
Oct-16	585	432	432	183	114,029	48,967	14
Nov-16	432	288	288	217	53,725	15,526	19
Dec-16	356	106	106	23,453	279,637	72,090	20
Jan-17	288	88	193	58,574	878,814	187,070	21
Feb-17	254	155	177	32,278	492,608	106,363	19
Mar-17	220	135	190	46,138	835,050	198,270	22
Apr-17	200	167	172	12,564	272,044	130,555	17
May-17	187	146	157	13,016	155,821	26,254	20
Jun-17	174	153	157	5,338	56,654	9,388	15
Jul-17	172	154	158	5,053	110,508	17,612	21
Aug-17	163	127	128	8,378	120,231	17,845	22
Sep-17	131	91	93	8,962	157,099	17,205	19
Oct-17	141	68	130	35,570	744,367	86,128	22
Nov-17	200	118	174	42,519	737,312	119,440	22
Dec-17	180	121	125	19,520	379,173	51,115	18
Jan-18	171	125	153	29,631	693,851	101,282	22
Feb-18	164	128	146	30,832	806,762	117,489	19
Mar-18	171	132	141	40,543	1,125,719	170,038	21
Apr-18	147	122	124	20,277	296,039	41,118	21
May-18	126	102	108	16,111	255,732	29,010	20
Jun-18	115	77	84	9,377	138,997	13,836	13
Jul-18	99	80	89	8,525	197,394	19,864	22
Aug-18	115	81	100	15,911	332,583	33,093	21
Sep-18	106	84	92	9,638	248,264	24,809	19
Oct-18	97	86	88	7,276	255,336	25,226	23
Nov-18	100	87	92	6,487	266,928	26,171	21
Dec-18	97	88	89	3,423	232,645	22,835	18
Jan-19	108	87	97	14,090	377,860	36,450	22

## Financial Data and Ratios

Public Accountant : Jamaludin, Ardi, Sukimto & Partners

Book End : December

BALANCE SHEET	Dec-14	Dec-15	Dec-16	Dec-17	Sep-18
<i>(in Million Rp, except Par Value)</i>					
Cash & Cash Equivalents	6,670	5,296	8,892	5,670	8,441
Receivables	16,583	16,486	15,893	174,195	34,036
Inventories	78,304	193,744	120,776	127,639	84,446
Investment	-	-	-	-	-
Fixed Assets	23,318	19,448	4,427,762	34,492	33,635
Other Assets	4,420	6,211	6,826	-	-
<b>Total Assets</b>	<b>590,330</b>	<b>672,554</b>	<b>789,138</b>	<b>843,447</b>	<b>840,830</b>
<b>Growth (%)</b>		<b>13.93%</b>	<b>17.33%</b>	<b>6.88%</b>	<b>-0.31%</b>

Trade Payable	8,741	8,128	4,988	8,627	5,410
<b>Total Liabilities</b>	<b>340,102</b>	<b>417,449</b>	<b>483,773</b>	<b>483,271</b>	<b>431,691</b>
<b>Growth (%)</b>		<b>22.74%</b>	<b>15.89%</b>	<b>-0.10%</b>	<b>-10.67%</b>

Authorized Capital	280,000	280,000	280,000	280,000	280,000
Paid up Capital	142,992	142,992	142,992	142,992	142,992
Paid up Capital (Shares)	1,430	1,430	1,430	1,430	1,430
Par Value	100	100	100	100	100
Retained Earnings	97,563	102,450	151,848	204,513	251,926
<b>Total Equity</b>	<b>250,228</b>	<b>255,105</b>	<b>305,365</b>	<b>360,176</b>	<b>409,140</b>
<b>Growth (%)</b>		<b>1.95%</b>	<b>19.70%</b>	<b>17.95%</b>	<b>13.59%</b>

INCOME STATEMENTS	Dec-14	Dec-15	Dec-16	Dec-17	Sep-18
Total Revenues	215,981	170,737	227,825	189,038	159,265
<b>Growth (%)</b>		<b>-20.95%</b>	<b>33.44%</b>	<b>-17.03%</b>	

Cost of Revenues	111,503	89,511	104,588	71,693	67,088
Gross Profit	104,479	81,226	123,237	117,345	92,178
Operating Expenses	50,121	66,595	62,451	50,666	23,512
Operating Profit	54,358	-	60,786	-	-
<b>Growth (%)</b>		<b>-100.00%</b>	<b>-</b>	<b>-100.00%</b>	

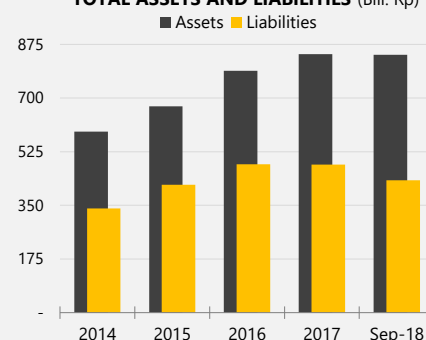
Other Income (Expenses)	-12,303	-	-	-4,857	-12,837
Income Before Tax	42,055	14,631	60,786	61,821	55,829
Tax	11,541	9,275	11,358	8,292	6,865
Profit for the period	30,514	5,356	49,428	53,530	48,964
<b>Growth (%)</b>		<b>-82.45%</b>	<b>822.93%</b>	<b>8.30%</b>	

Period Attributable	30,514	4,742	49,293	52,666	47,413
Comprehensive Income	30,514	4,373	49,760	54,801	48,964
Comprehensive Attributable	30,009	3,760	49,624	53,937	47,413

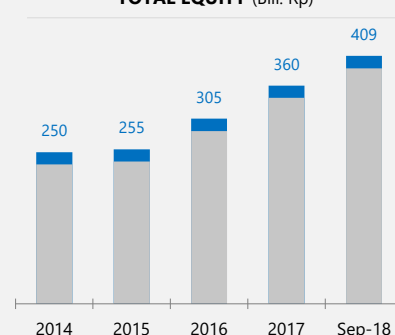
RATIOS	Dec-14	Dec-15	Dec-16	Dec-17	Sep-18
Dividend (Rp)	-	-	-	-	-
EPS (Rp)	21.34	3.75	34.57	37.44	34.24
BV (Rp)	174.99	178.41	213.55	251.89	286.13
DAR (X)	0.58	0.62	0.61	0.57	0.51
DER(X)	1.36	1.64	1.58	1.34	1.06
ROA (%)	5.17	0.80	6.26	6.35	5.82
ROE (%)	12.19	2.10	16.19	14.86	11.97
GPM (%)	48.37	47.57	54.09	62.07	57.88
OPM (%)	25.17	-	26.68	-	-
NPM (%)	14.13	3.14	21.70	28.32	30.74
Payout Ratio (%)	-	-	-	-	-
Yield (%)	-	-	-	-	-

*US\$ Rate (BI), Rp	12,436	13,794	13,436	13,548	14,929
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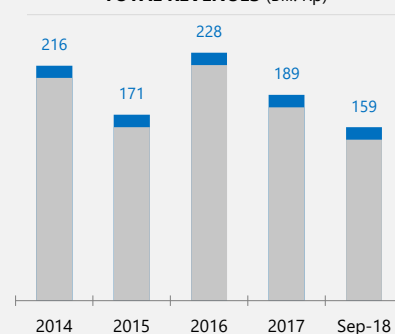
TOTAL ASSETS AND LIABILITIES (Bill. Rp)



TOTAL EQUITY (Bill. Rp)



TOTAL REVENUES (Bill. Rp)



PROFIT FOR THE PERIOD (Bill. Rp)

