



GRAND WISATA



LIVING

Lake Garden

05 Juni 2023



NO.	BLOK	NO. UNIT	TIPE	LUAS		UKURAN	HARGA JUAL CASH	HARGA JUAL CASH BERTAHAP 6X	HARGA JUAL KPR DP 20% Cicil 6X	DP 20%	PLAFON	Asumsi Bunga Bank		
				M2								7%		
				BGN	TANAH							10 th	15 th	20 th
1	EF27	1	Modern HOOK	88	77	5.5 x 14	1,838,194,554	1,862,763,027	1,938,771,742	387,754,348	1,551,017,394	18,008,627	13,940,983	12,025,021
2	EF27	2	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
3	EF27	3	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
4	EF27	5	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
5	EF27	6	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
6	EF27	7	Modern	88	77	5.5 x 14	1,799,927,925	1,823,922,040	1,898,153,834	379,630,767	1,518,523,067	17,631,340	13,648,915	11,773,093
7	EF27	16	Modern	88	77	5.5 x 14	1,799,927,925	1,823,922,040	1,898,153,834	379,630,767	1,518,523,067	17,631,340	13,648,915	11,773,093
8	EF27	20	Modern	88	77	5.5 x 14	1,799,927,925	1,823,922,040	1,898,153,834	379,630,767	1,518,523,067	17,631,340	13,648,915	11,773,093
9	EF27	21	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
10	EF27	22	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
11	EF27	23	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
12	EF27	25	Modern	88	77	5.5 x 14	1,815,416,799	1,839,643,392	1,914,594,416	382,918,883	1,531,675,533	17,784,052	13,767,133	11,875,064
13	EF22	26	Modern	88	88	5.5 x 16	1,932,950,014	1,958,940,709	2,039,349,420	407,869,884	1,631,479,536	18,942,861	14,664,199	12,648,843
14	EF22	27	Modern	88	88	5.5 x 16	1,932,950,014	1,958,940,709	2,039,349,420	407,869,884	1,631,479,536	18,942,861	14,664,199	12,648,843
15	EF22	28	Modern	88	88	5.5 x 16	1,932,950,014	1,958,940,709	2,039,349,420	407,869,884	1,631,479,536	18,942,861	14,664,199	12,648,843
16	EF22	29	Modern	88	88	5.5 x 16	1,932,950,014	1,958,940,709	2,039,349,420	407,869,884	1,631,479,536	18,942,861	14,664,199	12,648,843
17	EF23	23	Modern	88	88	5.5 x 16	1,922,537,326	1,948,371,733	2,028,296,928	405,659,386	1,622,637,542	18,840,198	14,584,725	12,580,292
18	EF25	6	Modern	88	88	5.5 x 16	1,912,124,638	1,937,802,757	2,017,244,436	403,448,887	1,613,795,548	18,737,535	14,505,251	12,511,740
19	EF25	25	Modern	88	88	5.5 x 16	1,912,124,638	1,937,802,757	2,017,244,436	403,448,887	1,613,795,548	18,737,535	14,505,251	12,511,740
20	EF25	26	Modern	88	88	5.5 x 16	1,912,124,638	1,937,802,757	2,017,244,436	403,448,887	1,613,795,548	18,737,535	14,505,251	12,511,740
21	EF25	27	Modern	88	88	5.5 x 16	1,912,124,638	1,937,802,757	2,017,244,436	403,448,887	1,613,795,548	18,737,535	14,505,251	12,511,740
22	EF25	28	Modern	88	88	5.5 x 16	1,912,124,638	1,937,802,757	2,017,244,436	403,448,887	1,613,795,548	18,737,535	14,505,251	12,511,740
23	EF25	29	Modern	88	88	5.5 x 16	1,912,124,638	1,937,802,757	2,017,244,436	403,448,887	1,613,795,548	18,737,535	14,505,251	12,511,740
24	EF17	3	Lifestyle HOOK IRR	125	159	Var x 18	3,074,395,937	3,116,752,649	3,247,793,727	649,558,745	2,598,234,981	30,167,711	23,353,671	20,144,088
25	EF19	17	Luxury	155	144	8 x 18	3,181,125,989	3,225,084,653	3,361,081,770	672,216,354	2,688,865,416	31,220,007	24,168,283	20,846,745
26	EF20	3	Lifestyle Premium	125	154	7 x 22	3,185,743,070	3,229,771,033	3,365,982,545	673,196,509	2,692,786,036	31,265,529	24,203,522	20,877,141

