



HEAD OFFICE:
PT. PRIMA BINTARO ROYALE
THE BELLEZZA PERMATA HIJAU - OFFICE WALK 2ND FLOOR #056A
JL. ARTERI PERMATA HIJAU #34 JAKARTA SELATAN
PH: 5367 1377 FAX: 5367 1379 WWW.GKALAND.COM
WWW.BINTARO-ICON.COM

SITE OFFICE:
MARKETING GALLERY
JL. RAYA JOMBANGNO. 26 BINTARO -TANGERANG

021 - 7 333 688



Perusahaan property yang berpengalaman dan terpercaya dibidangnya. GKA Land berdiri pada tahun 2002 yang merupakan Sister Company dari Gapura Prima Group yang telah berdiri dari tahun 1980 dengan project yang tersebar di jabodetabek, solo serta Bali. Selain itu Gapura Prima Group merupakan perusahaan property yang terpercaya dan salah satu anak perusahaannya tercatat di bursa efek jakarta.

GKA Land merupakan perusahaan property yang berkomitmen memberikan sebuah “Signature” goresan detail yang sempurna di setiap properti yang dibangun dan dikembangkannya.

Memulai membangun property di bidang komplek perumahan, saat ini GKA Land terus berkembang dan membangun di bidang Apartment, hotel serta Mix Used Project yang tersebar di beberapa daerah di Indonesia.

GKA Land berkomitmen untuk terus membangun negeri dan menjadi perusahaan property yang terbaik, terdepan, berkembang, ramah lingkungan dan memberikan berkat bagi masyarakat.

Proyek yang telah dikembangkan oleh GKA land adalah : Pinewood Residence – Jakarta Timur; Permata Hijau Mansion – Jakarta Selatan; The Bellevue Suites Hotel – Jakarta Selatan; Bintaro Icon, Tangerang Selatan; Rumah Sembilan Bintaro, Tangerang Selatan; Bailey’s Lagoon – Tangerang Selatan; Bogor Icon – Bogor, West Java.



GKA Land
A Signature Property Development

OUR PROJECT

BOGOR ICON
OFFICE - APARTMENT - CONVENTION - CONDOTEL - RETAIL



Bogor

BINTARO ICON
A Perfect Living Harmony



Bintaro

B
The Bellevue
Radio Dalam



Pondok Indah
Jakarta Selatan

rumah **sembilan**
bintaro



Bintaro

KENCANA
Spring



Bogor

RESIDENCE
BOGOR **28**



Bogor



THE ART OF LUXURY LIVING

Embrace and enjoy the fine living philosophies of an exclusive residence beyond south of Jakarta. Conveniently adjacent to Bintaro CBD, Mansion House at Bintaro Icon provides a unique vibrancy to the area.



Image Plan (3D)



Image Plan (3D)

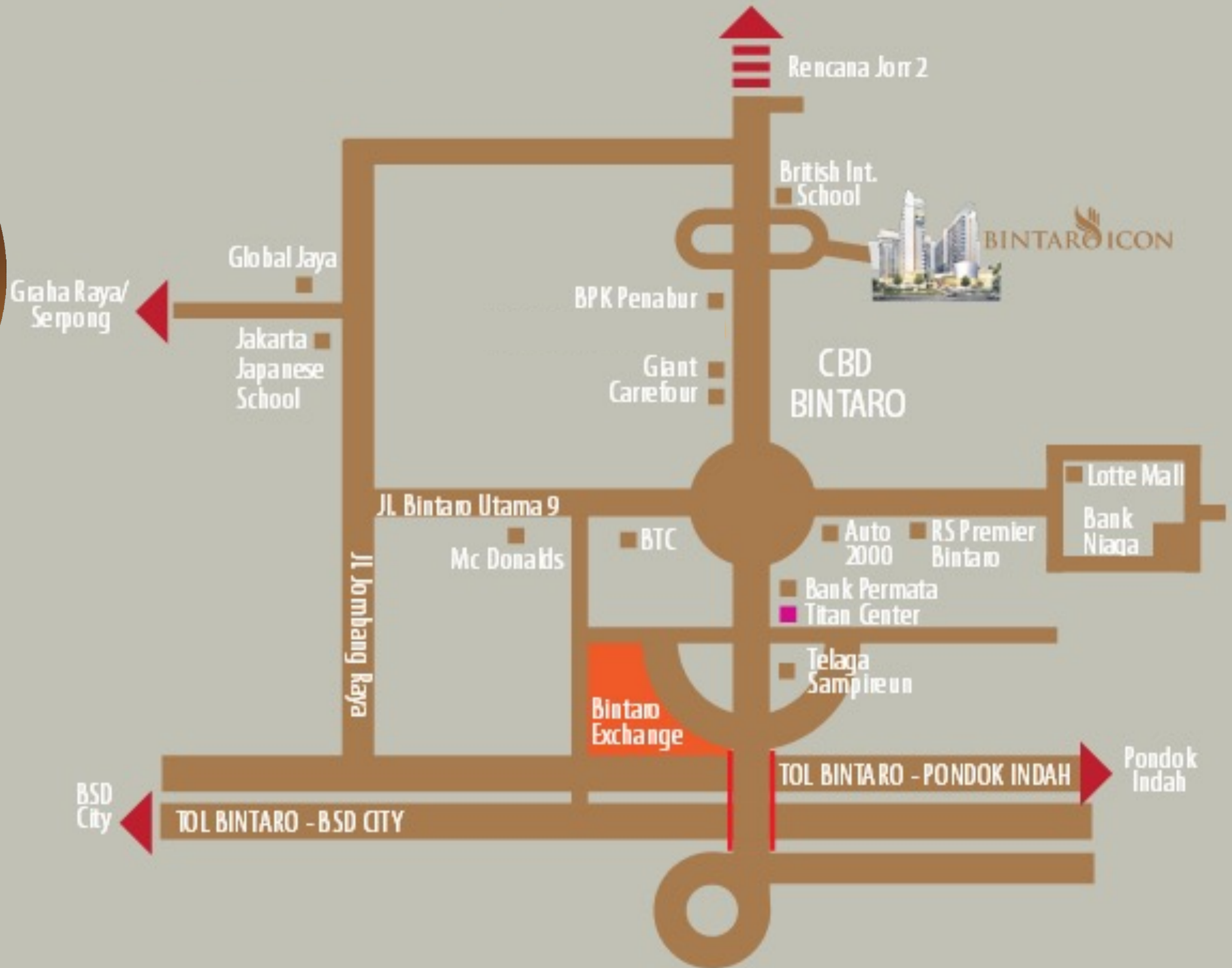
Bintaro, South Tangerang is one of the spectacular property development in the Area, Located next to South of Jakarta.

The Locations is split and connected directly to JORR I (Jakarta Outer Ring Road) toll road. Seeing this potential, GKA Land through the flag of PT. Prima Bintaro Royale developed a mixed use development project under the name of Bintaro Icon with a land area of 1.3 hectares.

Bintaro Icon consists of 5 towers namely Amethyst, Chrysan, Roseville and Calluna, as well as a standard 4 star hotel as high as 15 floors and commercial area concept I-walk Lifestyle Mall. There are also 24 units of Mansion House, 25 units of Junior Suite.

PRIME LOCATION

Bintaro Icon is located minutes away from CBD Bintaro and strategically located near JORR TOLL ACCESS, shopping malls, schools and hospitals.



