





FY24 Results Presentation

PT Bank Tabungan Negara (Persero) Tbk Jakarta, 11 February 2025











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Annual Report



Sustainability Report





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Macroeconomics & Management Highlights





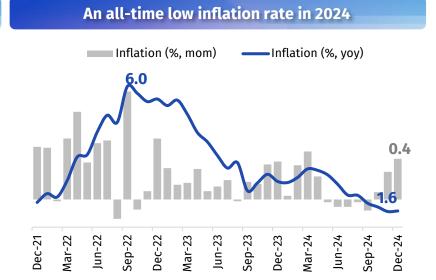
Macroeconomic Highlight

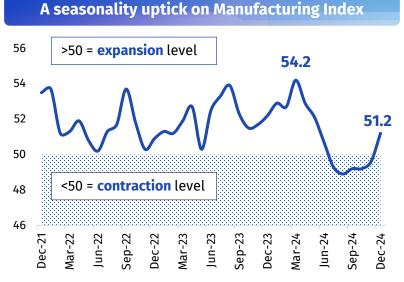


Challenging macroeconomics environment despite slight improvements in several indicators

2024

A slowdown in National Economic Growth ——HH Consumption 5.02% 5.01% 4.98% 4.35%





A flat growth on Retail Sales Index (RSI)

2023

2022



Key Takeaways

- A stagnant growth between the national GDP and household consumption figures, at 5.0%.
- Inflation recorded at the lowest points throughout 2024, indicating a low purchasing power.
- The Manufacturing Condition in Indonesia, shown by PMI, were at the expansion levels (>50) after 4 consecutive months of contraction since July 2024.
- A slow growth in the Retail Sales Index at 1.0%.

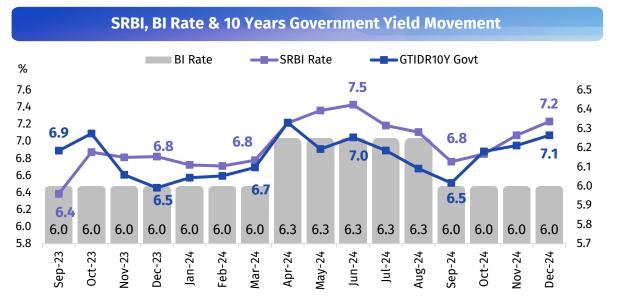
Source: Statistics Indonesia, CEIC

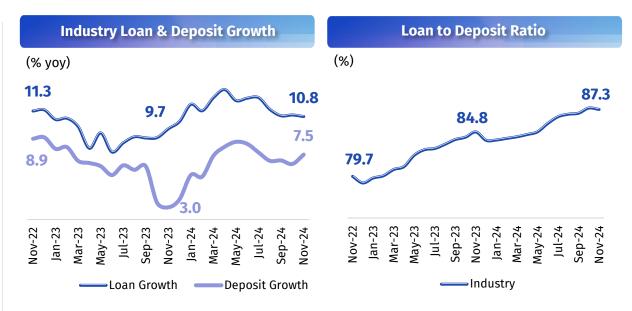
Banking Sector Highlight

Slower deposit growth and higher lending growth resulted on increasing deposit rates







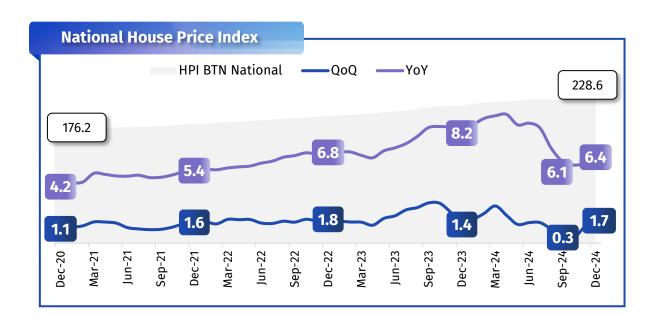


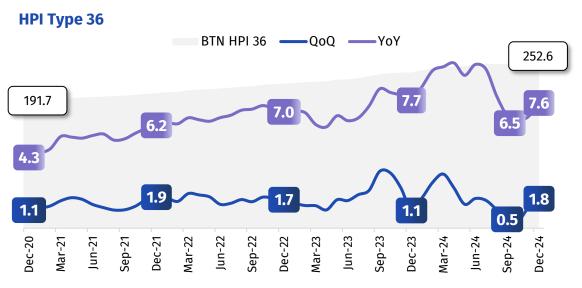
Key Takeaways

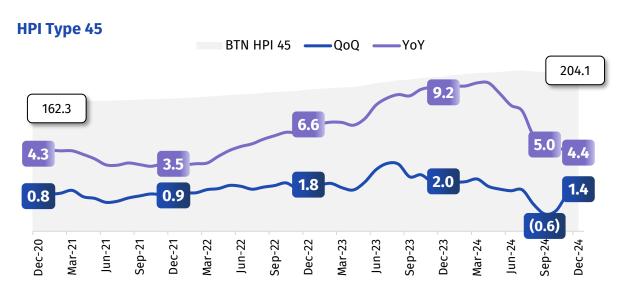
- ☐ Indonesia's macroeconomic condition has been challenging throughout the year 2024 as the **DXY strengthens** (IDR 16,143/USD in December 2024).
- ☐ Due to a strengthening in DXY, the SRBI's yield increased to 7.2% from 7.1% in November 2024. Similar with the SRBI rate, the 10-Year Government Bond Yield uptick to 7.1%.
- ☐ As a result, BI maintained it's benchmark rate at 6.00% in December 2024.
- ☐ Meanwhile, in the banking sector, the loan growth remains higher than the deposit growth, which illustrates a funding gap. Reflected by the high LDR level of 87.3% on Nov-24 (vs 84.8% on Nov-23), banks remain in a tight position for the lack of liquidity, resulting to a higher cost of fund.

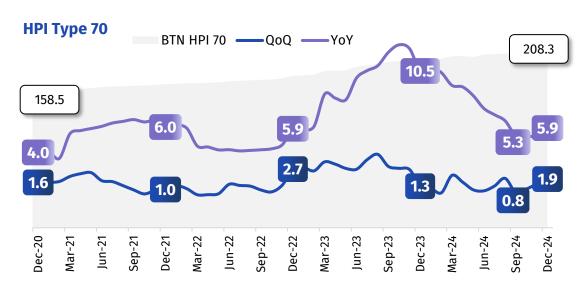
BTN House Price Index (BTN HPI) as of December 2024













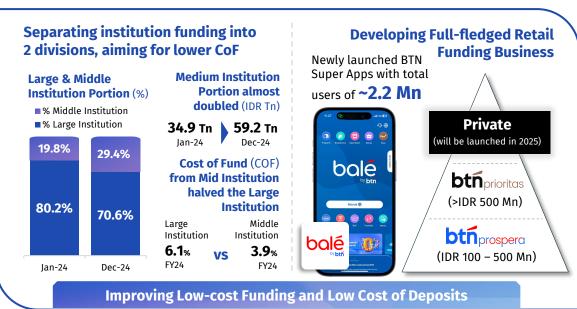
BTN's 2024 Journey

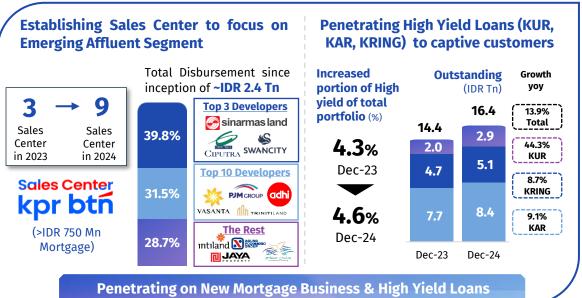




BTN's 2024 Journey: Becoming a Game Changer in the Disruptive Technology Era

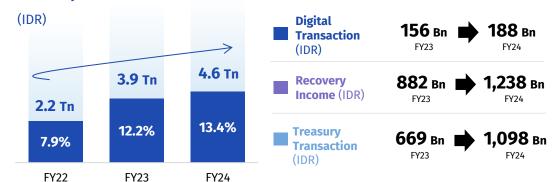






Improving Portion from Non-Interest Income to Support Revenue Growth

Non interest income portion is doubling within ... deriving from improvement of ... the last 3 years (%) ...



Enhancing New Revenue Engines with Full Banking Solution

Settling Transaction on Bulk Asset Sales Tranche 2 & Plan of Bulk Asset Sales **Tranche 3**

BTN completed the bulk asset sales divestment for Tranche 2 at the end of 2024, with total amount of IDR 1.3 Tn.

This asset sales lower BTN's NPL by around ~25 - 32 bps to our December 2024's figure of 3.2%

BTN expects another round (Tranche 3) of bulk asset sales in 2025, with estimated size of ~IDR 1.1 Tn.

Settling Bad Loans to Lower NPL

Strategic Initiatives: Improving Low-cost Funding and transforming BTN into a transactional bank



Third Party Deposits

(Composition by Segment as of Dec-24)

IDR **382** Tn

20.3%

20.1%

59.6%

FLPP (Liquidity Facility) Current Account

Sourced from Government Annual Budget to fund Subsidized Mortgage

Retail

- Optimizing segment through new **Prospera**
- ☐ Penetrating more on payroll business through business ecosystem (healthcare, education, property related, trade)

Institution

BTN separates institution funding to 2 business units since January 2024.

Middle Institution

- □ Focusing Regional on Government, Regional Gov't Owned, middle corporations (max. of IDR 500 Bn)
- ☐ Establishing ~144 commercial funding sales across Indonesia

Large Institution

- ☐ Targeting on **SOEs and Large Funding Institutions** (more than IDR 500 Bn).
- ☐ Centralized funding sales in Greater lakarta Area.



Since first launch in March-24 BTN Prospera gathered

~IDR **10.7** Tn



57.6 Thou of new account

Defining Your Priority Customers with AUM

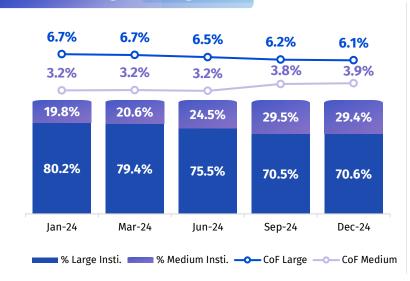
>IDR **500** Mn

Performance (AUM)

IDR 52.0 Tn 7 9.9% yoy **34.4** Thousand customers

> Offers Mutual Funds, SBN, Bancassurance from Bale by BTN

Institution Segment Progress



- ☐ Middle size portion increased to 29.4% as of Dec-24, or grew by 69.6% vtd to IDR 59.2 Tn from IDR **34.9 Tn** (as of Jan-24).
- ☐ BTN will continue to push a higher portion from the middle institution comparison to the large institution.
- within □ Focusing the institutional clusters, such industrial estate. educational, healthcare and regional government.

Strategy Initiatives : Sales Center Initiatives has yielded both on Funding and Lending





Saving Balance

Sales Center customers have more than 3x of average saving balance than average nonsubsidized customers



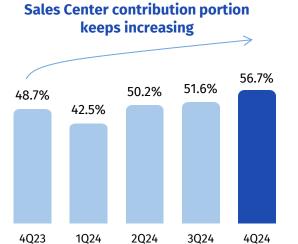
- ☐ To maintain the market share on mortgage, BTN own 9 Sales Center across Indonesia.
- ☐ Newly launched 3 Sales Center (Pantai Indah Kapuk, Pondok Indah and Cibubur) in October 2024, and plan to own a total of 15 Sales Centers by 2025.

