



MNC GROUP WILL DEVELOP AN INTEGRATED INFRASTRUCTURE AND HYPERSCALE HIGH-TECH ECOSYSTEM AT SEZ MNC LIDO CITY

Jakarta, 11 October 2021 – PT MNC Land Lido, a wholly-owned subsidiary of PT MNC Land Tbk (**KPIG**), signed a memorandum of understanding with PT Infokom Elektrindo (**Infokom**) to develop an integrated infrastructure and high-tech ecosystem within the **Tourism Special Economic Zone (SEZ) MNC Lido City**. KPIG appointed Infokom, a company with vast experience and expertise in the Information and Communication Technology (ICT) Infrastructure sector, to be the infrastructure provider within the SEZ MNC Lido City, which includes: core IT infrastructure, Backbone, Fiber Optic networks and a Data Center. Infokom acts as the lead investor that will manage other ICT investors and strategic partners.

In Indonesia, almost all businesses are undergoing rapid technology transformation requiring huge storage of digital data. The digital systems adopted are proven to be safer, more effective, and efficient. Based on a research report by Jones Lang LaSalle (2021), by 2020 the Jabodetabek area has a data center capacity of around 70 Megawatts (MW). This means that the data center market is still at an early stage, hence underserved, especially compared to similar regions in larger markets such as India, which has 447 MW and Singapore's 357 MW. Foreign investors have entered Indonesian market by aligning with local partner's landbank, since the land costs constitute around 15-20% of the total development cost.

Techno Park Development

KPIG and Infokom are committed to setting up a **Techno Park** in SEZ MNC Lido City to answer the growing need for an environmentally friendly integrated data and technology center hub in Indonesia. In addition, other developments include an artificial intelligence (AI) hub, and smart city infrastructure with green technology to minimize the risks posed by environmental and climatic issues whilst aiming to preserve natural resources. CleanTech and renewable energy sources such as solar generation will be featured at Techno Park thus preventing the depletion of other non-renewable sources.

"Infokom's experience in the digital business infrastructure and ICT solutions combined with the strategic location and development ambitions of the SEZ MNC Lido City will highlight Techno Park to be one of the largest high-tech ecosystems in Indonesia."

- Hary Tanoesoedibjo -

WHY Techno Park at LIDO ?



-  **Disaster Avoidance** (area with low-medium risk of natural disasters)
Bogor is a medium-risk area, same as Jakarta and better than Karawang
-  **Network Carrier Availability**
Multiple FO backbones exist from several operators
-  **Availability of Power**
450MW, water, gas supply, and clean energy
-  **Transport/Accessibility**
45min from Jakarta, Bocimi tollroad and Lido train station access
-  **Land Availability**
Large landbank (1,040Ha SEZ, 3,000Ha total)
-  **Tax Structure, Incentives and Subsidies**
Enjoy the SEZ Tax Incentives in Indonesia
-  **Availability of Skilled Manpower**
Huge labor pool from Greater Jakarta and West Java
-  **Safety and Security**
Fully controlled and regularly monitored by the town/estate management
-  **Urban Planning and Environment**
Various benefits of the one-stop SEZ license (business permits and other facilities), prioritizing the use of green technology
-  **Climate Conditions**
Mild climate translates to lower energy cost

About SEZ MNC Lido City

SEZ MNC Lido City has officially received the status of a Special Economic Zone (SEZ) for Tourism through Government Regulation (PP) No. 69 of 2021 dated 16 June, signed by the President of the Republic of Indonesia, Joko Widodo. With the issuance of this government regulation, qualifying investors and businesses in the SEZ MNC Lido City shall enjoy various incentives attached to the special economic zone, such as tax incentives in the form of Value Added Tax (VAT) exemption, Luxury Goods Sales Tax (PPnBM), Corporate

Income Tax, Excise, and Import Duties, as well as other benefits for investors related to goods traffic, employment, immigration, land, and spatial planning, business permits, and/or other general facilities.

SEZ MNC Lido City is a 1,040 ha world-class entertainment hospitality city in Bogor, Greater Jakarta. SEZ MNC Lido City is surrounded by a population catchment of more than 70 million people and is easily accessed with direct toll road connectivity from Jakarta. Located between two picturesque mountains, it has a pleasant ambient temperature of circa 22-25° C all year long, because

of its location at an altitude of about 600 meter above sea level. SEZ MNC Lido City is the closest Tourism based SEZ from Jakarta and the first in Greater Jakarta.

SEZ MNC Lido City aims to become a national pride and a new tourist destination in Indonesia, which is built primarily with entertainment hospitality at its core concept. Putting entertainment facilities as its main pillar, SEZ MNC Lido City is synergized with MNC Group's media arm, along with premium outlets, food & beverages, retail & dining, various hotels, commercial data center, and many other developments.

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