PROJECT BRIEF



Image Plan (3D)



Image Plan (3D)

- **Project Name** : **Bintaro Icon**
- **Company Name** : **PT. Prima Bintaro Royale**
- **Project Address** : **Jl. Jombang Raya No.26**
- **Project Description**
(Mix Use Development) : **4 Tower Apartment**
1 Tower Hotel
Commercial Area
- **Land Area** : **10.820 sqm**
- **Total Unit Apartments** : **1.232 unit**
- **Saleable Area Apartments** : **45.488 sqm**
- **Total Unit Condotel & Commercial** : **203 unit**
- **Saleable Area Condotel & Commercial** : **9.662 sqm**
- **Grand Total Unit** : **1.435 unit**
- **Grand Total Saleable Area** : **55.150 sqm**
- **Gross Floor Area** : **76.688 sqm**

Project Development Profile

- **Project Development by PT. PRIMA BINTARO ROYALE member of GKA Land**
- **1.5 HA Development Comprises of :**
 - **4 (four) Apartment towers (Amethys, Chrysant, Calluna, Roseville) + Mansion Houses**
 - **1 (one) Hotel Tower Operated & Managed by world class operator**
 - **Commercial Areas, I-Walk**
- **Design by world class architect, Atelier Two**
- **Main contractor by: PT. PP (Persero) Tbk. Construction & Investment**
- **Interior Design by: M Design**
- **Landscape, Water resort and Thematic Garden to create one stop perfect living harmony for the residents by: PT. Citra Pesona Hijau**
- **Generous parking space will be allocated on one basement levels**

UNIT TOWER



A woman in a gold dress is dancing in a room with a wall made of large, metallic, hexagonal tiles. The lighting is warm and dramatic, highlighting the woman's movement and the texture of the wall.

SMART INVESTMENT AT ULTIMATE ADDRESS

In Premium living and lifestyle in
south Jakarta's Outskirt

SMART LOCATION AND PRIVILEGED PRIVACY

JUST MINUTES AWAY FROM BINTARO CBD, COMMERCIAL AND SHOPPING DISTRICTS

LUCRATIVE PROPERTY INVESTMENT PREMIUM FACILITIES AND SERVICES

EXPERIENCED, TRUSTED AND REPUTABLE DEVELOPER INTEGRATED LIVING MIXED-USE COMPLEX

(Apartments, Garden House, Commercial)

Education and Health Care... Within Reach



Jakarta Japanese International School

FACILITIES

- Convenience store
- Fitness Centre
- Jogging Track
- Reflexology walking stone
- Residents Lounge
- Multi Function Room
- BBQ Area
- Spa & Sauna
- Coffee Shops
- Library Room
- ATM Center
- Day Care
- Swimming Pool
- Squash court
- Children Playground



UNIT APARTMENT

Specification

Wall	: Lightweight Brick
Wall Finishing	: Painted
Floor	: Homogenous Tile and Parquet (Bedroom)
Floor to Ceiling	: 2,35 m
Ceiling	: Gypsum Board
Main Door	: Engineering Door
Balcony Floor	: Ceramic uk. 20x20 cm
Door Terrace	: Aluminum Powder Finish Powder Coating
Window	: Alumunium Finish Powder Coating Frame
Sanitair	: Ex Toto
Bathroom Walls	: Ceramic uk. 30x30 cm
Bathroom Ceiling	: Gypsum Board WR finish painted
Bathroom Door	: Engineering Door
Lighting	: Down Light
Telephone	: 1 Line per Unit
Electricity	: 1300 WATT, 6A
Fire Protection	: Hydrant, Sprinkler, Smoke Detector