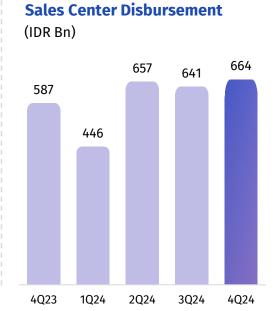


- Sales Center Phase 1 Jun23 (BSD, Kelapa Gading, Surabaya)
- Sales Center Phase 2 May24 (Medan, Makassar, Bandung)
- Sales Center Phase 3 Oct24 (Pondok Indah, Pantai Indah Kapuk, Cibubur)

% Non-Subsidized Mortgage Disbursement by Ticket Size

Non-Subsidized disbursement portion emerging affluent segment contribution keep increasing





Sales Center Performance Since Inception

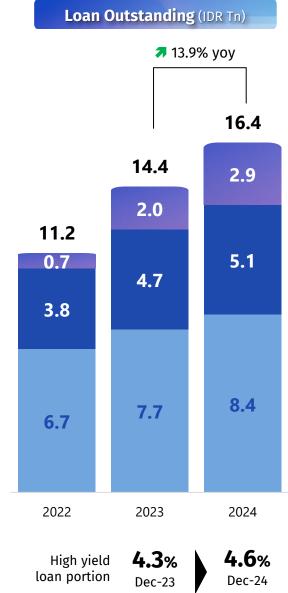
Sales Center	Total Disb. (IDR Bn)	Avg. Ticket Size (IDR Bn)
Kelapa Gading (Jakarta Area)	930	1.2
BSD (Serpong)	1,008	1.0
Surabaya (East Java)	900	1.0
Medan (North Sumatera)	76	1.4
Bandung (West Java)	67	0.8
Makassar (South Sulawesi)	41	1.4
Cibubur (Jakarta Area)	90	1.5
Pondok Indah (Jakarta Area)	42	1.4
Pantai Indah Kapuk (Jakarta Area)	18	1.7

Strategic Initiatives: Enhancing Financial Performance through High Yield Loan Growth /5 | btn









KUR Strategies

- □ Sales optimization through partnership with non-bank financial institutions
- ☐ Convert 310 sub-branches into KUR Outlets as of December 2024
- Focus on Small KUR within Housing **Ecosystem**

KRING Strategies

- Services ■ Enhance **Payroll** with new institutions
- Exclusive **Personal** loan program for **Professionals**
- **☐** Boosting Personal Loan Acquisition to target existing customers through tele-sales

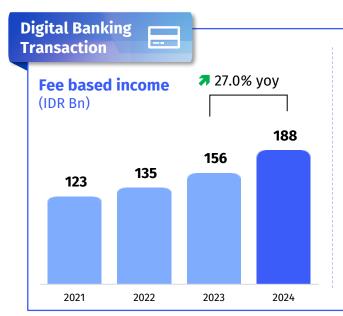
KAR Strategies

- **Optimizing promotional efforts** to enhance engagement with existing customers
- Cross-selling through our existing key institution customers
- Intensify KAR products offering through partnership with third parties (digital channels)

Strategic Initiatives: Enhancing New Revenue Engines with Full Banking Solution

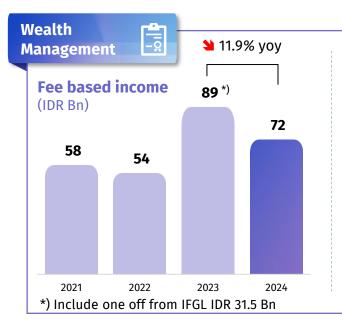






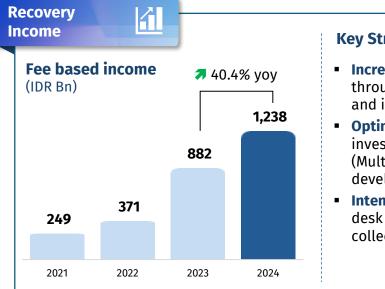
Key Strategies

- Acquiring and boosting digital transaction through Bale by BTN.
- Separating Digital Banking unit **Business** into New Units (Digital Banking Development & Digital Sales) to enhance digital transactions.
- Pushing more high-volume merchant transactions both national and regional coverage.



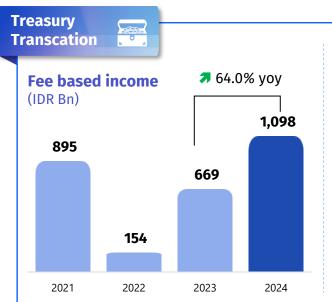
Key Strategies

- Establishing Sales Acquisition Team Unit (Direct Sales Unit) to acquire New To Bank Segment.
- Increasing retail bonds and bancassurance through digital offering (BTN Mobile).
- **Optimizing fee-based through** emerging segments, affluent with BTN Prospera (AUM IDR 100-500 Mn).



Key Strategies

- Increasing fee-based income through asset sales festivals and investor gatherings.
- Optimizing sales to individual investors and big buyers (Multi-finance companies or developers).
- Intensifying collection through desk call activities and field collection activities.



Key Strategies

- Establishing a total of 4 Regional Treasury Sales by the December 2024
- Improving and developing treasury features on Foreign Exchange Order Watch. Structured Products, Spot and Forward.

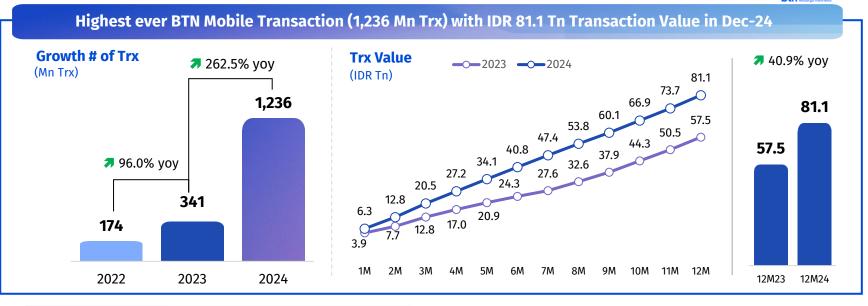


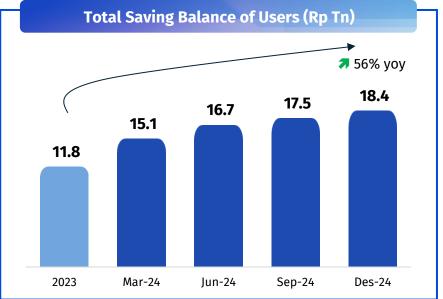
balé by BTN to boost Low-Cost Funding Growth

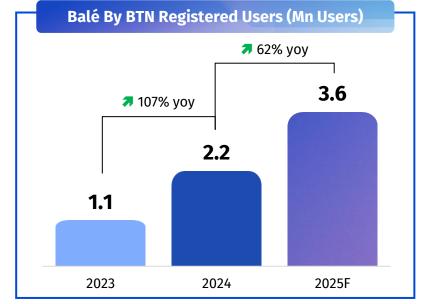






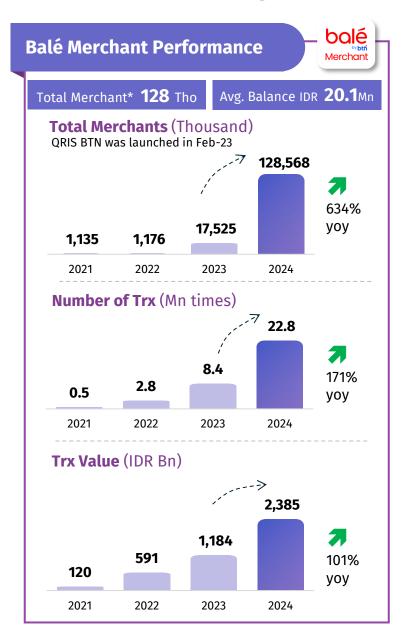




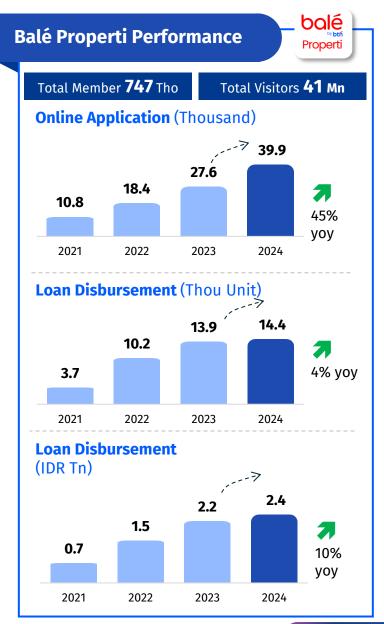


Balé Merchant, Balé Agen and Balé Properti Performances











2025
Strengthening Engine for Sustainable Funding





New Long-Term Goals: To be the Leading Partner in Empowering the Financials of **Indonesian Families**



BTN's Management has formulated key themes that will be the cornerstone to achieve 2029 aspiration...



Strengthening Engine for Sustainable Funding

Broaden Product Propositions and Cross-Selling

Deliver full-banking offerings with superior customer experience

2026-27

2028-29

..coming with 3 Main Strategic Initiatives.

Building a Sustainable Funding Engine Growing low-cost transactional CASA Targeting cash-rich self-employed segment merchants **Deepening CMS** Penetration through Balé Korpora **Capturing full-wallet share** across all segments by launching **Deposits War Room**



2025



Strategic Initiatives: Building a Sustainable Funding Engine





Diversifying Segments to Boost CASA

Retail Segment

☐ Establishing 3 New Segments



- Targeting new Mass Retail: Lower-Mid income Segment (affordable housing customers) & upper income Segment (Monthly income IDR 8 - 15 Mn).
- Targeting High Net Worth Individual (HNWI) by establishing BTN Private (AUM >IDR 10 Bn).
- □ Launching Bundled Payroll proposition & needbased acquisition team.
- ☐ **Broadening functions** of Branch Funding Sales.





- ☐ Capturing the major players in the Middle **Institutional segment** in each ecosystems per regional offices.
- ☐ Targeting Related Ecosystem of Existing Large **Institution** Customers.
- □ **Setting up monoline payroll team** to increase the number of payroll institutional clients.

Leveling Up the Digital Capabilities

Accelerate Funding





- □ Adding more entertainment (home services) and professional services features.
- ☐ Engaging with more partners within property ecosystem.

Wholesale Banking

Drive CASA Growth



bale

- ☐ Driving registration and utilization of Transaction Banking Products.
- ☐ Enhancing transaction **banking capability through** Balé Korpora.
- ☐ Setting up Single Point Relationship Managers business model.
- ☐ Launching deposit war room to boost CASA growth.

Strategic Initiatives: Going Beyond Mortgage & Offering Full-banking Solutions





Monetizing Housing Ecosystem

- Strengthening acquisition channels via agent network.
- Boosting loan acquisition channels for secondary market.
- Increasing the market share of top 50 developers across Indonesia.
- Tapping within the housing and non-housing value chain with anchor clients.
- BTN plans to increase its influence across Indonesia by owning an addition of 6 more Sales Centers in 2025 (among them are Batam, Semarang, and Malang).

Sales Center Distribution in Indonesia





Aiming for Full Banking Offerings

KAR



- ☐ Boosting Loan Acquisition to target existing customers through BTN Kita (up to IDR 500 Mn).
- □ **Promoting** KAR products & **pre-approval** loans through BTN's Digital Channels.
- ☐ Establishing Consumer Loan Center.

KRING



- ☐ Enhancing Personal credit line with professionals and new segments.
- □ Accelerating partnership growth through asset buying, fintech channeling, and joint finance.
- ☐ Developing and launching Paylater and **Credit Card** product.

KUR



- ☐ Digitalizing loan application journey with BTN Laku.
- □ **Upscaling** the KUR clients to be Mediumsized enterprises.
- ☐ Unlocking new potential partnership through Fintech and channeling
- □ **Expanding loan** through analyze the potential of each regions beyond the housing ecosystem.

Strategic Initiatives: Unlocking Potential through Seamless Transactions

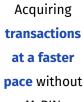


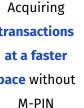
Elevating Banking Capabilities













Registering and opening an account with an international number



Incorporating virtual assistance **feature** to Balé by BTN



Boosting transactions with auto cashback

programs



Revamping the design of **Balé by BTN**









Integrating housing channels in Balé by BTN (Rumah Murah)



Enhancing the development of **Digital Mortgage** in Balé by BTN



Optimizing banking operations through the new Branch Delivery System



Automating Deposit on Call (DoC) withdrawals

Digitalizing End-to-End Customer Journeys

Unlocking Seamless Connectivity with BTN Digital Store

Digital Hub

"One-Stop Shop Digital Hub with Specialized Assistance and Diverse Financial Solutions"



- Offering a full-service banking experience.
- Providing every BTN service and product in Tier 1 cities.
- Dedicating team of Superstaff, tellers, bankers, and specialists.
- Plans: 1 Branch in KC Jakarta Kuningan.

Digital Site

"A New Experience of Digital Site to Serve Customers' Needs"

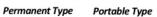


- Designed for both retail and SME customers in Tier 1 and 2 cities.
- Offering a blend of self-service and assisted services.
- Assisting with a dedicated team of Superstaffs.
- Plans: 8 Branches & 3 Sub-Branches.

Digital Booth

"On The Go Digital Booth with Full Self-Service Products"





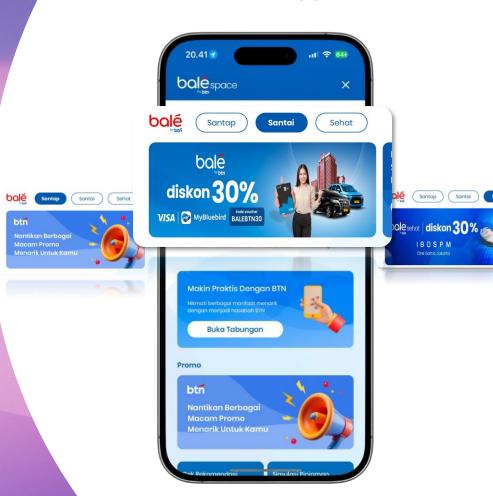
- Tailored for retail customers who prioritize simplicity and efficiency.
- Located in transit spots like malls, MRT stations, and airports.
- Offering self-service products bringing convenience on the go.
- Plans: 6 High Traffic Spots.



Digital Initiatives







Tangible Outcomes from IT Modernization



At BTN, we are building a high-performance, cloud-based, AI-ready system to drive efficiency, improve customer experience, strengthen our competitive advantage in the digital era









2025

- Superapps Bale by BTN
- Bale Korpora
- "Rumah Murah BTN" Revamp
- AI based knowledge management

2022

- IT Security Division established
- System Custody
- Supply Chain Financing
- Loan Improvement: e-Record
- Cash Centre Management System
- Robotic Processing Automation
- IT. Cyber and Digital Risk Management

2023

- New BTN Mobile Banking
- **QRIS Merchant**
- Primo Account
- Treasury System Modernization
- Enterprise Data Warehouse
- Biometric Fingerprint Authorization
- **Record Management**
- ISO 27001:2013 Certification

2024

- BTNBest New HCIS
- End to end Procurement
- **Internet Banking Business**
- Al based Decision Engine
- BTN Digital Store
- Big Data

What's Next

- BTN Nexa New Branch Delivery System
- Core Banking Modernization
- Contact Center System Modernization
- Customer Relationship Management System
- BTN Paylater
- BTN Mobile Banking Sharia Revamp





BDS Nexa as foundation of BTN Digital Branches

CS Digital, Augmented Reality Living City, Transaction Cash Recycler



BTNBest AI & Cloud Human Capital Information System.

