

Nomor Surat	035R/MPRO/IDX/OJK/VII/2026
Nama Perusahaan	PT Maha Properti Indonesia Tbk.
Kode Emiten	MPRO
Lampiran	2
Perihal	Laporan Penggunaan Dana Hasil Penawaran Umum

Mengoreksi surat kami nomor : 035/MPRO/IDX/OJK/VII/2026 tanggal 14 Juli 2026 perihal Laporan Penggunaan Dana Hasil Penawaran Umum, dengan ini perseroan menyampaikan hal sebagai berikut:

Dana yang diperoleh dari Penawaran Umum IDR

Jenis Penawaran Umum	Nama Emisi	Tanggal Efektif	Jumlah Hasil Penawaran Umum (satuan mata uang)	Biaya Penawaran Umum (satuan mata uang)	Hasil Realisasi Bersih (satuan mata uang)	Rencana Penggunaan Dana Menurut Prospektus (satuan mata uang)	Realisasi Penggunaan Dana Menurut Prospektus (satuan mata uang)	Sisa Dana (satuan mata uang)
IPO Saham	MPRO	28 September 2018	164.175.000.000	7.828.589.963	156.346.410.037	156.346.410.037	152.339.067.098	4.007.342.939

Penempatan Sisa Dana

Jenis Penawaran Umum	Kode Nama Efek	Penempatan List					
IPO Saham	MPRO	Sisa Dana (satuan mata uang)	Tingkat Bunga/ Bagi Hasil		Penempatan	Jangka Waktu Penyimpanan	Hubungan dengan Perusahaan
		4.007.342.939	0	%	Kas Besar	0	Afiliasi

Rincian Rencana Penawaran Umum

Jenis Penawaran Umum	Kode Nama Efek	Tanggal Efektif	Rencana List				
IPO Saham	MPRO	28 September 2018	Hasil Realisasi Bersih (satuan mata uang)	Uraian	Jumlah (satuan mata uang)	Persentase	
			156.346.410.037	Proyek Apartemen Apsara Tower 1	23.451.961.506	15	%
			156.346.410.037	Modal Kerja Operasional	7.817.320.501	5	%
			156.346.410.037	Proyek Simprug Signature	125.077.128.030	80	%

Rincian Realisasi Penawaran Umum

Jenis Penawaran Umum	Kode Nama Efek	Tanggal Efektif	Realisasi List				
			Hasil Realisasi Bersih (satuan mata uang)	Uraian	Jumlah (satuan mata uang)	Persentase	
IPO Saham	MPRO	28 September 2018	156.346.410.037	Proyek Apartemen Apsara Tower 1	53.385.165.114	34	%
			156.346.410.037	Modal Kerja Operasional	75.968.529.101	49	%
			156.346.410.037	Proyek Simprug Signature	22.985.372.883	15	%

Rincian Biaya Penawaran Umum

Jenis Penawaran Umum	Kode Efek	Tanggal Efektif	Jumlah Hasil Penawaran	Uraian	Jumlah (Satuan Mata Uang)	Persentase	
IPO Saham	MPRO	28 September 2018	164.175.000.000	a. biaya jasa penjaminan (underwriting fee);	1.641.750.000	1	%
				b. biaya jasa penyelenggaraan (management fee);	602.000.000	0,37	%
				c. biaya jasa penjualan (selling fee);	378.946.028	0,23	%
				d. biaya jasa profesi penunjang pasar modal;	1.709.545.454	1,04	%
				e. biaya jasa lembaga penunjang pasar modal; dan	117.125.000	0,07	%
				f. biaya jasa konsultasi keuangan (financial advisory fee).	1.049.547.000	0,64	%
				g. Biaya lain-lain yang dapat diatribusikan langsung sebagai biaya emisi***)	2.329.676.481	1,42	%

Demikian untuk diketahui.

Hormat Kami,

PT Maha Properti Indonesia Tbk.

Iwan Kurniawan

Direktur dan Corporate Secretary

PT Maha Properti Indonesia Tbk.