GARDEN HOUSE

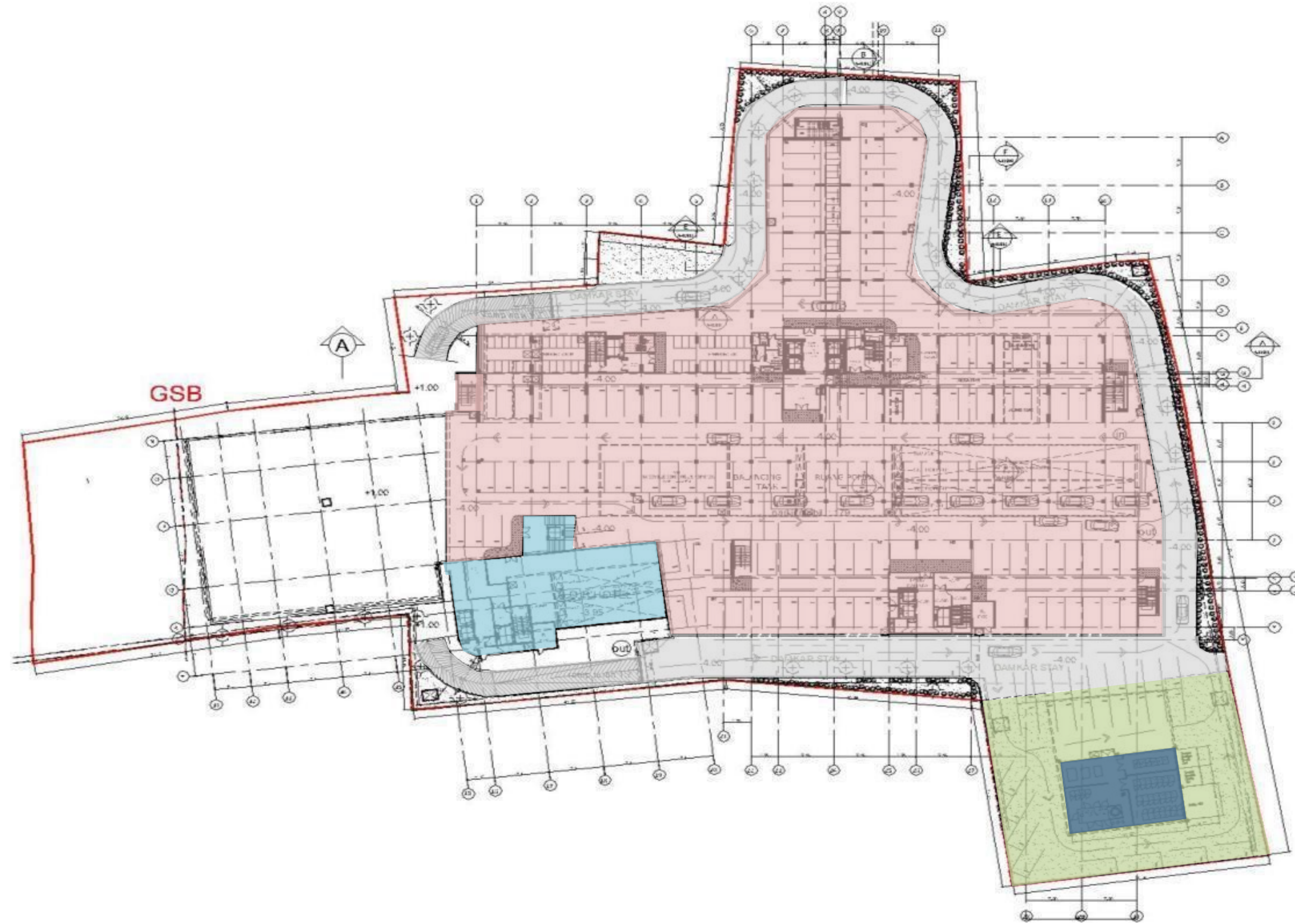
Specification

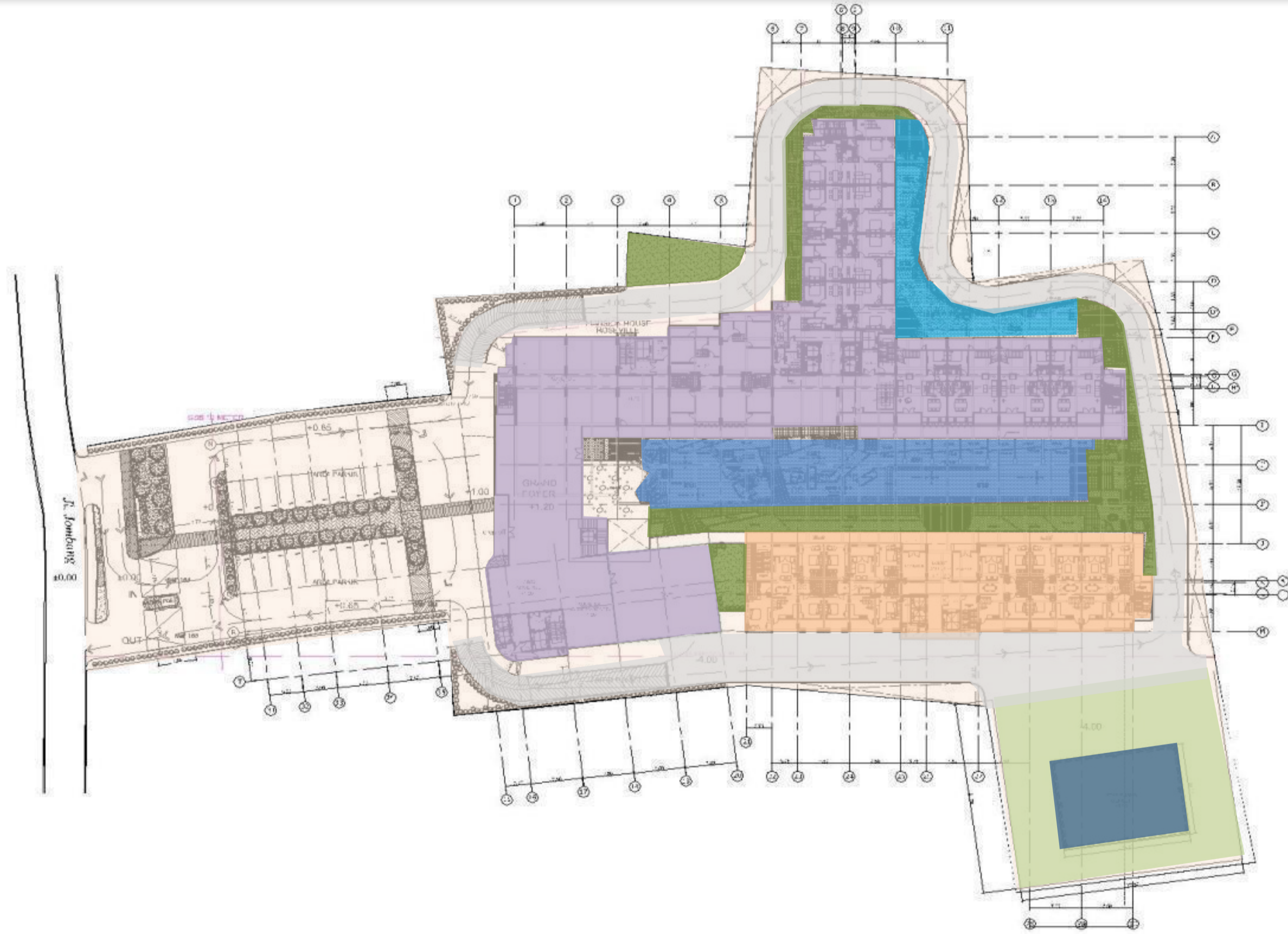
Wall	: Lightweight Brick
Wall Finishing	: Painted
Floor	: Marbels and Parquet (Bedroom)
Ceiling	: Gypsum Board
Main Door	: Engineering Door
Balcony Floor	: Andesite Stone
Door Terrace	: Aluminum Powder Finish Powder Coating
Window	: Alumunium Finish Powder Coating Frame
Sanitair	: Ex Toto
Bathroom Wall Finishing	: Marbels
Bathroom Door	: Engineering Door
Bathroom Ceiling	: Gypsum Board WR
Kitchen Set	: Plywood Finishing HPL (optional)
Wardrobe	: Plywood Finishing HPL (optional)
Lighting	: Down Light
Telephone	: 1 Line per Unit
Electricity	: 4400 WATT
Fire Protection	: Hydrant, Sprinkler, Smoke Detector

JUNIOR PENTHOUSE UNIT

Specification

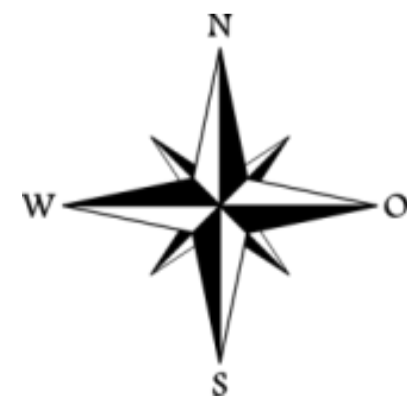
Wall	: Lightweight Brick
Wall Finishing	: Painted
Floor	: Homogenous Tile and Parquet (Bedroom)
Ceiling	: Gypsum Board
Main Door	: Engineering Door
Balcony Floor	: Ceramic uk. 20x20 cm
Door Terrace	: Aluminum Powder Finish Powder Coating
Window	: Alumunium Finish Powder Coating Frame
Sanitair	: Ex Toto
Bathroom Wall Finishing	: Homogenous Tile
Bathroom Door	: Engineering Door
Bathroom Ceiling	: Gypsum Board WR
Kitchen Set (specially Studio Deluxe):	Plywood Finishing HPL
Wardrobe (Studio Deluxe only)	: Plywood Finishing HPL
Lighting	: Down Light
Telephone	: 1 Line per Unit
Electricity	: 4400 WATT
Fire Protection	: Hydrant, Sprinkler, Smoke Detector