To optimize talent management from talent tracking, performance evaluation and development



"Bale is Superapps, omni channel, open API, secure technologies"

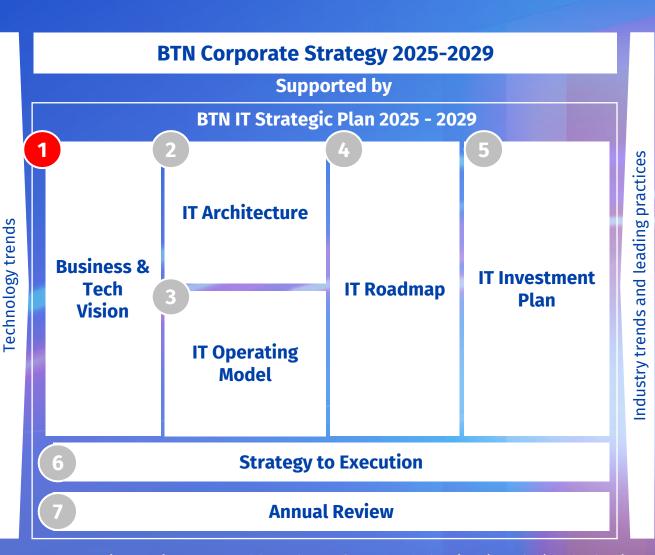


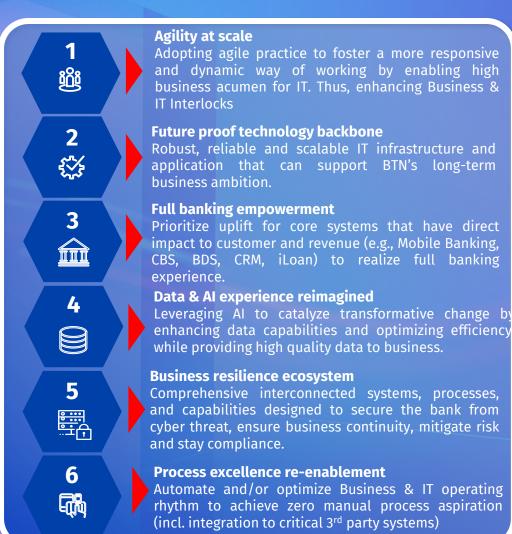


BTN IT & Digital Transformation Journey

Modernizing BTN: Driving Business Growth Through Technology

The global banking industry is being reshaped by digital transformation, requiring institutions to be agile, customer-centric, and technologically advanced. BTN's full commitment driven by the need to improve efficiency, enhance customer experience, and maintain its competitiveness in the digital age.





New BTN's Digital Super Platform, Both for Corporate and Retail Customers









Balé Korpora Integrating All Digital Wholesale Services Into One Single **Access Portal**



Superior Features to Support Client's Business Transaction

Payment Solutions **Liquidity & Financing** Management

Central Reporting Management

Collection & Reconciliation Mgt.







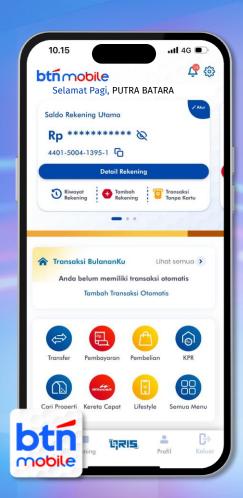


Journey of BTN's Mobile Banking





2012 - 2023





2023 - 2024

2025



One Stop Services to Fulfill Customer's Needs and Lifestyle

properti





at 48 Merchants Nationwide and 1,731 Local Merchants







- Transfer fees with BI-Fast
- Electricity bill payment & token
- Top Up E-Wallet









balé

bisnis

Balé by BTN Features

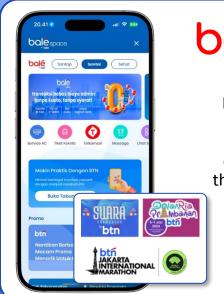












balé space

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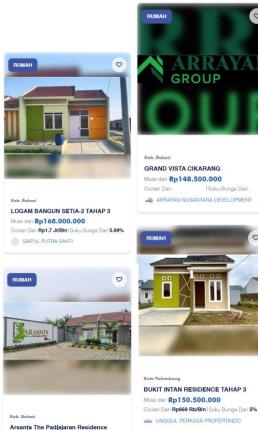




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BTN Financial Highlights





Mulai dari Rp168.000.000
Cicilan Dari Rp902 Rb/Bin | Suku Bunga Dari 5%



Key Takeaways FY24



Steady Deposit Growth

- ❖ A 9.1% yoy growth in total deposits, supported by the growth of current account with a 12.1% yoy growth.
- Higher CASA portion at **54.1%** of total deposits in December 2024 from 53.7% in December 2023.

Moderate Loan Growth

- ❖ The total loans and financing grew by 7.3% yoy reached IDR 357.9 Tn by December 2024, mainly driven by 8.5% yoy in mortgages.
- ❖ The high-yield segments (KUR, KAR and KRING) booked a **13.9%** VOV. reaching IDR 16.4 Tn as of December 2024 with 9.3% blended yield in FY24.

Sufficient Liquidity

- Aiming to maintain optimum LDR level at 93.8% as of December 2024.
- ❖ As of December 2024, the LCR was 191.2% compared to 190.2% as of December 2023.
- On the other hand, the NSFR achieved 120.6% as of December 2024 (vs 122.8% as of December 2023).

Adequate Capital

- CAR level was maintained at 18.5% yoy, in line with management guidance to maintain CAR at minimum 18.0%.
- ❖ The CAR level are above the threshold regulated Bank Indonesia.

Financial Snapshots



Financial Highlight	2020	2021	2022	2023	2024	yoy Growth (%))
Asset/ Liabilities							
Total Assets (IDR Bn)	361,208	371,868	402,148	438,750	469,615	7.0%	yoy
Total Loan & Financing (IDR Bn)	260,114	274,835	298,282	333,698	357,973	7.3%	yoy
Total Deposits (IDR Bn)	279,135	295,976	321,937	349,933	381,667	9.1%	yoy
Profitability							
Net Profit (IDR Bn)	1,602	2,376	3,045	3,501	3,007	-14.1%	yoy
NIM	3.1%	4.0%	4.4%	3.8%	2.9%	(88)	bps
CIR	53.9%	48.2%	46.7%	45.3%	57.1%	1,189	bps
ROE (Tier-1)	10.0%	13.6%	16.4%	13.9%	10.8%	(311)	bps
ROA	0.7%	0.8%	1.0%	1.1%	0.8%	(24)	bps
Asset Quality							
NPL (Gross)	4.4%	3.7%	3.4%	3.0%	3.2%	15	bps
Loan at Risk (LAR)	34.1%	24.2%	23.2%	21.1%	19.7%	(145)	bps
NPL Coverage	115.0%	141.8%	155.7%	155.2%	115.4%	(3,979)	bps
Cost of Credit (CoC)	0.9%	1.4%	1.4%	1.2%	0.6%	(62)	bps
Liquidity							
LDR	93.2%	92.9%	92.7%	95.4%	93.8%	(157)	bps
CASA	41.1%	44.3%	48.5%	53.7%	54.1%	36	bps
Capital							
Equity (IDR Bn)	19,988	21,407	25,909	30,479	32,572	6.9%	yoy
CAR (Tier 1)	13.6%	13.8%	16.1%	17.5%	17.1%	(43)	bps
Total CAR	19.3%	19.1%	20.2%	20.1%	18.5%	(166)	bps

Balance Sheet



Balance Sheet Summary (IDR Bn)	Dec-20	Dec-21	Dec-22
Total Earning Assets	335,630	331,979	360,379
Term Deposit with BI	11,583	5,550	4,578
Total Loan & Financing	260,114	274,835	298,282
Securities	59,494	48,313	53,688
Other Earning Assets	4,439	3,281	3,831
Provision on Earning Asset	(13,066)	(14,440)	(15,679)
Total Non Earning Assets	38,645	54,329	57,449
Total Assets	361,208	371,868	402,148
CASA	114,764	131,120	156,202
Current Account	72,045	79,199	114,007
Saving Account	42,719	51,922	42,195
Time Deposits	164,371	164,856	165,736
Third Party Deposits	279,135	295,976	321,937
Securities issued	15,810	12,372	8,652
Deposits from Other Banks	35	74	179
Repurchase Agreements	0	0	0
Borrowings	34,002	30,822	33,979
Non Interest Bearing Liabilities	12,238	11,218	11,491
Total Liabilities	341,221	350,462	376,239
Total Equity	19,988	21,407	25,909
Total Liabilites & Equity	361,208	371,868	402,148

Dec-23	Sep-24	Dec-24	qoq	yoy	% Assets
389,827	427,335	428,794	0.3%	10.0%	91.3%
12,149	11,171	2,810	-74.8%	-76.9%	0.6%
333,698	356,064	357,973	0.5%	7.3%	76.2%
41,200	55,727	61,015	9.5%	48.1%	13.0%
2,780	4,373	6,997	60.0%	151.7%	1.5%
(15,641)	(14,576)	(13,063)	-10.4%	-16.5%	-2.8%
64,563	42,348	53,883	27.2%	-16.5%	11.5%
438,750	455,107	469,615	3.2%	7.0%	100.0%
188,007	188,989	206,358	9.2%	9.8%	43.9%
143,535	148,645	160,848	8.2%	12.1%	34.3%
44,472	40,344	45,510	12.8%	2.3%	9.7%
161,927	181,763	175,309	-3.6%	8.3%	37.3%
349,933	370,751	381,667	2.9%	9.1%	81.3%
6,835	5,280	5,445	3.1%	-20.3%	1.2%
1,300	1,066	105	-90.2%	-91.9%	0.0%
0	934	3,409	264.9%		0.7%
42,875	38,008	39,813	4.7%	-7.1%	8.5%
7,327	7,060	6,604	-6.5%	-9.9%	1.4%
408,271	423,099	437,043	3.3%	7.0%	93.1%
30,479	32,008	32,572	1.8%	6.9%	6.9%
438,750	455,107	469,615	3.2%	7.0%	100.0%

Loan Mix

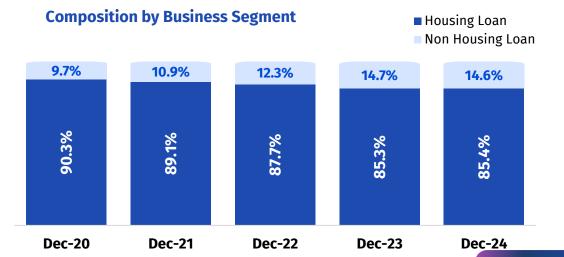




Loan Type (IDR Bn)	Dec	-20	Dec	-21	Dec-22		
Loan Type (IDK Bil)	Outs	%	Outs	%	Outs	%	
Housing Loan	234,785	90.3%	244,823	89.1%	261,705	87.7%	
Subsidized Mortgage	120,720	46.4%	130,683	47.6%	145,860	48.9%	
Non-Subsidized Mortgage	79,938	30.7%	83,251	30.3%	87,824	29.4%	
Other Housing Loan	7,256	2.8%	6 , 976	2.5%	6,970	2.3%	
Construction Loan	26,871	10.3%	23,914	8.7%	21,051	7.1%	
Non-Housing Loan	25,329	9.7%	30,012	10.9%	36,576	12.3%	
Consumer Loan	5,119	2.0%	6,559	2.4%	7,010	2.4%	
Commercial Loan	8,270	3.2%	9,512	3.5%	11,563	3.9%	
Corporate Loan	11,940	4.6%	13,942	5.1%	18,004	6.0%	
Total Loan & Financing	260,114	100.0%	274,835	100.0%	298,282	100.0%	
Mortgage	200,658	77.1%	213,934	77.8%	233,684	78.3%	

Dec	-23	Sep	-24	Dec	-24	202	Wow
Outs	%	Outs	%	Outs	%	qoq	yoy
284,617	85.3%	303,234	85.2%	305,590	85.4%	0.8%	7.4%
161,746	48.5%	172,767	48.5%	173,844	48.6%	0.6%	7.5%
96,175	28.8%	103,809	29.2%	105,956	29.6%	2.1%	10.2%
7,871	2.4%	8,386	2.4%	8,652	2.4%	3.2%	9.9%
18,826	5.6%	18,271	5.1%	17,138	4.8%	-6.2%	-9.0%
49,081	14.7%	52,830	14.8%	52,382	14.6%	-0.8%	6.7%
7,264	2.2%	7,465	2.1%	7,813	2.2%	4.7%	7.6%
12,901	3.9%	15,046	4.2%	15,237	4.3%	1.3%	18.1%
28,916	8.7%	30,319	8.5%	29,332	8.2%	-3.3%	1.4%
333,698	100.0%	356,064	100.0%	357,973	100.0%	0.5%	7.3%
257,921	77.3%	276,576	77.7%	279,800	78.2%	1.2%	8.5%





