

## Large Scale “All Japan” Complex Development in the Heart of Jakarta, Indonesia **The Mega Kuningan Project Construction Work Begins**

**26 February 2020 – Tokyu Land Corporation** (Headquarters: Shibuya-ku, Tokyo; President Director: Yuji Okuma) informed about the commencement of the main construction work of the Mega Kuningan Project, a large-scale complex development to be built in the Mega Kuningan area in the city center (CBD) Jakarta, Indonesia through its local subsidiary, **Tokyu Land Indonesia** (Headquarters: Jakarta; President Director: Hidetatsu Ikeda; hereinafter referred to as “TLID”) on February 26<sup>th</sup>. Contradictory to the usual Ground Breaking Ceremony in Indonesia, this event was attended by customers and was celebrated festively.

The project which consists of condominium, rental housing, and commercial facilities, was developed jointly by involving the Japan Overseas Infrastructure Investment Corporation for Transport & Urban Development (located in Chiyoda-ku, Tokyo; hereinafter referred to as “JOIN”) whose capital originated from the Japanese government. The construction work is handled by Shimizu Corporation and will be carried out with an “All Japan” project organization structure by Japanese companies in an integrated manner from land acquisition, development, design, construction work, to operational management.



**Overall exterior appearance (illustration)**



**Photo session during Ground Breaking Ceremony**

### **Project Background**

TLID has acquired land for the project and formed joint operation structure with JOIN with approval by the Japanese Ministry of Land, Infrastructure, Transportation and Tourism in December 2017. In January 2019, the condominium section of the project was launched as “BRANZ Mega Kuningan” and was well received.

## **Project in a Large-Scale Rearrangement Area Located in the Heart of Jakarta**

### **<Tokyu Land Corporation's first large-scale complex development project in Indonesia>**

Located in the heart of Jakarta (CBD area), this project is a large-scale integrated facility development and leasing project consisting of BRANZ Mega Kuningan condominium, rental housing, and commercial facilities with an area of around 10,000m<sup>2</sup> within the Mega Kuningan area, one of the areas that's undergoing a large-scale development. BRANZ Mega Kuningan is the third urban development project led by Tokyu Land Corporation after BRANZ Simatupang and BRANZ BSD. This project will also be a large-scale integrated facility development project and the first rental housing management project handled by Tokyu Land Corporation in Indonesia.

### **<"All Japan" Project Organization Structure>**

Land acquisition and development by TLID, design and construction work by Shimizu Corporation, and operational management is carried out by Tokyu Property Management Indonesia (Headquarters: Jakarta) in an integrated manner in the BRANZ Mega Kuningan project. The "All Japan" project organization structure like this is rare outside of Japan where Japanese companies take the initiative to carry out operations at each stage consistently. In addition, by actively using housing equipment from Japanese companies, Tokyu Land Corporation strives to offer a new lifestyle in Jakarta that is growing rapidly using architectural technology and superior Japanese technology based on knowledge of development in Indonesia.

### **<Designed to Integrate Japan and Jakarta>**

The design is handled by Field Four Design Office Co., Ltd., a Shimizu Corporation group company, and developed as a design aimed at "integrating Japan and Jakarta" and "urban oases".

### **<Contribution to the City>**

The project is placed in an important location, which is the west part of Mega Kuningan. By providing pedestrian roads for some roads, expanding the surrounding roads, and actively greening up the front of the commercial facilities on the first floor by adopting designs that take into account the front roads, Tokyu Land Corporation contributes to the realization of providing pedestrian areas for Jakarta.

## **Holding a Luxurious Ground Breaking Ceremony with Customers**

The Ground Breaking Ceremony held on 26<sup>th</sup> February was attended by customers, and was held festively with the participation of important figures such as Mr. Marullah Matali as Mayor of South Jakarta, Mr. Masafumi Ishii as Ambassador of the Japanese Embassy in Indonesia, Mr. Rachmat Gobel as President of Indonesia Japan Friendship Association, and approximately 300 customers and 50 media partners. In the ceremony, the first Japanese anime-based advertisement in the Indonesian property industry that focuses on Japan and Indonesia was broadcasted. Currently, the anime teaser has been published on social media, and has reached 1 million views. The teaser can be viewed from the following link.

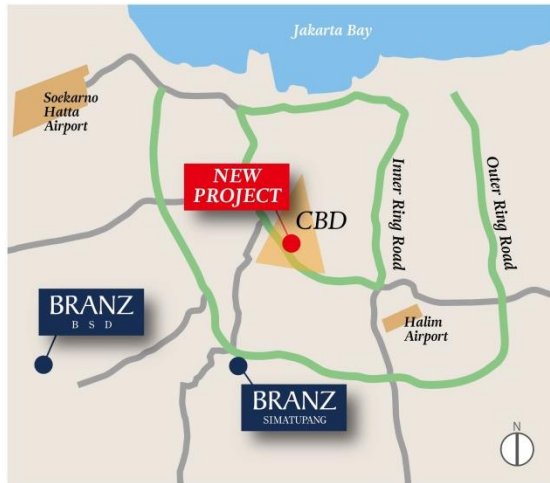
Anime Link: <https://www.youtube.com/watch?v=1ZtCUuEBT78>



❖ **Mega Kuningan Project Outline**

Name	Mega Kuningan Project
Land Area	±11,000 m <sup>2</sup> (including the area of the provided road)
Overall Floor Area	±120,000 m <sup>2</sup> (planned)
Total Occupancy Unit	Condominium (482 unit), Rental Housing (not decided)
Building Plans	Condominium, Rental Apartment, and Commercial Facilities
Overall Design Supervisor	Tokyu Architects & Engineers Inc.
Design and Construction	JO. SHIMIZU-BANGUN CIPTA MEGA KUNINGAN PROJECT (Collaboration between Shimizu Corporation and PT. Bangun Cipta Kontraktor)
Completion & Handover	2023 (planned)

❖ **Project Location Map**



< for more information, please contact >  
 Vector Indonesia – Wulan  
 Tel: 021-5735-976 Email: wulan@vectorgroup.co.id