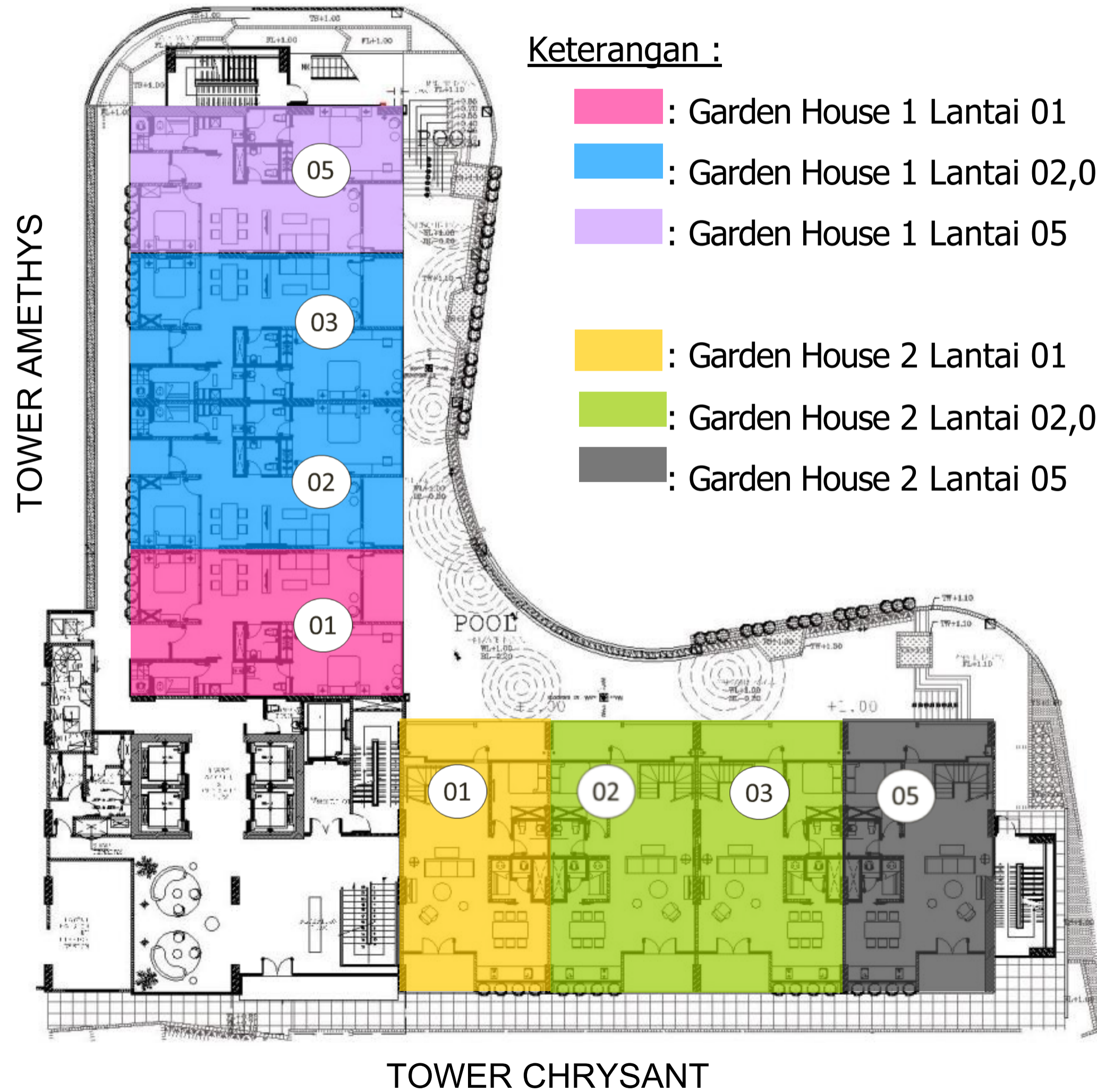


Site Plan / Ground Floor

GARDEN HOUSE



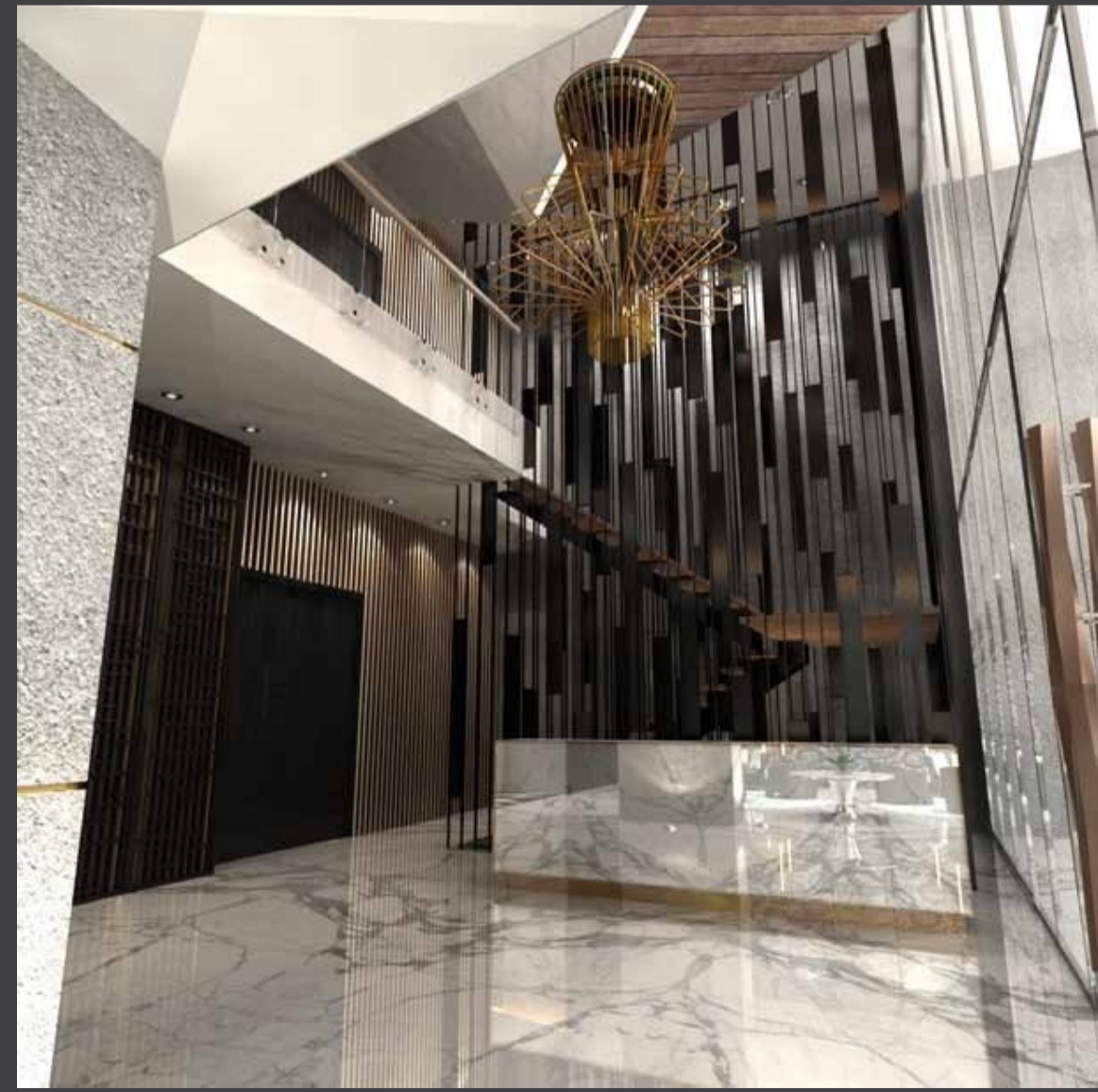
Ground Floor



Keterangan :

- : Garden House 1 Lantai 01 (SG 129,05 M2)
- : Garden House 1 Lantai 02,03 (SG 128,51 M2)
- : Garden House 1 Lantai 05 (SG 125,44 M2)

- : Garden House 2 Lantai 01 (SG 246,63 M2)
- : Garden House 2 Lantai 02,03 (SG 246,89 M2)
- : Garden House 2 Lantai 05 (SG 248,36 M2)



PRESTIGIOUS AMBIENCE

Staying in your mansion has never been so comfortable and relaxed. This perfect address is for those expecting exclusivity, comfort and perfect balance in life.