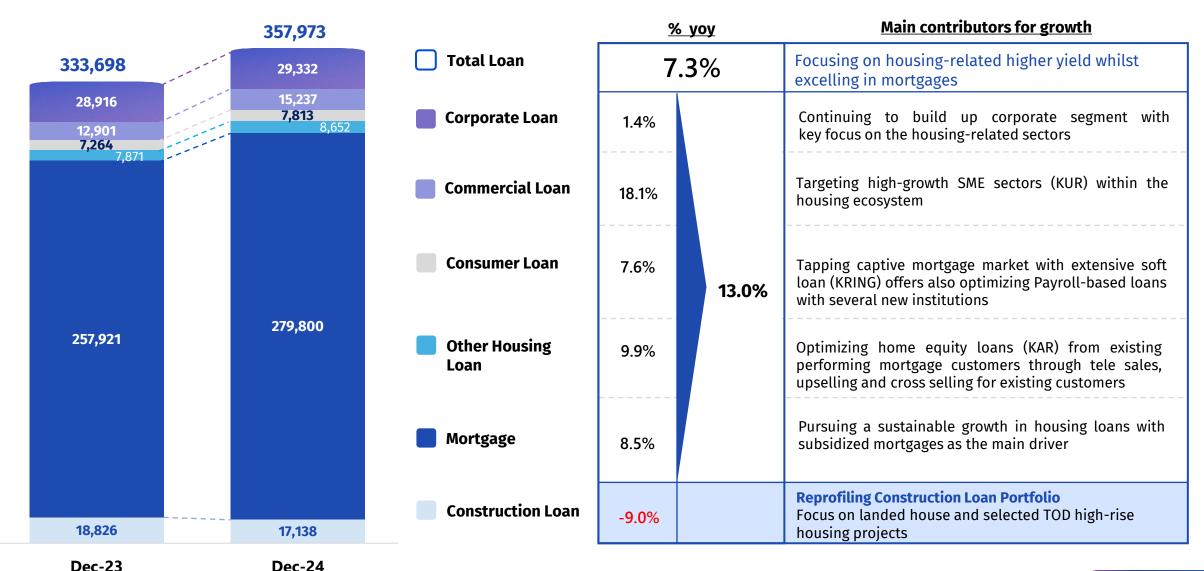
Loan Composition

Building a strong portfolio of loans, rebalancing the housing dan non-housing related businesses towards 80:20



Loan Mix by Segment (IDR Bn)

Loan Growth Strategy



Loan Disbursement



Loan by Segment (IDR Bn)	12M20	12M21	12M22	4Q23	3Q24	4Q24	QoQ	YoY	12M23	12M24	yoy
Housing Loan	29,712	35,399	47,559	15,585	12,998	12,031	-7.4%	-22.8%	56,893	57,142	0.4%
Subsidized Mortgage	17,064	18,409	24,332	6,775	5,032	4,447	-11.6%	-34.4%	25,632	24,915	-2.8%
Non-Subsidized Mortgage	6,935	10,969	14,363	5,866	4,773	4,537	-4.9%	-22.7%	19,073	19,808	3.9%
Other Housing Loan	683	1,069	1,349	699	663	679	2.3%	-2.9%	2,378	2,399	0.9%
Construction Loan	5,03	4,952	7,516	2,245	2,530	2,369	-6.4%	5.5%	9,810	10,020	2.1%
Non-Housing Loan	15,177	24,206	40,036	12,153	8,746	9,164	40.1%	-24.6%	36,794	34,038	-7.5%
Consumer Loan	4,251	7,182	8,530	1,283	804	973	21.1%	-24.1%	3,853	3,216	-16.5%
Commercial Loan	3,884	9,036	20,807	3,322	4,516	4,645	2.9%	39.8%	14,573	19,436	33.4%
Corporate Loan	7,041	7,988	10,698	7,549	1,220	3,546	190.7%	-53.0%	18,368	11,385	-38.0%
Total Loan & Financing	44,888	59,605	87,595	27,739	19538	21,195	8.5%	-23.6%	93,687	91,180	-2.7%
Mortgage	23,999	29,378	38,695	12,641	9,805	8,984	-8.4%	-28.9%	44,705	44,723	0.0%

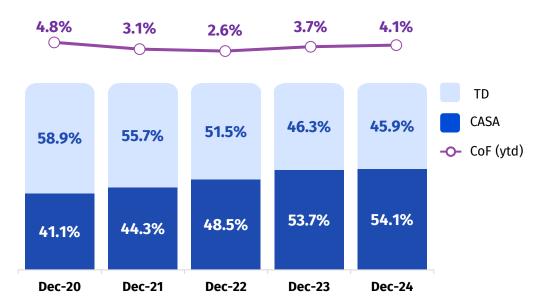
Total Deposits



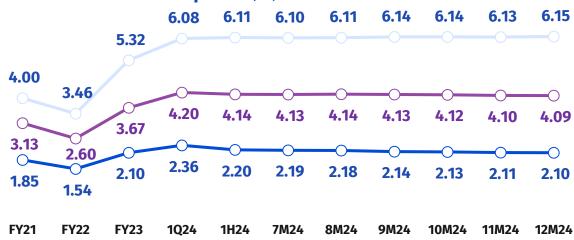
Customer Deposits (IDR Tn)

By Segments	Dec-20	Dec-21	Dec-22	Dec-23	Dec-24	YoY
CASA	114.8	131.1	156.2	188.0	206.4	9.8%
Current Account	72.0	79.2	114.0	143.5	160.8	12.1%
Savings Account	42.7	51.9	42.2	44.5	45.5	2.3%
Time Deposits	164.4	164.9	165.7	161.9	175.3	8.3%
Total	279.1	296.0	321.9	349.9	381.7	9.1%

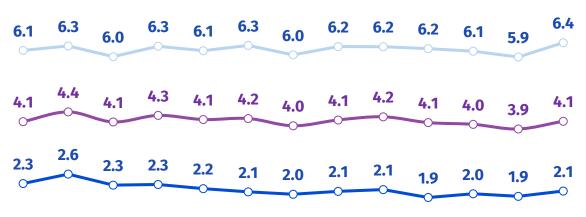
CASA and Cost of Fund (%)



Cumulative Cost of Deposits (%)



Monthly Cost of Deposits (%)



Dec-23 Jan-24 Feb-24 Mar-24 Apr-24 May-24 Jul-24 Aug-24 Sep-24 Oct-24 Nov-24 Dec-24



Capital



Capital		Fi	ull-Year of			Growth
(IDR Bn)	2020	2021	2022	2023	2024	Growen
Tier – 1 Capital	17,626	18,532	22,533	27,154	29,834	9.9% yoy
Tier – 2 Capital	7,369	7,175	5,635	4,076	2,439	-40.2% yoy
Total Capital	24,995	25,707	28,168	31,230	32,273	3.3% yoy
Total RWA	129,250	134,341	139,631	155,590	174,445	12.1% yoy
RWA – Credit Risk	105,435	110,020	114,318	136,692	149,288	9.2% yoy
RWA – Market Risk	1,612	2,407	1,373	942	6,102	547.5% yoy
RWA – Operational Risk	22,203	21,914	23,939	17,956	19,056	6.1% yoy
CAR Tier 1 (Tier 1/Total RWA)	13.6%	13.8%	16.2%	17.5%	17.1%	(35) bps
CAR Tier 2	5.7%	5.3%	4.0%	2.6%	1.4%	(122) bps
CAR BI ((Tier 1+2)/Total RWA)	19.3%	19.1%	20.2%	20.1%	18.5%	(157) bps
Capital Conservation Buffer	0.0%	0.0%	2.5%	2.5%	2.5%	- bps
Countercyclical Buffer	0.0%	0.0%	0.0%	0.0%	0.0%	- bps
Capital Surcharge (D-SIB)	1.0%	1.0%	1.0%	1.0%	1.0%	- bps

Profit and Loss



PL Summary (IDR Bn)	4Q23	3Q24	4Q24	QoQ	YoY	12M23	12M24	YoY
Interest Income	7,438	7,391	7,184	-2.8%	-3.4%	28,271	29,550	4.5%
Interest Expense	(3,957)	(4,526)	(4,373)	-3.4%	10.5%	(14,648)	(17,848)	21.9%
Net Interest Income	3,481	2,865	2,811	-1.9%	-19.3%	13,624	11,702	-14.1%
Non-Interest Income	1,561	758	1,846	143.6%	18.3%	3,922	4,612	17.6%
Other Operating Expense (Exclude Provision)	(2,710)	(2,511)	(2,798)	11.4%	3.3%	(9,311)	(10,440)	12.1%
Pre-Provision Operating Profit (PPOP)	2,332	1,112	1,859	67.1%	-20.3%	8,234	5,874	-28.7%
Provision	(828)	(379)	(668)	76.0%	-19.4%	(3,765)	(2,023)	-46.3%
Profit From Operations	1,504	733	1,191	62.5%	-20.8%	4,470	3,851	-13.8%
Non-Operating Income (Expense)	(39)	6	(35)	-632.3%	-12.5%	(90)	(78)	-12.6%
Profit Before Tax	1,464	739	1,156	56.4%	-21.0%	4,380	3,773	-13.9%
Net Profit	1,188	581	925	59.3%	-22.1%	3,501	3,007	-14.1%

Profit and Loss Composition (1/3)



Interest Income

Interest Income (IDR Bn)	4Q23	3Q24	4Q24	QoQ	YoY	12M23	12M24	YoY	% portion of 12M24
Placement with Bank Indonesia	194	143	70	-51.3%	-64.2%	609	539	-11.5%	1.8%
Placement with other bank	4	4	4	-15.4%	-21.6%	16	27	72.9%	0.1%
Securities	657	495	597	20.6%	-9.1%	2,244	2,394	6.7%	8.1%
Loan	5,795	5,869	5,620	-4.2%	-3.0%	22,378	23,185	3.6%	78.5%
Others	22	26	28	6.4%	25.3%	90	100	11.7%	0.3%
Income from Syariah	766	854	866	1.4%	13.1%	2,934	3,305	12.6%	11.2%
Total	7,438	7,391	7,184	-2.8%	-3.4%	28,271	29,550	4.5%	100.0%

Interest Expense

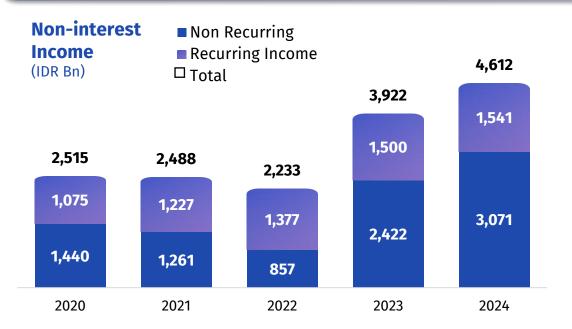
Interest Expense (IDR Bn)	4Q23	3Q24	4Q24	QoQ	YoY	12M23	12M24	YoY	% portion of 12M24
Deposits from Other Banks	73	83	54	-34.9%	-25.5%	241	257	6.4%	1.4%
Deposits from Non-Banks	3,212	3,846	3,704	-3.7%	15.3%	11,832	14,919	26.1%	83.6%
Securities Issued	119	77	76	-1.5%	-36.1%	547	393	-28.0%	2.2%
Fund Borrowings	532	493	522	5.7%	-1.9%	1,953	2,190	12.1%	12.3%
Others	21	26	17	-33.7%	-18.7%	76	90	19.0%	0.5%
Total	3,957	4,526	4,373	-3.4%	10.5%	14,648	17,848	21.9%	100.0%

Profit and Loss Composition (2/3)

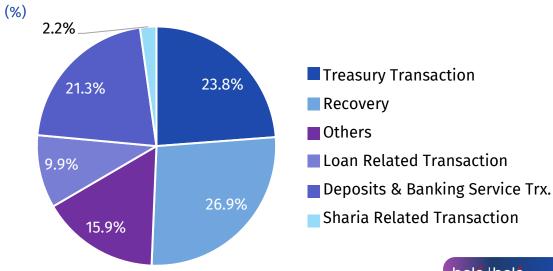


Non-interest Income

Non-interest Income (IDR Bn)	4Q23	3Q24	4Q24	QoQ	YoY	12M23	12M24	YoY
Non-Recurring Income	1,131	376	1,406	323.5%	40.9%	2,422	3,071	26.8%
Gain from Treasury Transaction	77	191	310	62.2%	303.7%	669	1,098	64.0%
Recovery	513	75	795	1121.7%	79.6%	882	1,238	40.4%
Others	541	110	301	229.8%	-33.1%	870	735	-15.5%
Recurring Income	430	382	440	15.3%	2.3%	1,500	1,541	2.7%
Loan Related Transaction	125	118	124	5.5%	-0.9%	458	455	-0.6%
Deposits & Banking Service Related	277	237	290	22.3%	4.8%	949	984	3.6%
Sharia Related Transaction	28	27	26	-3.2%	-7.8%	93	102	9.6%
Total	1,561	758	1,846	143.6%	18.3%	3,922	4,612	17.6%



FY24 Non-interest Income Breakdown



Profit and Loss Composition (3/3)



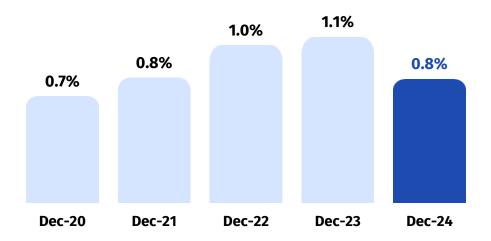
Other Operating Expense (exclude Provisions)