Mayapada Tower 2 Lantai 20, Jl. Jend. Sudirman Kav. 27, RT 014, RW 001,

Telepon : +6221 2500 608, Fax : +6221 2500 679, www.mahaproperti.co.id

Nama Pengirim	Iwan Kurniawan
Jabatan	Direktur dan Corporate Secretary
Tanggal dan Waktu	24-09-2026 13:47
Lampiran	1. LRPD MPRO Periode 30 Juni 2026.pdf
	2. Surat Pengantar LRPD 30 Juni 2026.pdf

Dokumen ini merupakan dokumen resmi PT Maha Properti Indonesia Tbk. yang tidak memerlukan tanda tangan karena dihasilkan secara elektronik oleh sistem pelaporan elektronik. PT Maha Properti Indonesia Tbk. bertanggung jawab penuh atas informasi yang tertera didalam dokumen ini.

Announcement Number	035R/MPRO/IDX/OJK/VII/2026
Issuer Name	PT Maha Properti Indonesia Tbk.
Issuer Code	MPRO
Attachment	2
Subject	Laporan Penggunaan Dana Hasil Penawaran Umum

Correction to our previous announcement number : 035/MPRO/IDX/OJK/VII/2026 dated 14 July 2026 with the subject of Laporan Penggunaan Dana Hasil Penawaran Umum, the company hereby submit the following information :

Fund received form the public offering IDR

Type of public offering	Name of Issuance	Listing Date	Amount of Proceed from the Public Offering (in Currency)	Cost of Public Offering (in Currency)	Net Realization (in Currency)	Plan for use of proceed according to the Prospectus (in Currency)	Realized Use of Fund according to the Prospectus (in Currency)	Remaining Fund (in Currency)
IPO Saham	MPRO		164,175,000,000	7,828,589,963	156,346,410,037	156,346,410,037	152,339,067,098	4,007,342,939

Allocation of Remaining Fund

Type of public offering	Name / Code of Securities	List of allocation					
IPO Saham	MPRO	Remaining Fund (in Currency)	Interest/Yield Rate		Allocation	Retention Period	Relationship with the company
		4,007,342,939	0	%	Kas Besar	0	Afiliasi

Details of Public Offering Plan

Type of public offering	Name / Code of Securities	Listing date	List of plans				
IPO Saham	MPRO		Net Realization (in Currency)	Description	Amount (in Currency)	Percentage	
			156,346,410,037	Proyek Apartemen Apsara Tower 1	23,451,961,506	15	%
			156,346,410,037	Modal Kerja Operasional	7,817,320,501	5	%
			156,346,410,037	Proyek Simprug Signature	125,077,128,030	80	%

Details of Public Offering Realization

Type of Public Offering	Name / Code of Securities	Listing Date	Realization Plan			
IPO Saham	MPRO		Net Realization (in Currency)	Description	Amount (in Currency)	Percentage
			156,346,410,037	Proyek Apartemen Apsara Tower 1	53,385,165,114	34 %
			156,346,410,037	Modal Kerja Operasional	75,968,529,101	49 %
			156,346,410,037	Proyek Simprug Signature	22,985,372,883	15 %

Details of Cost of Public Offering

Type of Public Offering	Securities Code	Listing Date	Amount of Proceed for the Public Offering	Description	Amount (in Currency)	Percentage	
IPO Saham	MPRO		164,175,000,000	a. Underwriting fee	1,641,750,000	1	%
				b. Management fee	602,000,000	0.37	%
				c. Selling fee	378,946,028	0.23	%
				d. Capital Market Supporting Profession fee	1,709,545,454	1.04	%
				e. Capital Market Supporting Institution fee	117,125,000	0.07	%
				f. Financial advisory fee	1,049,547,000	0.64	%
				g. Other fees which can be directly attributed as securities issuance fees	2,329,676,481	1.42	%

Thus to be informed accordingly.

Respectfully,

PT Maha Properti Indonesia Tbk.

Iwan Kurniawan

PT Maha Properti Indonesia Tbk.

Mayapada Tower 2 Lantai 20, Jl. Jend. Sudirman Kav. 27, RT 014, RW 001,

Phone : +6221 2500 608, Fax : +6221 2500 679, www.mahaproperti.co.id

Sender Name	Iwan Kurniawan
Function	Direktur dan Corporate Secretary
Date and Time	24-09-2026 13:47
Attachment	1. LRPD MPRO Periode 30 Juni 2026.pdf
	2. Surat Pengantar LRPD 30 Juni 2026.pdf

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