Grand Lobby

▶ MANSION HOUSE



Master bedroom



Guest room

Living room

Kitchen

FLOOR PLAN



One-Storey Mansion House

nett 101.97 - 106.68m²
semigross 125,44 - 131,22m²

*size may vary depending on tower

▶ MANSION HOUSE



Living room

FLOOR PLAN



1st Floor



2nd Floor



2nd Floor Living room

2nd Floor Bed room

2nd Floor Bath room

Two-Storey Mansion House

nett 200.51 - 201.92 m²
semigross 244,63 - 248,36 m²

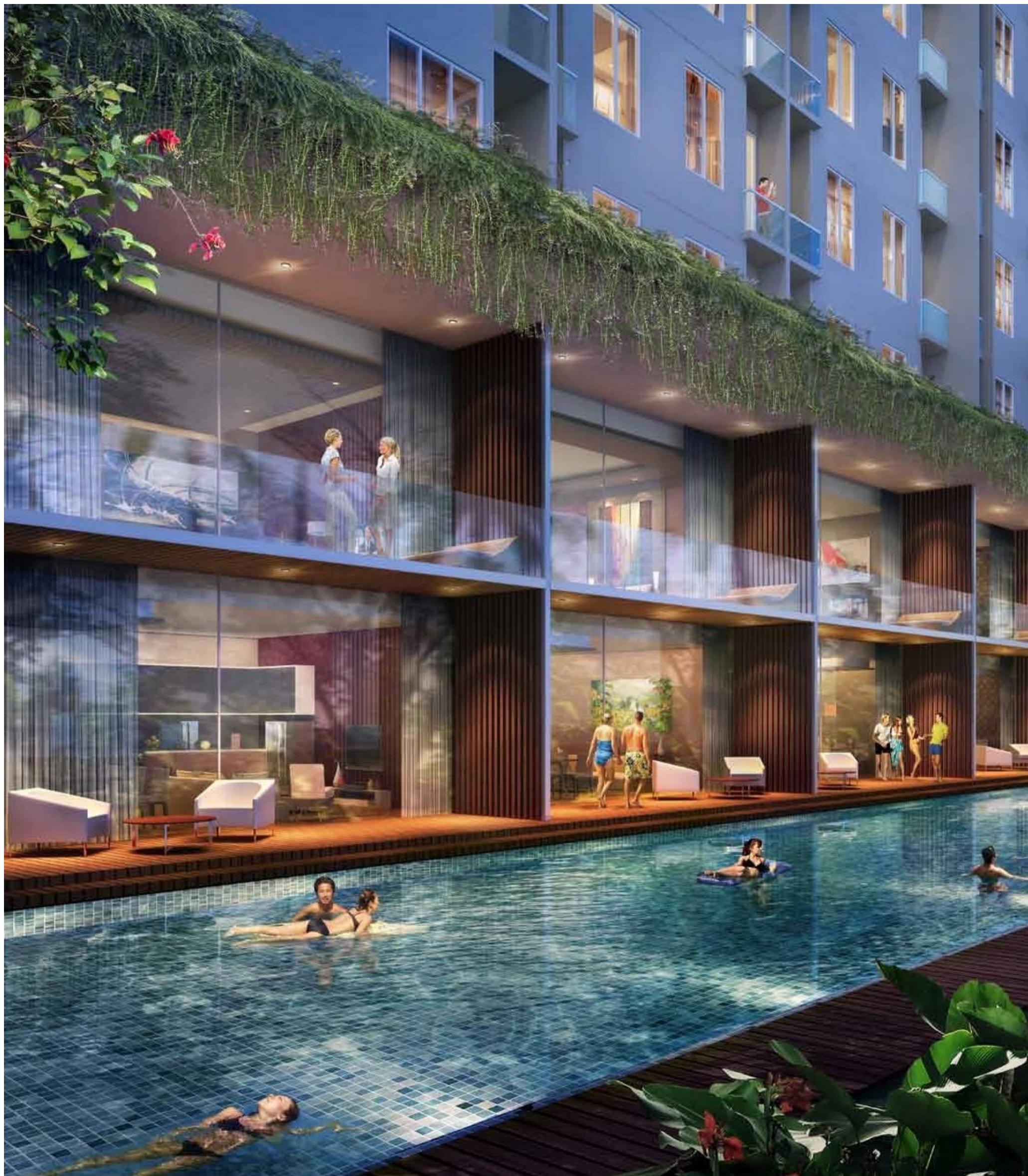
*size may vary depending on tower

EXECUTIVE FACILITIES

Relax and retreat. Mansion House at Bintaro Icon is designed for those seeking to perch on a five-star sanctuary feasted with complete and modern facilities.

- ▲ 24-hours security CCTV & Access Card
- ▲ 100% Electrical Power Backup
- ▲ Private Plunge Pool & Swimming Pool
- ▲ Fiber Optics Network
- ▲ Cafe & Restaurant
- ▲ Children Playground
- ▲ Ballroom & Function Rooms
- ▲ Barbeque Area
- ▲ Grand Lobby
- ▲ Squash Court
- ▲ Hammock
- ▲ Garden
- ▲ Spa & Wellness Center
- ▲ Spacious Parking Space