Other Operating Expense (IDR Bn) Excluding Provision	4Q23	3Q24	4Q24	QoQ	YoY	12M23	12M24	YoY	% portion of 12M24
Salaries & Employee Benefit	749	1,019	1,025	-0.5%	36.8%	3,220	4,345	35.0%	41.4%
General Administration	359	405	535	32.0%	49.0%	1,186	1,594	34.4%	15.8%
Others	458	66	35	-46.4%	-92.3%	834	191	-77.1%	1.8%
Rent, Service & Maintenance	238	193	266	37.8%	11.8%	833	860	3.3%	8.2%
Depreciation	195	200	194	-3.1%	-0.5%	717	747	4.2%	7.1%
Promotion	179	119	144	21.5%	-19.5%	537	552	2.7%	5.3%
Collector Fees & Consultant	305	278	347	24.7%	13.8%	1,083	1,239	14.3%	11.8%
Insurance Premium	165	199	199	-0.3%	20.3%	680	754	11.0%	7.2%
Training	35	20	17	-17.8%	-51.8%	96	100	4.7%	1.0%
Research & Development	3	1	5	369.2%	67.7%	8	7	-14.5%	0.1%
Other Taxes	1	10	2	-84.9%	18.1%	12	15	20.1%	0.1%
Loss (transaction spot, derivative, and forex)	17	5	1	-84.3%	-95.0%	100	7	-92.5%	0.1%
Marked to Market	6	(6)	29	-568.3%	405.1%	6	29	406.2%	0.3%
Total	2,710	2,511	2,798	11.4%	3.3%	9,311	10,440	12.1%	100.0%

Key Financial Ratios

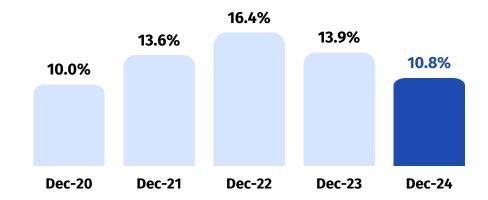


ROA¹ – Before Tax



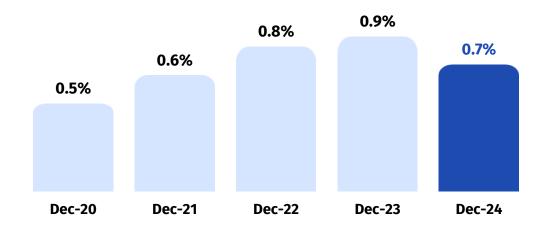
¹Calculated based on income before income tax (include tax benefit and extraordinary item)/ average total asset based on Bank Indonesia regulation

ROE³ – Tier 1 Capital



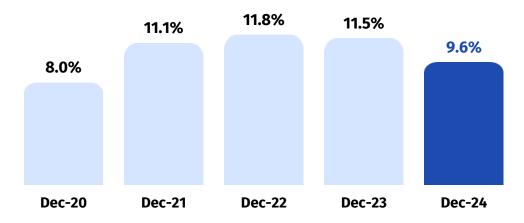
³Calculated based on net profit/average Tier 1 Capital based on Bank Indonesia regulation

ROA² – After Tax



²Calculated based on net profit/average total asset

ROE⁴ – Balance Sheet



4Calculated based on net profit/total stakeholder's equity

BTN's 2025 Guidance



	2024	2025F
Loan Growth	7.27%	7 – 8%
Deposits Growth	9.07%	8 – 9%
Cost of Credit	0.58%	1.0 - 1.1%
NPL Gross	3.16%	<3.0%



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Asset Quality





Loan Quality



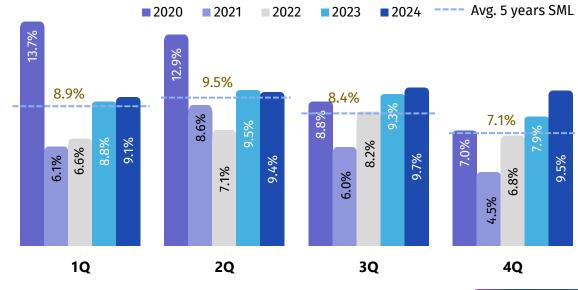
Collectibility	Dec-	20	Dec-	-21	Dec	-22	
Collectionity	IDR Bn	%	IDR Bn	%	IDR Bn	%	
Current	230,456	88.6%	252,244	91.8%	268,077	89.9%	
Special Mention	18,303	7.0%	12,412	4.5%	20,134	6.8%	
Performing Loan (PL)	248,759	95.6%	264,656	96.3%	288,211	96.6%	
Substandard	738	0.3%	222	0.1%	580	0.2%	
Doubtful	582	0.2%	484	0.2%	888	0.3%	
Loss	10,036	3.9%	9,473	3.4%	8,602	2.9%	
Non Performing Loan (NPL)	11,355	4.4%	10,185	3.7%	10,070	3.4%	
Total Loan & Financing	260,114	100.0%	274,841	100.0%	298,282	100.00%	
NPL Gross	4.37%		3.70%		3.38%		
NPL Nett	2.06%		1.20)%	1.32%		

Dec-	23	Sep	-24	Dec	-24	
IDR Bn	%	IDR Bn	%	IDR Bn	%	
297,251	89.1%	310,061	87.1%	312,598	87.3%	
26,399	7.9%	34,483	9.7%	34,057	9.5%	
323,649	97.0%	344,545	96.8%	346,655	96.8%	
571	0.2%	828	0.2%	872	0.2%	
678	0.2%	1,764	0.5%	1,940	0.5%	
8,800	2.6%	8,927	2.5%	8,506	2.4%	
10,049	3.0%	11,519	3.2%	11,318	3.2%	
333,698	100.0%	356,064	100.0%	357,973	100.0%	
3.01	%	3.2	4%	3.16%		
1.32	1.32% 1.57% 1.89%			9%		

NPL Breakdown by Segment

By Segment (%)	Dec-20	Dec-21	Dec-22	Dec-23	Sep-24	Dec-24
Housing Loan	4.1%	3.5%	3.4%	3.2%	3.4%	3.3%
Subsidized Mortgage	1.0%	0.8%	0.9%	1.5%	1.5%	1.7%
Non-Subsidized Mortgage	3.6%	2.6%	1.9%	2.0%	2.8%	3.7%
Other Housing Loan	4.4%	3.4%	2.9%	3.7%	4.6%	4.4%
Construction Loan	19.6%	21.3%	26.2%	23.8%	23.4%	16.0%
Non-Housing Loan	6.7%	5.2%	3.4%	1.9%	2.5%	2.4%
Consumer Loan	2.1%	1.2%	1.1%	1.6%	1.5%	1.5%
Commercial Loan	19.2%	15.3%	9.4%	6.2%	7.8%	7.3%
Corporate Loan	0.0%	0.2%	0.6%	0.1%	0.1%	0.1%
Total Loan & Financing	4.4%	3.7%	3.4%	3.0%	3.2%	3.2%
Mortgage	2.0%	1.5%	1.3%	1.7%	2.0%	2.5%

Quarterly SML Trend

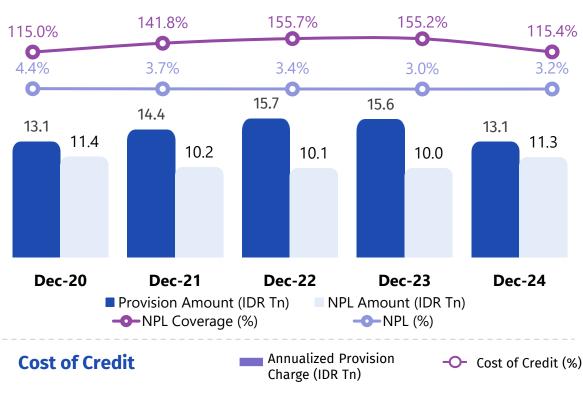


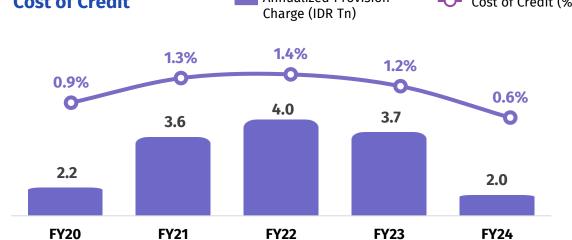
Note: Figures on graph and table include Sharia Financing

Loan Quality , Coverage and Cost of Credit

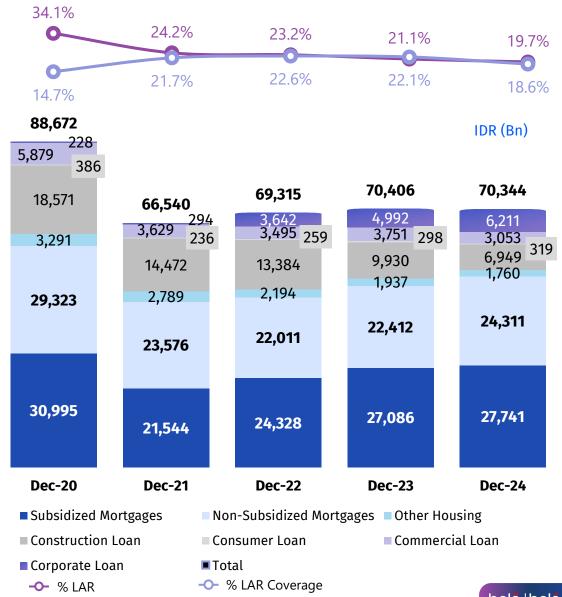








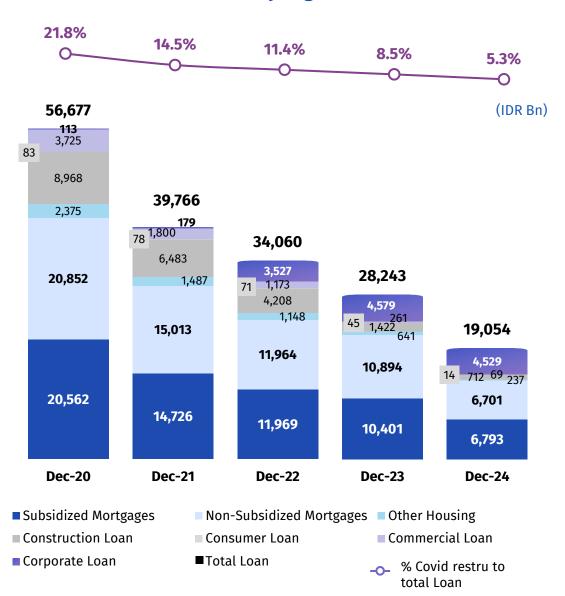
LAR & LAR Coverage



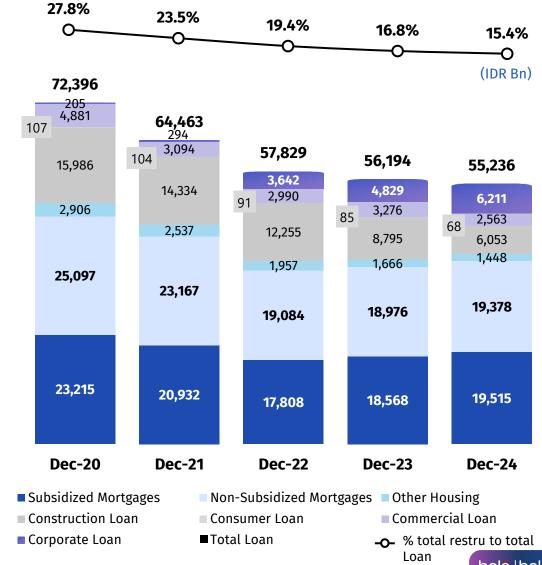
Restructured Loans Breakdown by Segment



Covid-19 Restructured Loan by Segment



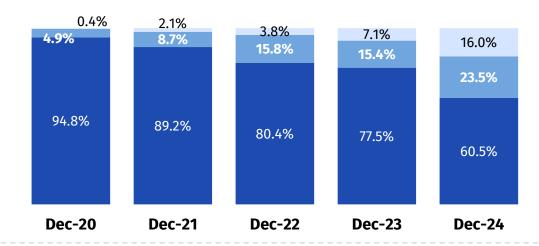
Total Restructured Loan by Segment



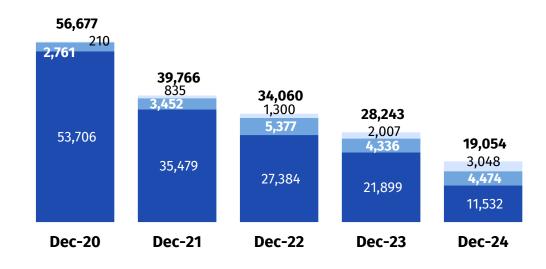
Restructured Loans Breakdown by Collectability



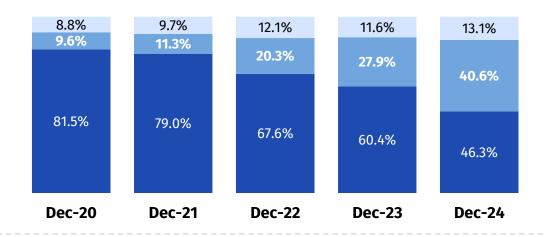
Covid-19 Restructured Loan by Collectability (%)



Covid-19 Restructured Loan by Collectability (IDR Bn)



Total Restructured Loan by Collectability (%)



Total Restructured Loan by Collectability (IDR Bn)



Coll 1



Sharia Business



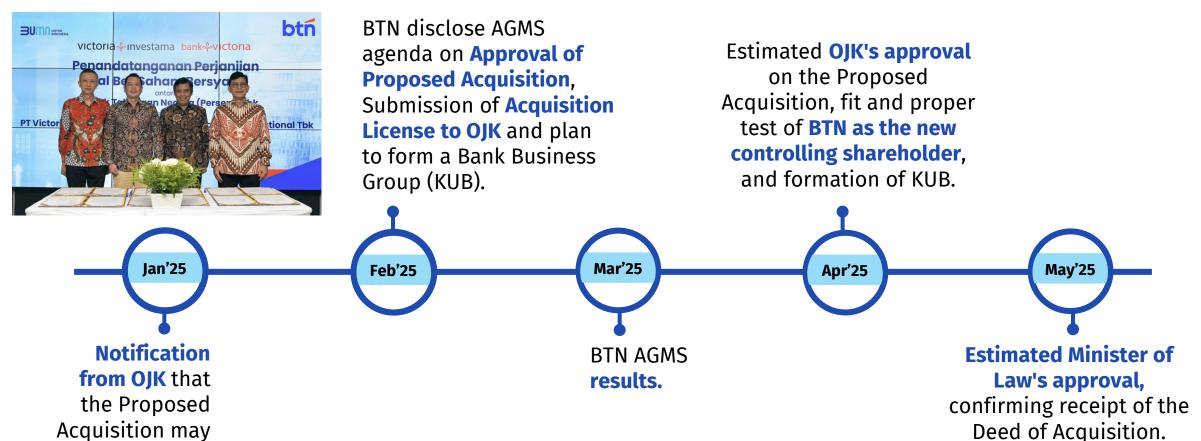
bisnis



BTN's Indicative Schedule of Proposed Acquisition of New Sharia Bank Entity



Signing of CSPA between BTN and sellers (VICO and BVIC)



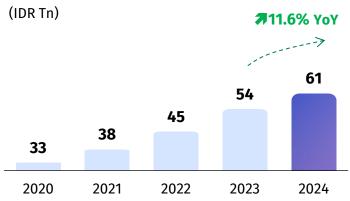
The indicative schedule is only an estimate that is subject to change without prior notice due to certain circumstances beyond the control of BTN that occur.

proceed.

