

Special Economic Zone & Industrial Estate

Singhasari Special Economic Zone



► Project Description

Singhasari SEZ is the first digital SEZ in Indonesia, located in Malang East Java, Indonesia. SEZ Singhasari was decreed in the Government Regulation (GR) No. 68 Year 2019 and signed by the President of the Republic of Indonesia. SEZ Singhasari is within delineation area of 120 Ha.

SEZ Singhasari is the designated SEZ for Tourism and Digital Technology Development. The decree is particularly noteworthy given that Singhasari is the first SEZ to be granted a designation in Digital Technology Development. Singhasari SEZ is geographically situated in a key strategic area for business and investment.

Geonomic excellence rests on the location of Singosari in Malang Regency, which has a geographic orientation in the area close to Juanda International Airport in Surabaya and Tanjung Perak Port and is connected to the Surabaya-Malang toll road. In addition, the large population of Malang Raya which has the advantage of the Human Development Index (HDI) above the average of East Java Province will be a capital for the development of potential human resources, especially the development of the digital ecosystem and the creative economy. The regional geostrategic advantage of Singosari is the tourism sector with the theme heritage and historical tourism.

The concept of the Singhasari SEZ will develop a digital economic platform and is projected to be a synergy between tourism development and the digital economy.

| Key Investment Highlight | |
|--------------------------|---|
| Location | Raya Klampok St., Singosari, Malang |
| Est. Investment Value | USD 763.37 M / IDR 11.92 T |
| Total Area | 120.3 Ha (96% has been acquired) |
| Business Scheme | Rent, Buy and Sell, Strategic Alliances |
| Project Owner | PT Intelegensia Grahatama |
| Investment Plan | <ul style="list-style-type: none">• Tourism sector (Hotel, Resort, MICE, etc)• Digital Technology (animation, games, cloud, etc)• Education (campus) |
| Easy Access | <ul style="list-style-type: none">• 90 km from Juanda Int'l Airport• 10 km from Abdulrachman Saleh Airport• 120 km from Tanjung Perak Port |
| Key Advantages | <ul style="list-style-type: none">• Strategic location – in the heart of East Java• Demographic bonus• Historical and heritage tourism• The first digital ecosystem in Indonesia |

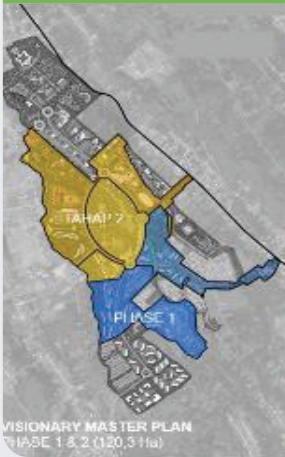


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SINGHASARI SEZ VISIONARY MASTERPLAN (120.3 Ha)



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|--|------------------------------|
| 1. COMMERCE (Integrated Science Techno Park) | 5. EDUCATION |
| 2. COMPUTING (Cloud Innovation Center) | 6. COMMERCE (Commerce Park) |
| 3. COMPUTING | 7. TOURISM (BTS Tourism Hub) |
| 4. EDUCATION | 8. CONTENT |

INFRASTRUCTURE



TENANT PROGRESS



Campus King's College London



Singhasari Animation Factory

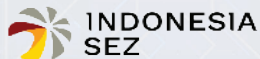
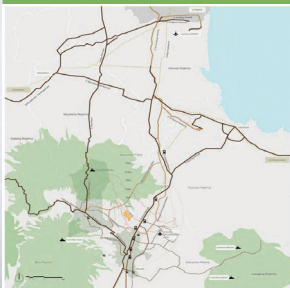


Singhasari Film Factory



Singhasari Coding Factory

EASY ACCESS



1. 6 km from Exit Toll Singosari-Malang
2. 70 km from Juanda International Airport
3. 15 km from Abdulrachman Saleh Airport
4. 100 km from Tanjung Perak Port