

Product	IBS/DAS		Tanggal P&L	02-12-2025
Status P&L				
Site Information		Technical Information	Financial Summary	
Site Name	Hotel Alila Seminyak Bali	IBC	Capex /antenna	7.335.663
Address		Antena PKS BM	Contract Period (thn)	5
Area Building	Balinusra	Antena Asset	Interest rate /year	10%
Type of Building	0	Jumlah Pole MAkro	Total Revenue	1.793.400.000
Status		OPENET	Total Capex DAS	1.481.803.972
Total floor		Cable FO (core)	Total Capex CME	161.404.284
Number of building tower		Cable FO (Meter)	Total COGS Rent	286.222.209
		Drop Wire (Meter)	Total COGS Other	612.770.000
		OTHERS	IRR	26%
			NPV	201.659.976
			EBITDA margin	50%
			Payback (year)	2,6
Target to Achieve by Commercial: Revenue: Operator XL Tetap perpanjang tanpa penurunan nilai Cost: Asumsi kenaikan sewa tiap tahun 2% terjadi karena berlaku sewa tahunan			Prepared by Vito Bhakti 	

Approved by system

Lilis Sunarni



Gaga Herdiana



Nelson Hutabarat



Anni Suwardi



Makmur Jaury