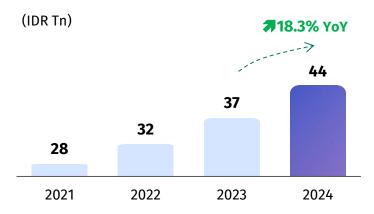
Performance Highlight Sharia Unit in FY24



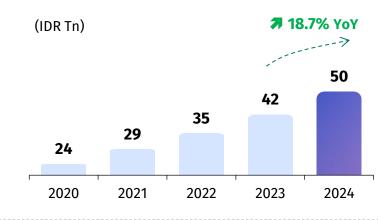




Sustainable Growth of Financing to IDR 44 Tn

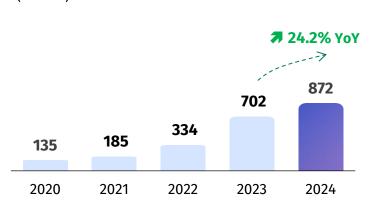


Resilient Total Deposits, to IDR 50 Tn



Net Profit reached IDR 872 Bn

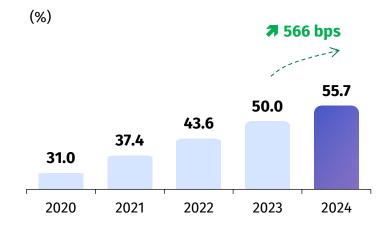
(IDR Bn)



ROA increase to 1.4% as of Dec 2024



CASA Deposits of 55.7%



Financial Snapshots UUS



Financial Highlight	2020	2021	2022	2023	2024	Growth (%)	
Asset/ Liabilities							
Total Assets (IDR Bn)	33,032	38,363	45,336	54,289	60,560	11.6% y	yoy
Total Financings (IDR Bn)	25,062	27,550	31,624	37,114	43,892	18.3%	yoy
Total Deposits (IDR Bn)	23,831	29,263	34,641	41,803	49,622	18.7% <u>y</u>	yoy
Profitability							
Net Profit (IDR Bn)	135	185	334	702	872	24.2%	yoy
N I M equivalent	3.1%	4.7%	5.0%	5.0%	4.2%	(83)	bps
ROA	0.4%	0.5%	0.7%	1.3%	1.4%	15	bps
Asset Quality							
NPF (Gross)	6.5%	4.3%	3.3%	2.4%	2.9%	49	bps
Financing at Risk (FAR)	29.5%	25.3%	17.1%	14.4%	13.1%	(131)	bps
NPF Coverage	55.6%	106.7%	150.1%	158.1%	105.4%	(5,266)	bps
Liquidity							
FDR	105.2%	94.1%	91.3%	88.8%	88.5%	(33)	bps
CASA	31,3%	37.4%	43.6%	50.0%	55.7%	566 l	bps

Sharia Business: Financing & Deposits Composition



Financing Business Composition

Financings Type (IDD Pn)	Dec	:-20	De	c- 21	Dec-22		
Financings Type (IDR Bn)	Outs	%	Outs	%	Outs	%	
Housing Financing	24,305	97.0%	26,486	96.1%	30,812	97.4%	
Subsidized Mortgage	13,590	54.2%	15,829	57.5%	19,039	60.2%	
Non-Subsidized Mortgage	8,363	33.4%	8,807	32.0%	9,948	31.5%	
Other Housing Financing	72	0.3%	59	0.2%	48	0.2%	
Construction Financing	2,280	9.1%	1,791	6.5%	1,776	5.6%	
Non-Housing Financing	757	3.0%	1,064	3.9%	812	2.6%	
Consumer Financing	134	0.5%	118	0.4%	145	0.5%	
Commercial Financing	623	2.5%	946	3.4%	667	2.1%	
Total Financing	25,062	100.0%	27,550	100.0%	31,624	100.0%	
Mortgage Financing	21,953	87.6%	24,636	89.4%	28,988	91.7%	

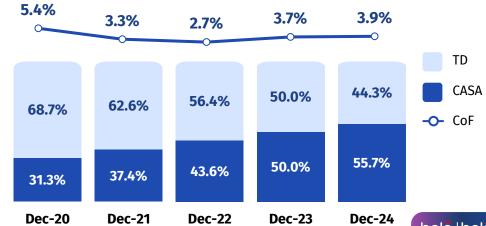
Dec	Dec-23		Sep-24		Dec-24		YoY
Outs	%	Outs	%	Outs	%	QoQ	101
36,587	98.6%	41,964	98.3%	43,217	98.5%	3.0%	18.1%
22,966	61.9%	26,325	61.6%	26,522	60.4%	0.7%	15.5%
11,604	31.3%	13,442	31.5%	14,303	32.6%	6.4%	23.3%
33	0.1%	42	0.1%	41	0.1%	-3.5%	7.2%
1,982	5.3%	2,155	5.0%	2,351	5.4%	9.1%	18.6%
528	1.4%	743	1.7%	675	1.5%	-9.1%	28.0%
169	0.5%	262	0.6%	290	0.7%	10.7%	71.8%
359	1.0%	481	1.1%	385	0.9%	-19.9%	7.4%
37,114	100.0%	42,707	100.0%	43,893	100.0%	2.8%	18.3%
34,571	93.2%	39,767	93.1%	40,825	93.0%	2.7%	18.1%

Deposits Composition

Deposits (IDR Bn)	Dec-20	Dec-21	Dec-22
CASA	7,463	10,952	15,117
Current Account	3,444	5,830	9,104
Savings Account	4,019	5,122	6,013
Time Deposits	16,368	18,311	19,524
Total	23,831	29,263	34,641

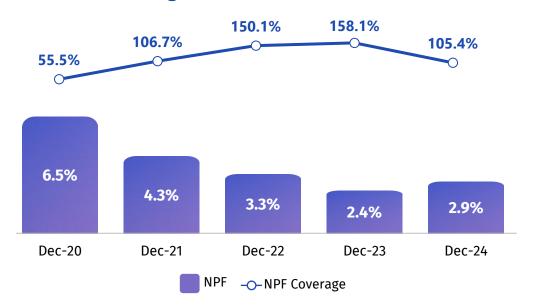
Dec-23	Sep-24	Dec-24	yoy
20,915	25,751	27,634	32.1%
14,166	18,423	19,825	40.0%
6,750	7,328	7,810	15.7%
20,888	21,932	21,988	5.3%
41,803	47,683	49,622	18.7%

CASA Ratio (%)



Sharia Business: Asset Quality

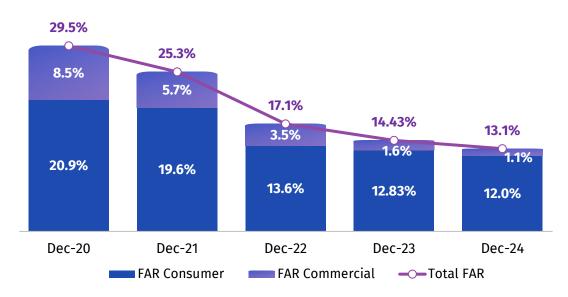
NPF & NPF Coverage



Special Mentioned Financing (SMF)

Financings Type	Dec-20	Dec-21	Dec-22	Dec-23	Dec-24
Housing Financing	7.1%	6.3%	6.7%	7.1%	7.2%
Subsidized Mortgage	7.2%	6.4%	7.1%	7.1%	7.7%
Non-Subsidized Mortgage	6.4%	6.3%	7.0%	7.3%	7.1%
Other Housing Financing	8.2%	9.8%	8.9%	11.0%	13.0%
Construction Financing	9.3%	5.6%	1.6%	5.7%	1.3%
Non-Housing Financing	4.6%	2.1%	0.0%	1.6%	0.8%
Consumer Financing	5.5%	6.1%	3.8%	3.8%	1.8%
Commercial Financing	4.2%	1.1%	0.0%	0.5%	0.0%
Total Financing	7.0%	6.2%	6.6%	7.0%	7.1%
Mortgage Financing	6.9%	6.4%	7.0%	7.1%	7.5%

Financing at Risk (FAR)



Non-Performing Financing (NPF)

Financings Type	Dec-20	Dec-21	Dec-22	Dec-23	Dec-24
Housing Financing	4.9%	3.9%	3.2%	2.3%	2.8%
Subsidized Mortgage	0.6%	0.5%	0.9%	1.1%	1.6%
Non-Subsidized Mortgage	1.5%	1.4%	1.3%	2.0%	2.9%
Other Housing Financing	2.4%	2.1%	5.5%	1.8%	0.4%
Construction Financing	42.7%	45.1%	38.0%	18.1%	16.2%
Non-Housing Financing	48.5%	14.8%	9.0%	10.0%	6.6%
Consumer Financing	8.3%	3.1%	4.7%	3.6%	2.0%
Commercial Financing	68.2%	17.8%	9.9%	13.0%	10.1%
Total Financing	6.5%	4.3%	3.3%	2.4%	2.9%
Mortgage Financing	1.0%	0.8%	1.0%	1.4%	2.0%



Sustainable Finance

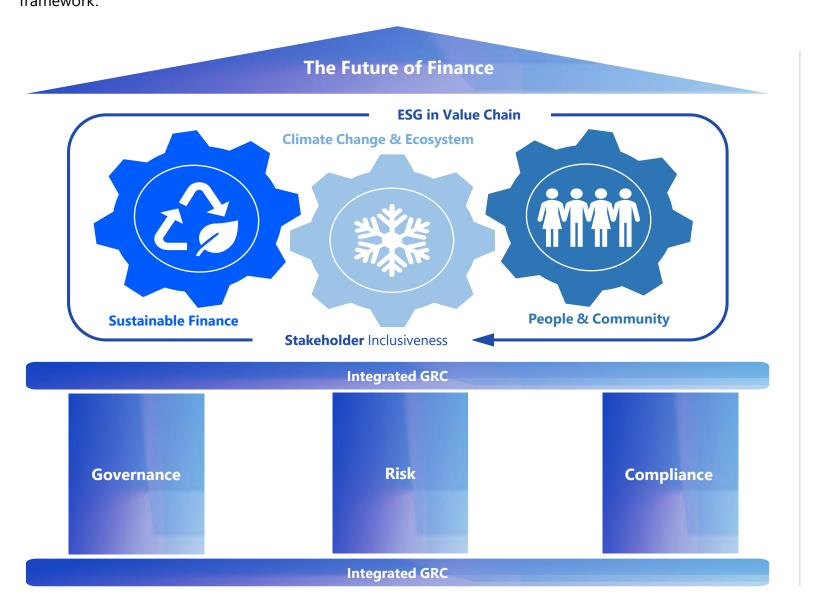


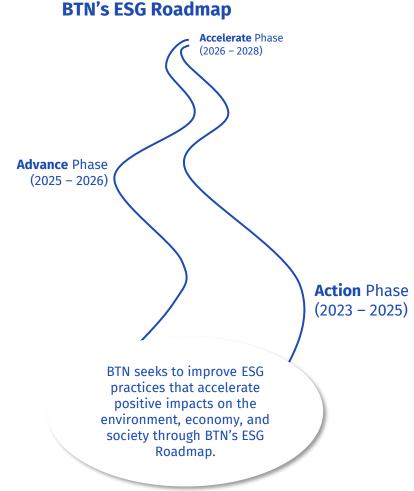


Bank BTN ESG Framework: The Future of Finance



BTN aims to establish a sustainable business processes by integrating environmental, good governance, and social values in a comprehensive ESG framework.





ESG Aspect is Embedded in our Business



ESG is embedded in each banking business with reduction in financed emission and clean banking operation



Road to AA ESG Rating in 2029

Low Carbon Emission Housing Project

BTN is developing a "Low Emission Housing" roadmap, with a total target of 150,000 housing units by 2029.