SITEPLAN



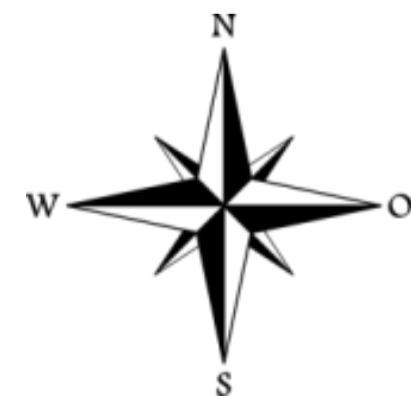
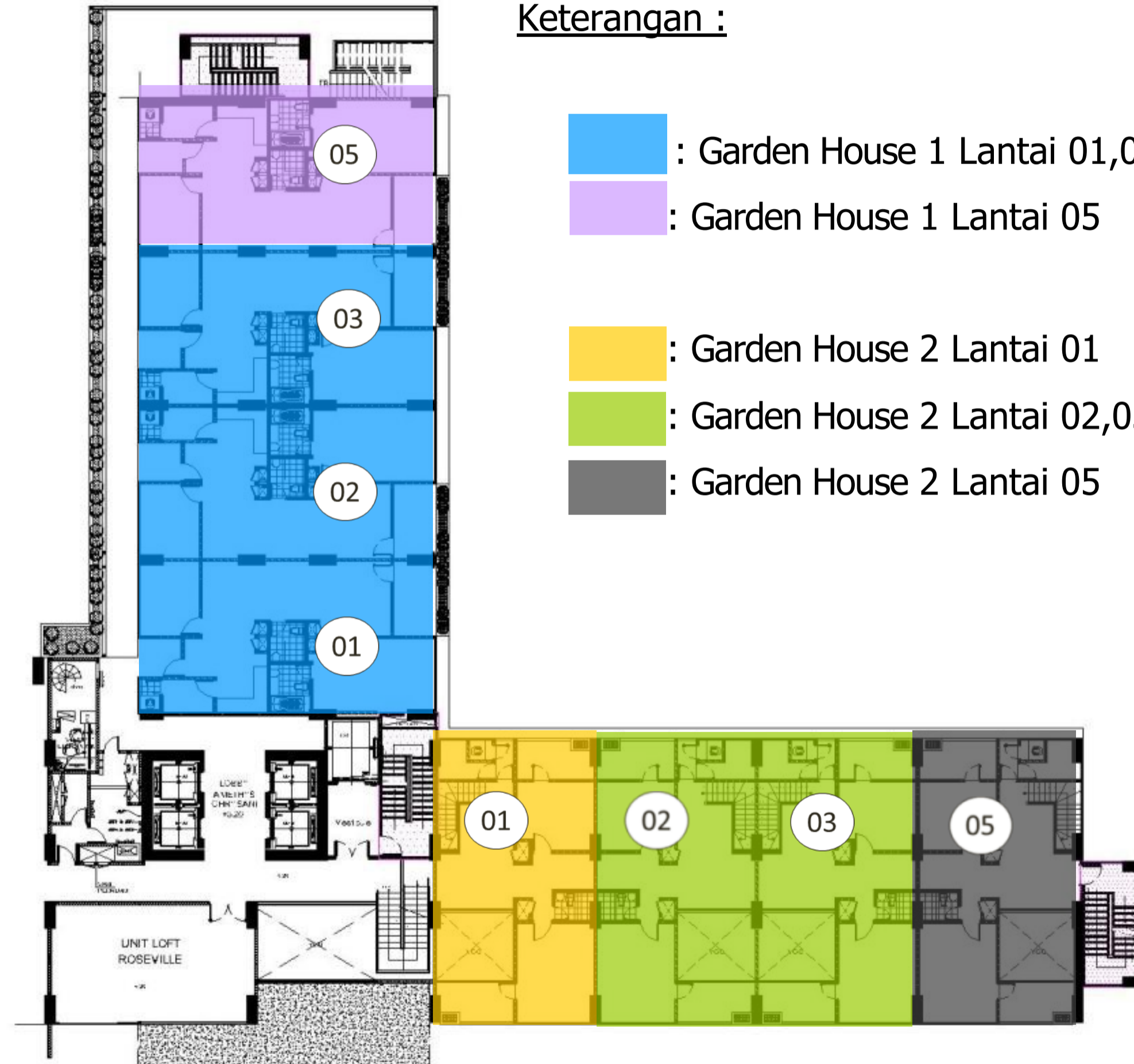
TECHNICAL SPECIFICATION

Wall	:Plaster and Paint	Window	:Aluminium frames glasswindow
Floor	:Living & Dining Room :Marble	Sanitary	:Toto
Bedroom	:Parquette	Additional	:Water heater
	:Marble		:Air conditioner
Bathroom	:Homogeneous Tile		
Service Area	:Gypsum Board		
Ceiling			
Door			
Indoor	:Engineering wood with architrave		
Outdoor	:Aluminium frames glasswindow		

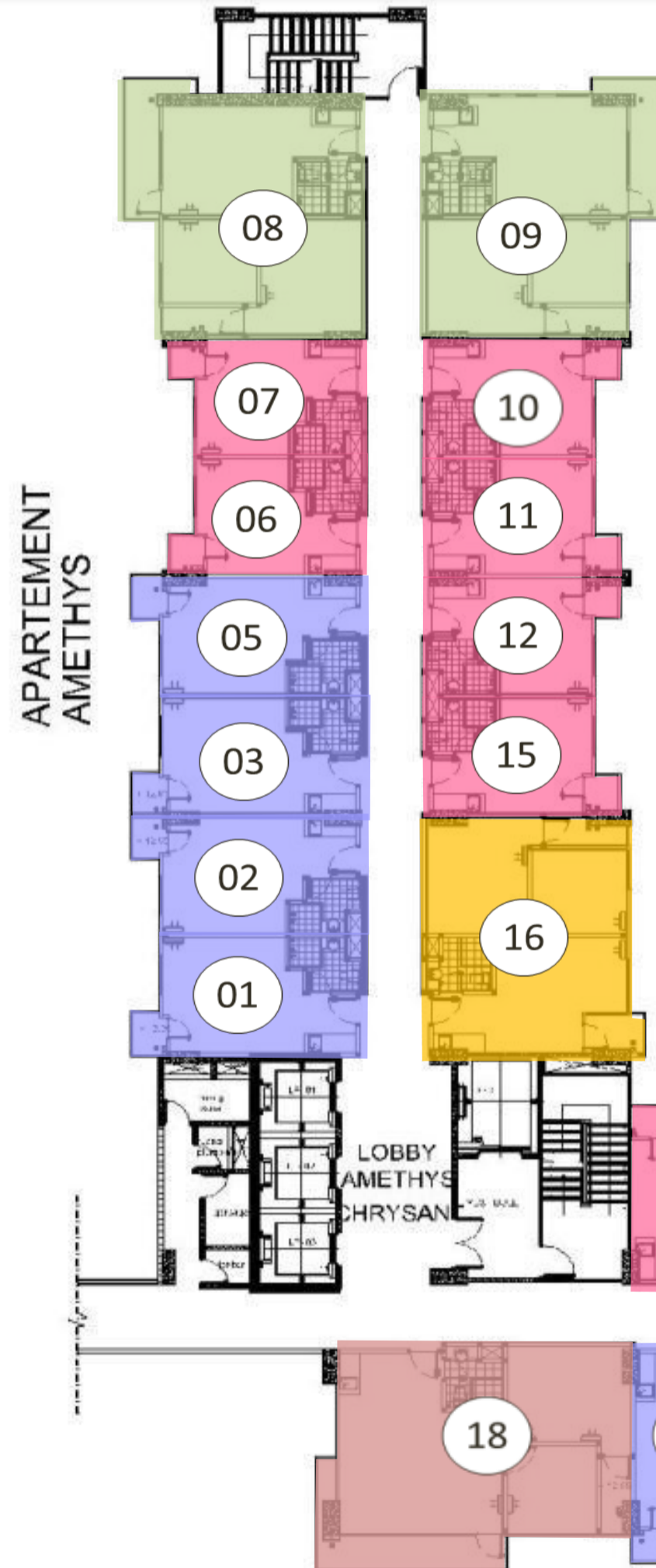
MANSION HOUSE

Keterangan :

- : Garden House 1 Lantai 01,02,03 (SG 131,22 M2)
- : Garden House 1 Lantai 05 (SG 128,13 M2)
- : Garden House 2 Lantai 01 (SG 246,63 M2)
- : Garden House 2 Lantai 02,03 (SG 246,89 M2)
- : Garden House 2 Lantai 05 (SG 248,36 M2)