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				M2								7%		
				BGN	TANAH							10 th	15 th	20 th
27	EF21	2	Lifestyle	125	140	7 x 20	2,881,879,535	2,921,346,695	3,043,448,221	608,689,644	2,434,758,577	28,269,612	21,884,298	18,876,657
28	EF21	3	Lifestyle	125	140	7 x 20	2,865,313,895	2,904,532,415	3,025,864,711	605,172,942	2,420,691,769	28,106,284	21,757,862	18,767,598
29	EF21	5	Lifestyle	125	140	7 x 20	2,848,748,255	2,887,718,135	3,008,281,201	601,656,240	2,406,624,961	27,942,956	21,631,426	18,658,538
30	EF21	6	Lifestyle	125	140	7 x 20	2,848,748,255	2,887,718,135	3,008,281,201	601,656,240	2,406,624,961	27,942,956	21,631,426	18,658,538
31	EF21	9	Lifestyle	125	140	7 x 20	2,848,748,255	2,887,718,135	3,008,281,201	601,656,240	2,406,624,961	27,942,956	21,631,426	18,658,538
32	EF21	10	Lifestyle HOOK	125	140	7 x 20	2,923,293,635	2,963,382,395	3,087,406,996	617,481,399	2,469,925,597	28,677,930	22,200,390	19,149,307
33	EF22	2	Lifestyle Premium	125	140	7 x 20	2,915,010,815	2,954,975,255	3,078,615,241	615,723,048	2,462,892,193	28,596,267	22,137,171	19,094,777
34	EF22	3	Lifestyle Premium	125	140	7 x 20	2,898,445,175	2,938,160,975	3,061,031,731	612,206,346	2,448,825,385	28,432,939	22,010,735	18,985,717
35	EF22	5	Lifestyle Premium	125	140	7 x 20	2,881,879,535	2,921,346,695	3,043,448,221	608,689,644	2,434,758,577	28,269,612	21,884,298	18,876,657
36	EF22	6	Lifestyle Premium	125	140	7 x 20	2,881,879,535	2,921,346,695	3,043,448,221	608,689,644	2,434,758,577	28,269,612	21,884,298	18,876,657

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CATATAN :

- * Harga dapat berubah sewaktu-waktu tanpa pemberitahuan terlebih dahulu
 - * UTJ (Uang Tanda Jadi) yang sudah diterima tidak dapat dikembalikan
 - * Untuk pembayaran KPR, besarnya suku bunga ditentukan oleh bank penyedia KPP yang berlaku pada saat akad kredit dilakukan
 - * DP tergantung dari bank pemberi KPR
 - * Biaya yang tidak termasuk di harga jual agar disiapkan sebelum akad kredit
 - * Ketentuan - ketentuan dan pelaksanaan KPP tergantung pada regulasi/kebijakan Bank penyedia KPP
 - * Segala kebijakan pemerintah yang mengakibatkan perubahan ketentuan KPP diluar tanggung jawab pengembang
- Serah terima: 20 Bulan

HARGA JUAL TERMASUK :

- PPN (Apabila terjadi peraturan pemerintah yang menyebabkan tarif PPN berubah maka selisihnya ditanggung pembeli dan wajib dibayarkan pada saat pembayaran angsuran)
- Biaya KPR (untuk konsumen KPR)

HARGA JUAL BELUM TERMASUK :

- Untuk Rumah :
- BPHTB (Bea Perolehan atas Tanah dan Bangunan)
- PPNBM (Barang mewah) tanah & bangunan sesuai peraturan pemerintah (jika ada)
- Biaya AJB & Balik Nama Sertifikat HGB & Notaris

CARA PEMBAYARAN:

Waktu Pembayaran	CASH	CASH BERTAHAP	KPR DP CICIL
Hari ke 1 (Tanda Jadi)	Rp25.000.000	Rp25.000.000	Rp25.000.000
Hari ke 14 (Uang Muka)	20% - UTJ	Angsuran 1	Cicilan DP 1
Hari ke 30/31	80%	--	--
Hari ke 30 (dari pembayaran pertama)	--	Angsuran 2 dst	Cicilan DP 2 dst
Hari ke 7 (dari pembayaran terakhir)	--	--	Akad Kredit

Approval:

	MM
	