Low Carbon Emission Roadmap



In August 2024, BTN officially inaugurated the Low Emission Housing Pilot Project, which involves 8 developer partners with total of 1,200 units



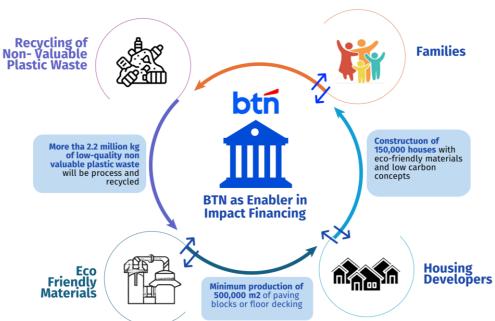


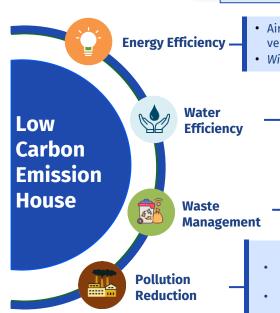


REBRICKS
Supplier Ecofriendly
Material









- Air circulation by increasing ventilation
- Window to wall ratio 15% to 30%
 - Using low flow faucets
 - · Proper sanitation management
 - Having an infiltration well
 - Using PDAM for water supply

Conducting waste sorting with appropriate waste bins

- Have carbon absorbing plants (1tree per house)
- Eco-friendly materials minimum 10% per house
- Green and open spaces in house and public facilities minimum 10%







balé | balékorpora 58

Equivalent to 110,000 trees

Equivalent to 323 hectares of emission absorption

Environmental Sustainability

BTN is committed to preserve and protect environment to support net-zero emission.





Green Transportation

Electric vehicles for operational

(12 electric cars & 24 electric motorcycles) will be increased around 200 units











Green Premises

Installed Solar panels

and targeting minimum 15% of Branch Offices by 2026 and 30% by 2028.



Corporate Social Responsibility

Environmental programs include planting initiatives such as: **200** Mangroove trees

1,000 & 5,000 Tabebuya trees

1 House 1 Tree in the Low Emission Housing Pilot Project





Waste Bank Program

7 locations Palembang, Banjarmasin, Palu, Ambon, Banten, Surabaya, and Makassar





Less Carbon Footprint through Digital Application

- Internal letter distribution through digital apps
- Mortgage applications through BTN Properti
- Management fees, parking fees, and other housing maintenance through BTN Smart Residence







Waste Management

- Providing Temporary Shelters (TPS) with capacity of 5m³
- Implementing the use of four infiltration wells with capacity of 48m³ each.
- Conducting a plastic waste-free campaign.
- Implementing 20 bio pore infiltration holes at Menara BTN.

Low Carbon Emission Housing Loans

encourages developers to use minimum 15% eco-friendly mateto lower carbon emission in housing sector



Contributing more into people's welfare through subsidized mortgage



Contribute in reducing housing backlogs in Indonesia through housing financing program targeted to low-middle income SE 10 REDUCED INFOURLINES

Provide houses with affordable electric prices with adjusted rates for middle-low income segments.

7 AFFORDABLE AND CLEAN ENERGY





11 SUSTAINABLE CITIES AND COMMUNITIES

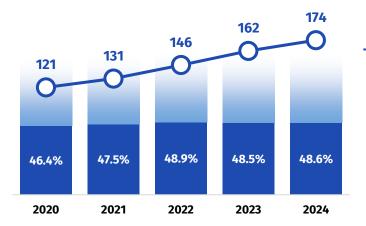


6 CLEAN WATER AND SANITATION

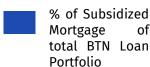


Make inclusive, safe, resilient and sustainable community in each subsidized housing complex.

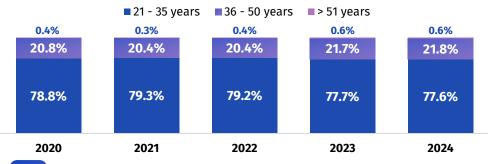
Ensure availability and sustainable management of clean water and sanitation in subsidized housing.



Subsidized
Mortgage Loan
Outstanding
(IDR Tn)







 ~77% of BTN Subsidized mortgage customers are Millennials



Segment by Wages



- The maximum salary for eligible subsidized mortgage customers were IDR 6 Mn for single income and IDR 8 Mn for joint income.
- Prior to 2019
 maximum salary
 were IDR 4 Mn



Segment by Gender



 All genders have the same opportunity to own a subsidized house

■ Male ■ Female

Housing Finance Center (HFC) to support housing industry in Indonesia



Through BTN Housing Finance Centre (HFC), BTN assists prospective new developers through a learning & advisory program and providing basic education to prospective developers



Housing Finance Center (HFC)

To become a leading center for research, education and consultancy on housing finance



Learning

Implementing the HFC's flagship work program in seminars, workshops, and short courses both online and offline in collaboration with well-known universities in Indonesia, Islamic boarding schools and other stakeholders.



Advisory

Conducting collaboration, coaching, mentoring and carrying out advisory functions with academics, practitioners, government and community to training participants of HFC Program in property sector



Research

Research implementation within the property sphere through various studies on the housing market and developing the House Price Index (HPI).

BTN Santri Developer in Collaboration with NU Circle

1,476

Students have participated in the Santri Developers program.



- ☐ To support the growth of housing industry in Indonesia, BTN is committed to providing education to prospective developers from Islamic boarding schools in collaboration with NU Circle.
- □ By the end of 2024, Bank BTN had organized 4 batches of Santri Developers in Jombang, Cirebon, Salatiga, and Pekanbaru and 1 online event.

Seminar/ Public Lecture/ Workshop Held by HFC in 2024

















- ☐ Collaboration with SBM ITB for Mini MBA in Property with a total of more than 700 graduates in 22 batches
- Public lectures and seminars with several universities (ITS, Unnes, Untan, UHN, UII, and Unand).
- ☐ Mini MBA in Property for HIPMI participated by HIPMI members

Human Capital Composition and Policy







Respectful Workplace Policy

- □ Recognize and respect differences in diverse work environment with a wide range of ethnicities, races, nationalities, skin colors, ages, religions, genders, disabilities, or other characteristics and perspectives to promote a productive environment.
- ☐ Ensure that everyone is treated equally and have the same opportunity accessing the facilities and infrastructure.
- ☐ Create a working environment of mutual respect, non-discrimination, and harassment in any form.



Diversity, Equity and Inclusion Policy



BTN provides broad opportunities for all parties to contribute to BTN by implementing policies related to Diversity, Equity and Inclusion (DEI) in the company's Human Capital operations.



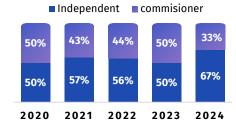
Employee Wellbeing Program

Employee Well-Being BTN implemented Framework mandated by BUMN to keep stakeholders healthy, safe, and happy as well as improve EVP, additional value, and performance of individuals and business units.



Management Composition

Commissioner Composition



9%

of the BOD composition are women

of the Commissioner composition are women

(as of Dec-24)



Gender Diversity

12,847 employees



Female 48.9%





Employee Composition

of the Top Management composition are women

Disabled Employees

Top Management*) 2.1%



Nanager & Senior Staff & Officer 86.9% 13.0%

*) Consists of AVP, VP, SVP and EVP

By Age

≤ 30 43.1% 31 - 50 ≥51 49.9% 7.0% **22.583**

Completed ESG

learning & training

(delivered online &

onsite)

In achieving the goal of becoming an #ESGChampion,

good internal support from the Bank is needed. BTN

has implemented learning & training related to ESG for

Completed Self-Learning ESG awareness (delivered online)

11,448

Employees become BUMN Green Ambassador

ESG related cultural initiatives in 2024

ESG Curriculum (rating sustain analytics standards)

ESG Training & Culture

1. Pelatihan kegiatan pemasaran dan produk yang bertanggung jawab

internal Bank employees.

- 2. Pelatihan Tata kelola Data Privasi
- 3. Pelatihan isue-isue Keamanan Data
- 4. Pelatihan Identifikasi Risko ESG
- 5. Program Mentorship
- 6. Pelatihan dan Pedoman terkait Keberagaman

- 7. Pelatihan APU PPT
- 8. Pelatihan Penghindaran Pajak
- 9. Pelatihan Kepatuhan kepada ketentuan Internasional
- 10. Pelatihan penyuapan dan Anti Korupsi
- 11. Pelatihan terkait Kode Etik



ESG Knowledge Portal



The ESG Knowledge Portal is an internal platform integrated in **BTNBest** as a education channel accessed bv the **employees** regarding the importance of ESG principles.

Governance Sustainability Highlight (1/2)





Gratification



The Gratification Control
Unit is a unit in the
Compliance and
Governance Division with
a task to receive
gratification reports and
reports to the Komisi
Pemberantasan Korupsi
(KPK).



Data Privacy & Cyber Security



Data Privacy has become BTN's main priority to protect customer and internal data. In 2024, 67 employees and 5 people from IIKPA are given the Anti Corruption certification.



ESG Aspect in Credit Analysis



To create impact through **Sustainable Finance**, BTN is committed to provide policies related to ESG aspects in loan analysis.



Whistle Blowing System (WBS)



https://btnsiips.tioffs.info Email: btnsiips@tipoffs.info



Msg./WA + 62 813 8870 1117 Telp. + 62 21-5092882/3

The objective of the Company's WBS is to strengthen internal control mechanisms to support business growth, through:

- ☐ Early detection and prevention of irregularities or violations;
- ☐ To build an open, sincere, honest, and responsible work climate.



Signatories







BTN has joined national and international environmental and social sustainability communities.



Anti-Money Laundering



BTN strengthens aspects of corporate governance by enhancing policies, and implementing the awareness related to Anti-Money Laundering (APU) & Prevention of Terrorism Financing (PPT)

Governance Sustainability Highlight (2/2)





Compliance Management System



BTN obtained **ISO** Certification 37301:2021 on **Compliance Manage-ment System** in 30 December applied 2022 in the Compliance & Governance Division, which includes compliance, corporate governance, and money prevention laundering functions.



Anti Anti Corruption



BTN has an Anti
Corruption Program
and Forum consisted
of 96 Certified
Integrity Officer (CIO)
and 67 Anti
Correuption Instructor
(PAKSI) certification
across all units.



Anti Bribery



BTN implemented Anti Bribery Management System (ISO 37001:2016) in 16 areas: Credit Risk, Commercial Banking, Corporate Banking, MSME, 6 MSME restructured units, 4 Commercial Business Center (CBC), Credit Operations, and procurement.



Anti Fraud Sub Committee



BTN established an Anti Fraud Sub Committee to supervise and implement Anti Fraud Strategy



ESG Committee



BTN established **ESG Committee** to supervise and drive the implementation of ESG principles on the Bank's business.



ESG Principles



BTN integrated ESG principles to **76 internal polcies** ensure ESG principles are embedded to the Bank's operational and strategic framework.

Governance Sustainability Highlight



ACGS Rating

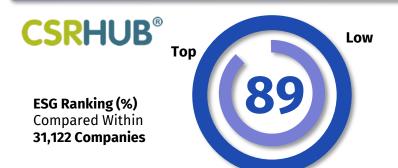


with **overall score** of

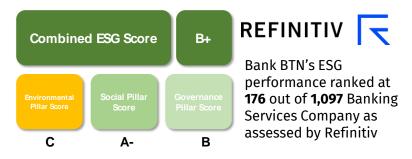
111.82

Top 3 Indonesia PLCs ASEAN Asset Class Threshold

CSR HUB



Refinitiv



MSCI ESG Rating

(as of Dec-24)

MSCI

BBB Average

A company with a mixed or unexceptional track record of managing the most significant ESG risks and opportunities relative to industry peers

Included in some ESG Indices



IDX LQ45

Low Carbon Leaders

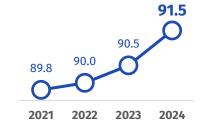
KEHATI

SRI Kehati Index

- 1. ESG Sector Leaders
- 2. ESG Quality 45

Corporate Governance Perception Index (CGPI)





with $\mbox{\bf overall}\mbox{\bf score}$ of

91.5

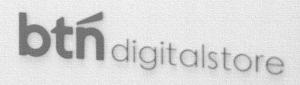
Category : "Most Trusted Company"



2025 – 2029 Aspiration







BTN has set a New Long-Term Aspiration for 2025 – 2029



2020 - 2024

To become the Best Mortgage Bank in Southeast Asia



Double low-cost funding

Transforming channel capabilities to become the transactional bank and growing FBI



Democratize housing

Delivering banking products to improve lives, financing in subsidized homes for mass segment, and building a new direct-to-consumer channel for mass affluent segment



Build one stop shop financial solution for consumer and housing-related businesses
Providing lending and investment solutions to triple non-mortgage portfolio and
double product holdings of emerging affluent customers



Become a digital innovator and home of Indonesia's best talents
Digitizing processes to build the most efficient operations and
developing top-notch talents



Build a high-quality portfolio and sustain low levels of NPL Leveraging technology to develop integrated and rigorous risk management processes to lower NPL in line with market sustainably