AMETHYST LT 1-21

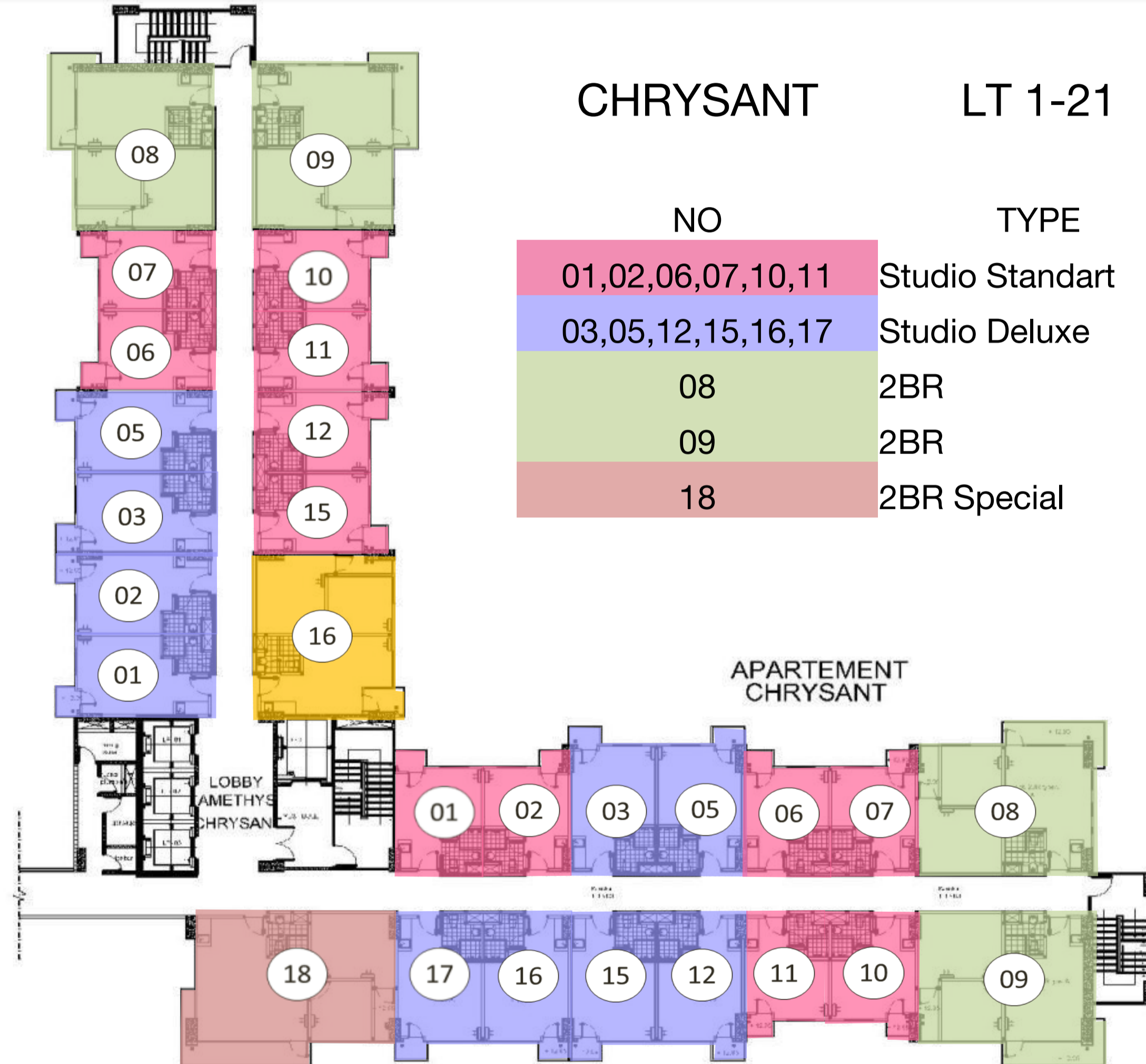


NO	TYPE	LUAS
01	Studio Deluxe + Balkon Super Extra	42,14
02,03,05	Studio Deluxe + Balkon Extra	35,97
06,07	Studio Standart + Balkon Extra	30,63
08	2BR + Balkon Extra	75,92
09	2BR + Balkon Extra	76,17
10,11,12,15	Studio Standart	24,00
16	2 BR Standart	54,16



CHRYSANT LT 1-21

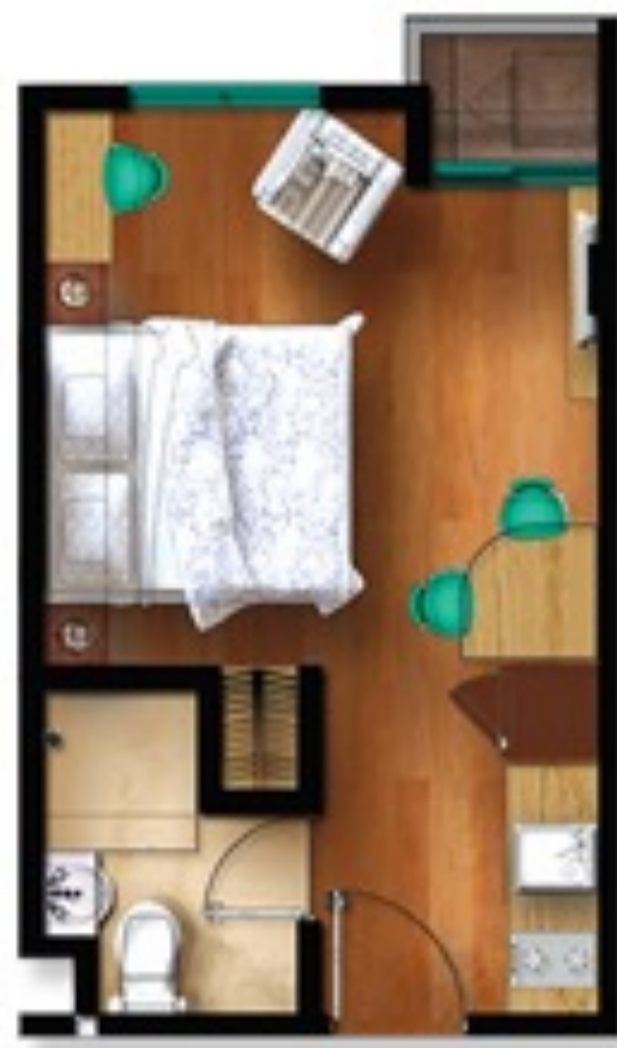
NO	TYPE	LUAS
01,02,06,07,10,11	Studio Standart	24,00
03,05,12,15,16,17	Studio Deluxe	28,50
08	2BR	60,12
09	2BR	57,20
18	2BR Special	68,22