2025 – 2029 Leading Partner in Empowering the Financials of Indonesian Family

Become government's key partner in housing and financial inclusion



Provide the best customer experience through digital and financial integration



Enhance shareholder value through sustainable profitability growth



Become home to Indonesia's top talents



Implement better ESG practices and business innovations





Long-Term Goals 2020-2024's Achievement

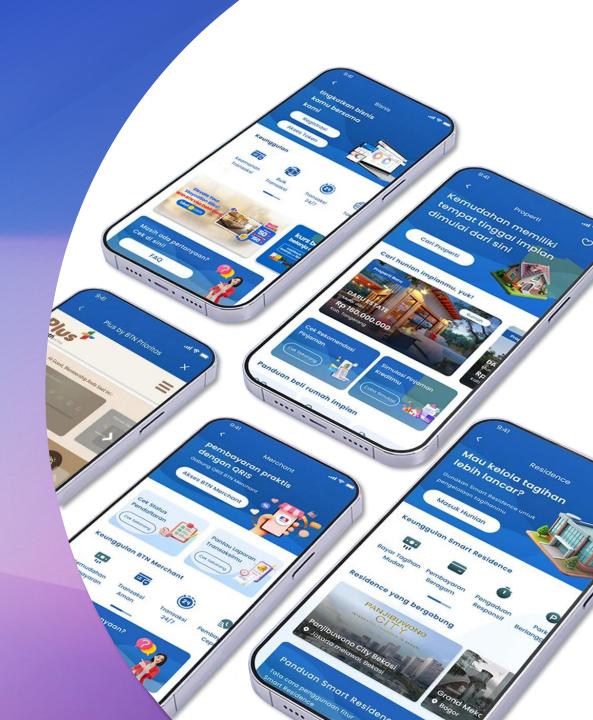


Main Goals	Objective in 2024	Progress and Achievement in 12M24
Double low-cost funding	 Enhancing transaction capabilities through Mobile Banking Increasing fee-based income portion to 12% Expanding non-traditional new funding sources 	 Introducing Bale by BTN, has acquired 2.2 Million users by Dec-24. BTN has launched a Digital Store (Digital Outlet) in Dec-24. Fee-based income portion reached 13.9% in FY24.
Democratize Housing	 Being an active partner for the government on subsidized mortgage scheme Total outstanding of ~IDR 150 Tn subsidized mortgages for mass segment Building new channels for emerging affluent segment 	 The potential of new subsidized mortgage scheme. The total disbursement of subsidized mortgage has reached IDR 24.9 Tn with 152,549 housing units across Indonesia with total outstanding of IDR 173.8 Tn as of Dec-24. Established 9 Sales Center as of Dec-24
Build one-stop financial solution for housing-related businesses	 Increasing the proportion of non-housing loans to housing loans to 20:80 Expanding high yield lending to new segments Upselling and cross-selling products 	 The portion of non-housing to housing loan as of Dec-24 is 15:85 High yield loan portion increased to 4.6% by Dec-24. Product holdings of the customers reached 2.9x as of Dec-24.
Become a digital innovator and home of best talents	 Digitizing lending and funding process as well as operational services Being a top-of-mind employer to top-notch talents 	 Opening account in Bale by BTN apps only takes 5 minutes. The proportion of employee in business units to operation units reached 65: 35 to increase productivity
Build high-quality portfolio and sustain low NPL	 Leveraging technology to develop integrated and rigorous risk management processes NPL in line with market sustainably below 3% 	 Centralized loan operation (CBC for commercial and RLPC for consumer) aiming to improve efficiency also implementing standardized parameters on loan application. Developed a model for Early Warning System (EWS) to prevent potential risks and financial distress



Appendix





BTN's Competitive Advantages as a Commercial Bank



3.0%

mortgage to GDP ratio, well below neighboring ASEAN countries 9.9 Mio

current housing needs in Indonesia **1.0 Mio**

New marriages per year, with additional projected 77 million of Indonesia's population will add to the middle-income segment by 2025

Indonesian Government
aims to increase the
quality of living
conditions of Indonesians



Serving the nation's housing needs for more than 48 years

BTN has been leading Indonesia's mortgage business since the first mortgage disbursement in Indonesia in 1976

~ **5.4 million** units of mortgages have been extended by BTN since 1976



~ 85% of BTN's portfolio is housing loans



Sustainable government support in terms of annual budget for housing subsidy and infrastructure development



Market leader and contributor to the economy

BTN is the main contributor to the national housing program as the largest absorber of the subsidized mortgage budget.



BTN's mortgages are still dominant in the **subsidized segment** (50% of BTN's total mortgage portfolio) and first time home buyers



~ 82% of the national Subsidized Mortgages market share and 39% of total mortgages market



Driving **185** economic subsectors through housing businesses.



Engagement with a wide range of housing stakeholders

Partnership with government/private and overseas institutions for various funding sources



>8000 developer partners with most being subsidized residential developers



Nurturing **new developers** through BTN's learning & advisory program >3000 notary offices have collaborated with BTN in

mortgages disbursement

BTN's Network and Distribution as of 12M24



Java	
Regional Office	5
Branch Offices	49
Sub-Branch Offices	375
Sharia Branch Offices	18
Sharia Sub-Branch Offices	52
ATM & CRM	1,403

Kalimantan	
Regional Office	1
Branch Offices	7
Sub-Branch Offices	32
Sharia Branch Offices	3
Sharia Sub-Branch Offices	3
ATM & CRM	131

Sulawesi	
Regional Office	1
Branch Offices	8
Sub-Branch Offices	30
Sharia Branch Offices	3
Sharia Sub-Branch Offices	2
ATM & CRM	130

Sumatera	
Regional Office	1
Branch Offices	11
Sub-Branch Offices	76
Sharia Branch Offices	10
Sharia Sub-Branch Offices	17
ATM & CRM	303

Bali dan Nusa Tenggara	
Regional Office	-
Branch Offices	4
Sub-Branch Offices	15
Sharia Branch Offices	1
Sharia Sub-Branch Offices	1
ATM & CRM	68

Maluku dan Papua	
Regional Office	-
Branch Offices	3
Sub-Branch Offices	8
Sharia Branch Offices	-
Sharia Sub-Branch Offices	2
ATM & CRM	35

National	FY24	FY23	FY22
Regional Office	8	6	6
Branch Offices	82	81	80
Sub-Branch Offices	536	541	539
Sharia Branch Offices	35	34	30
Sharia Sub-Branch Offices	75	75	74
Outlets	736	737	729
ATM and CRM	2,070	2,150	2,117

Overview and Market Perspective on BTN Activities



Current BTN Ratings From Various Rating Agencies

FitchRatings

As of October 2024

Outlook : Stable National Short-Term Rating : F1+ (idn) National Long-Term Rating : AA+ (idn) Senior Unsecured : AA+

Moody's

As of November 2024

: Stable Outlook Counterparty Risk Rating : Baa2/P-2 **Bank Deposits** : Baa2/P-2 Baseline Credit Assessment : ba1 Adj Baseline Credit Assessment : ba1 : Baa2 (cr)/P-Counterparty Risk Assessment

2(cr)

: Ba3 (hyb) Subordinate

PEFINDO

CREDIT RATING AGENCY

As of July 2024

Outlook : Stable **Corporate Rating** : F1+ (idn) National Long-Term Rating : AAA (idn) Senior Unsecured : AAA

Precedent of BTN Corporate Action



Total Proceeds of IDR 1.65 Tn through public portion of rights issue **Issued Public Shares:** 1,377,777,765



Oversubscribed by **1.6**X



BTN's Rights Issue was positively welcomed by investors

BBTN are included in some indices including **ESG** indices up to Dec 2024

LQ45

IDXFINANCE

IDX BUMN20

IDX30

IDX80

IDX Small-Mid Cap (IDX SMC) Composite

IDX Small-Mid Cap (IDX SMC) Liquid

IDX Growth30

MSCI Indonesia Small Cap

PEFINDO Prime Bank

PRIMBANK10

MBX

Kompas100

Infobank15

IDX Value30

Investor33

Tempo – IDX Financials52

SRI-KEHATI

IDX LQ45 Low Carbon Leaders

ESG Sector Leaders IDX Kehati

ESG Quality 45 IDX Kehati

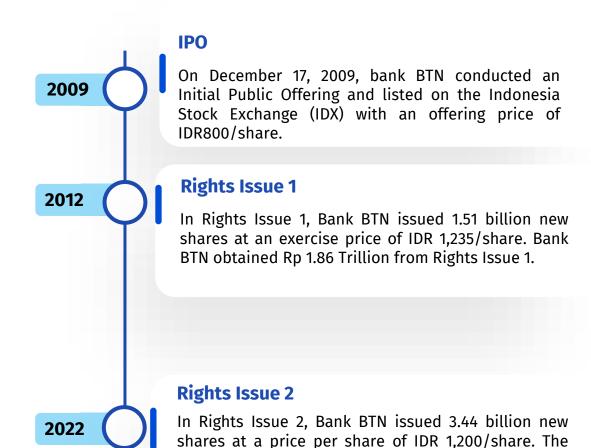
BBTN's Past Corporate Action and Shareholder Structure

Government of the Republic of Indonesia invested in

shares in the form of State Capital Participation amounting to IDR 2.48 Trillion. Bank BTN earned



(0.8%)

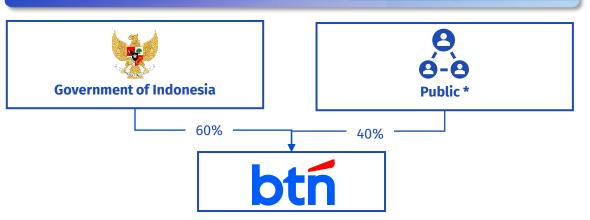


IDR4.13 trillion from Rights Issue 2.

Geographics of BBTN Ownership (as of Dec 2024)

(of total public Portion) **Region Asia Euro Region** 123.6 mn shares **America** 474.7 mn shares (2.2%)856.7 mn shares (8.5%)(15.3%)Indonesia 4,107 mn shares **British Territory** (73.2%) 0.7 mn shares (0.0%)**Australia** 45.1 mn shares

Shareholder Structure (as of Dec 2024)



^{*} Includes 0.01% share ownership by the Board of Commissioners and Directors

Board of Directors (1/2)

Experienced and Professional Management Team with Visionary Strategy





Nixon L.P. Napitupulu **President Director**

Served as Vice President Director and Director of Finance Planning and Treasury at PT Bank Tabungan Negara (Persero) Tbk



Oni Febriarto Rahardio Vice President Director

Served as Vice President Director at Perum Perumnas and Director of Commercial Banking at PT Bank Tabungan Negara (Persero) Tbk



Andi Nirwoto Director Information Technology

Served as General Manager of Operational Information Technology, and General Manager Solution and IT Security Division at PT Bank Negara Indonesia (Persero) Tbk



Elisabeth Novie Riswanti Director Assets Management

Served as Asset **Management Division** Head and Small and **Medium Lending Division** Head at PT Bank Tabungan Negara (Persero) Tbk



Jasmin **Director Distribution & Institutional Funding**

Served as SEVP of Consumer & Transaction and Regional CEO IV/JKT 2 at Bank Mandiri



Setiyo Wibowo Director Risk Management

Served as Consumer Credit Risk & Analytics **Group Head and Credit** Portfolio Risk Group Head at PT Bank Mandiri (Persero) Tbk

Board of Directors (2/2)

Experienced and Professional Management Team with Visionary Strategy





Hirwandi Gafar **Director Consumer**

Served as Subsidized Mortgage Lending Division **Head and Business** Development of Subsidized Mortgage Dept Head at Bank BTN



Nofry Rony Poetra Director Finance

Served as Treasury Division Head and Head of Regional Office I at Bank BTN



Eko Waluvo Director Human Capital, Compliance & Legal

Served as Human Capital **Management Division Head and Corporate** Secretary Division Head at Bank BTN



Hakim Putratama Director Operations & Customer Experience

Served as Head of International and Transaction Banking at BPD Jabar & Banten



Muhammad Igbal Director SME & Retail Funding

Served as Director of Institutional Banking PT Bank Negara Indonesia (Persero) Tbk

Board of Commissioners (1/2)





Chandra M. Hamzah **President Commissioner/** Independent

Currently a Partner at Assegaf Hamzah & Partners Law Firm. Previously President Commissioner of PT Perusahaan Listrik Negara (Persero) and Commissioner at Komisi Pemberantasan Korupsi.



Igbal Latanro Vice President Commissioner/Independent

Previously served as Commissioner at PT Bank Mandiri Taspen and Commissioner at PT Pemeringkat Efek Indonesia



Armand B. Arief Independent Commissioner

Currently serving as Independent Commissioner of PT Cardig Aero Services Tbk. Previously served as Independent Commissioner of PT Bank Royal Indonesia



Sentot A. Sentausa **Independent Commissioner**

Previously served as **President Commisioner** of Mandiri Inhealth, and **Director Distribution of** PT Bank Mandiri (Persero) Tbk



Andin Hadiyanto Commissioner

Currently serving as Head of the Education and Financial Training Agency (BPPK), Ministry of Finance and Acting President Director of **Educational Fund** Management Agency (LPDP).

Board of Commissioners (2/2)





Herry Trisaputra Zuna Commissioner

Currently serving as Road and Bridge Manager Principal Expert. Previously served as Director General of **Public Works and** Housing Infrastructure Financing, Ministry of Public Works and Public Housing.



Himawan Arief Sugoto Commissioner

Currently serving as Main Advisor to the Minister of Agrarian Affairs and Spatial Planning/Head of the **National Land Agency** for Land Economics.



Bambang Widjanarko Independent Commissioner

Served as Deputy Commissioner for Supervision of Government and Sharia Banks for the Financial Services Authority (OJK)



Adi Sulistyowati Independent **Commissioner**

Served as Vice President Director of PT Bank Negara Indonesia (Persero) Tbk and Service and Network Director of PT Bank Negara Indonesia (Persero) Tbk









Thank You

Investor Relations

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