▶ APARTMENT



Type Studio Standart
Semigross 24,00 m2



Type Studio Deluxe
Semigross 28,50 m2



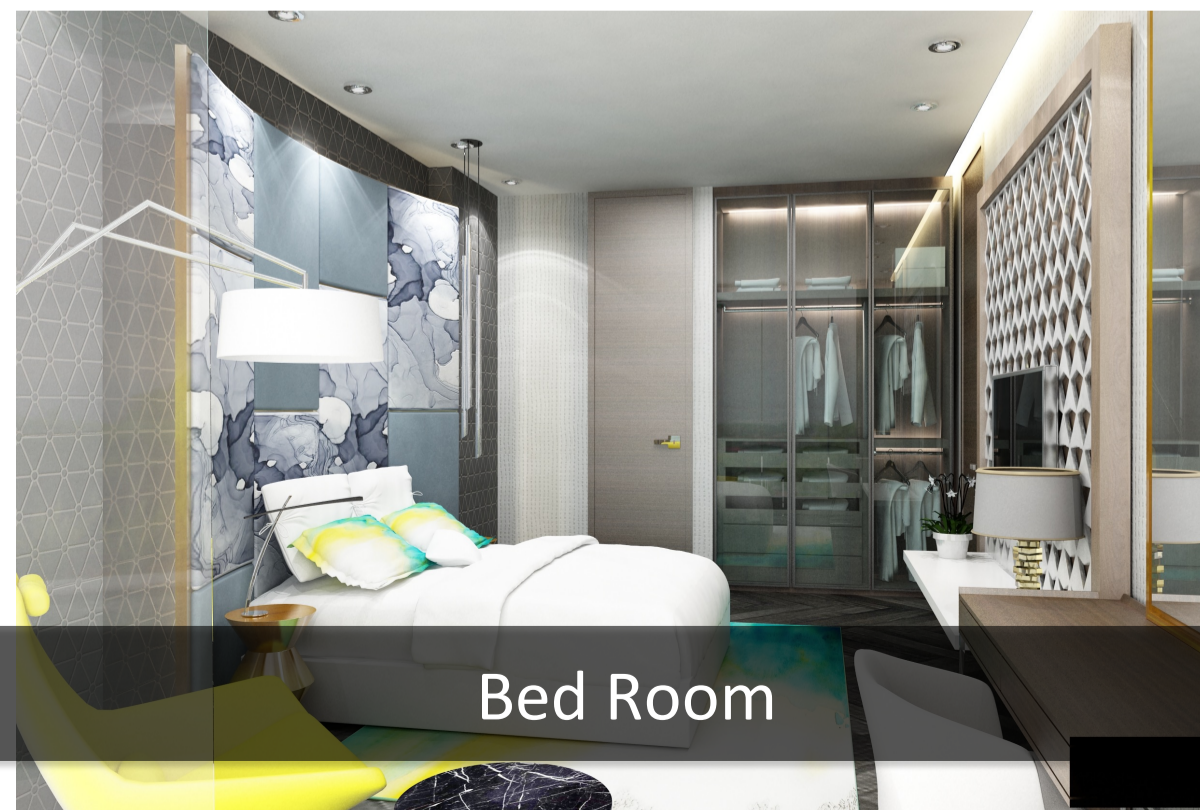
Type 2 Bedroom Standart
Semigross 54,16m2



Type 2 Bedroom Corner
Semigross 57,20m2



Living Room



Bed Room



Living Room

PENOMORAN UNIT APARTEMEN TOWER AMETHYST & CHRYSANT



BA22-01 : 2BR STANDARD

SG 56,07 M2

BA22-02 : 2BR MIDDLE

SG 58,97 M2

BA22-03 : 2BR MIDDLE

SG 58,97 M2

BA22-05 : 2BR CORNER

SG 56,16 M2

BA22-06 : 2BR CORNER

SG 58,68 M2

BA22-07 : 2BR MIDDLE

SG 58,81 M2

BA22-08 : 2BR MIDDLE

SG 58,81 M2

BA22-09 : 2BR STANDARD

SG 55,92 M2



Lt 22

PENOMORAN UNIT APARTEMENT TOWER AMETHYST & CHRYSANT

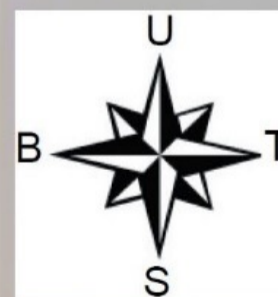
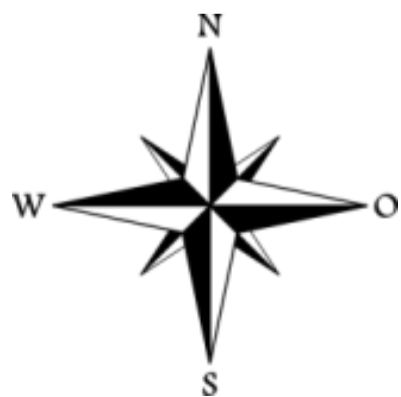


UNIT APARTEMENT TOWER CHRYSANT BINTARO ICON



Keterangan :

- : Studio Premium A (1,5,6,15,16,19) (SG 27,50)
- : Studio Premium B (2,7,12,18) (SG 30,60)
- : Studio Premium C (3,8,11,17) (SG 29,80)
- : Studio Premium D (9,10) (SG 32,50)
- : 2 Bedroom Special (20) (SG 69,50)

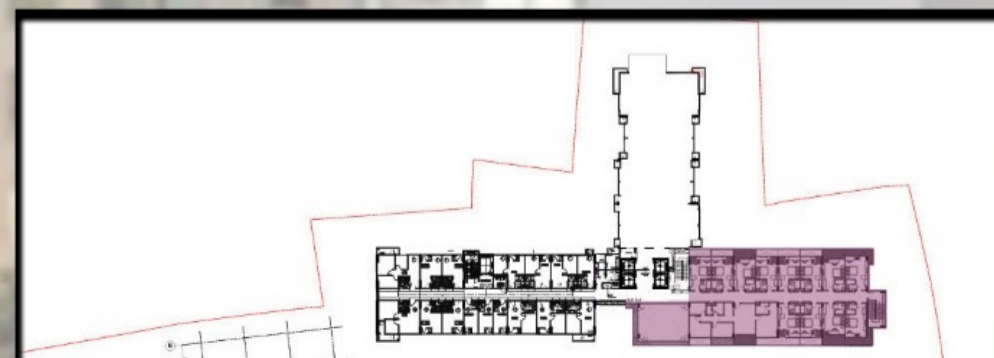
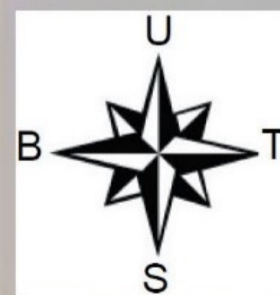
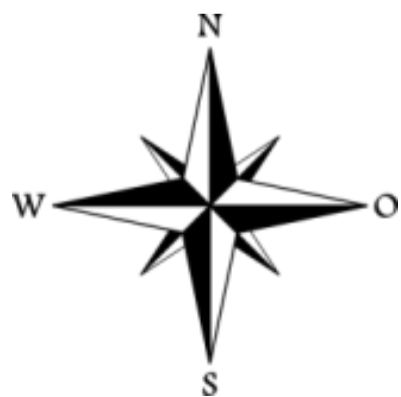


UNIT APARTEMEN TOWER CHRYSANT BINTARO ICON



Keterangan :

- : Studio Premium A-M1 (1,2,5,6,12,15) (SG 27,50)
- : Studio Premium B-M1 (7) (SG 30,60)
- : Studio Premium C-M2 (3,8,11) (SG 29,80)
- : Studio Premium D-M2 (9,10) (SG 32,50)
- : Junior Suite (16) (SG 112,30)



PROGRES UPDATE 2022



PROGRES UPDATE 2022



LOBBY AMETHYST DAN CHRYSANT

PROGRES UPDATE 2022



GARDEN HOUSE LOBBY

PROGRES UPDATE 2022



KORIDOR AMETHYST DAN CHRYSANT



PROGRES UPDATE 2022



INFINITY POOL

PROPERTY MAP



-  Project Competitor
-  Facilities Surrounding

-  Location Bintaro Icon

Visit our website

www.bintaro-icon.com

Marketing Gallery :
JL. Jombang No. 26 - Bintaro - Tangerang
021 7333 688

