

Nomor Surat	205/PE/FAL/V-16
Nama Emiten	PT Nusa Raya Cipta Tbk.
Kode Emiten	NRCA
Perihal	Penyampaian Laporan Keuangan Tahunan

Perseroan dengan ini menyampaikan laporan keuangan untuk Tahun Bulan yang berakhir pada 31/12/2015 dengan ikhtisar sebagai berikut :

Informasi mengenai anak perusahaan Perseroan sebagai berikut :

Nama	Kegiatan Usaha	Lokasi	Tahun Komersil	Status Operasi	Jumlah Aset	Satuan	Mata Uang	Persentase (%)
PT Sumbawa Raya Cipta	hotel	Jakarta	2000	tidak operasi	32.805.082			99.8

Dokumen ini merupakan dokumen resmi PT Nusa Raya Cipta Tbk. yang tidak memerlukan tanda tangan karena dihasilkan secara elektronik. PT Nusa Raya Cipta Tbk. bertanggung jawab penuh atas informasi tertera di dalam dokumen ini.

[1000000] General information

Informasi umum		General information	
31 December 2015			
Nama entitas	PT Nusa Raya Cipta Tbk.	Entity name	
Penjelasan perubahan nama dari akhir periode laporan sebelumnya		Explanation of change in name from the end of the preceding reporting period	
Kode entitas	NRCA	Entity code	
Nomor identifikasi entitas	AA651	Entity identification number	
Industri utama entitas	Umum / General	Entity main industry	
Sektor	6. Property, Real Estate And Building Construction	Sector	
Subsektor	62. Building Construction	Subsector	
Informasi pemegang saham pengendali	National Corporation	Controlling shareholder information	
Jenis entitas	Local Company - Indonesia Jurisdiction	Type of entity	
Jenis efek yang dicatatkan	Saham / Stock	Type of listed securities	
Jenis papan perdagangan tempat entitas tercatat	Utama / Main	Type of board on which the entity is listed	
Apakah merupakan laporan keuangan satu entitas atau suatu kelompok entitas	Entitas grup / Group entity	Whether the financial statements are of an individual entity or a group of entities	
Periode penyampaian laporan keuangan	Tahunan / Annual	Period of financial statements submissions	
Tanggal awal periode berjalan	January 01, 2015	Current period start date	
Tanggal akhir periode berjalan	December 31, 2015	Current period end date	
Tanggal akhir tahun sebelumnya	December 31, 2014	Prior year end date	
Tanggal awal periode sebelumnya	January 01, 2014	Prior period start date	
Tanggal akhir periode sebelumnya	December 31, 2014	Prior period end date	
Mata uang pelaporan	Rupiah / IDR	Description of presentation currency	
Kurs konversi pada tanggal pelaporan jika mata uang penyajian selain rupiah		Conversion rate at reporting date if presentation currency is other than rupiah	
Pembulatan yang digunakan dalam penyajian jumlah dalam laporan keuangan	Satuan Penuh / Full Amount	Level of rounding used in financial statements	
Jenis laporan atas laporan keuangan	Diaudit / Audited	Type of report on financial statements	
Jenis opini auditor	Wajar Tanpa Pengecualian / Unqualified	Type of auditor's opinion	
Hal yang diungkapkan dalam paragraf pendapat untuk penekanan atas suatu masalah atau paragraf penjelasan lainnya, jika ada		Matters disclosed in emphasis-of-matter or other-matter paragraph, if any	
Hasil penugasan review		Result of review engagement	
Tanggal laporan audit atau hasil laporan review	April 21, 2016	Date of auditor's opinion or result of review report	
Auditor tahun berjalan	Aryanto, Amir Jusuf, Mawar & Saptoto	Current year auditor	
Nama partner audit tahun berjalan	Didik Wahyudianto	Name of current year audit signing partner	
Lama tahun penugasan partner yang menandatangani		Number of years served as audit signing partner	
Auditor tahun sebelumnya	Aryanto, Amir Jusuf, Mawar & Saptoto	Prior year auditor	
Nama partner audit tahun sebelumnya	Didik Wahyudianto	Name of prior year audit signing partner	
Kepatuhan terhadap pemenuhan peraturan BAPEPAM LK VIII G 11 tentang tanggung jawab direksi atas laporan keuangan	Ya / Yes	Whether in compliance with BAPEPAM LK VIII G 11 rules concerning responsibilities of board of directors on financial statements	

Kepatuhan terhadap pemenuhan peraturan BAPEPAM LK VIII A dua tentang independensi akuntan yang memberikan jasa audit di pasar modal	Ya / Yes	Whether in compliance with BAPEPAM LK VIII A two rules concerning independence of accountant providing audit services in capital market
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[1210000] Statement of financial position presented using current and non-current - General Industry

Laporan posisi keuangan			Statement of financial position
Aset	<u>31 December 2015</u>	<u>31 December 2014</u>	Assets
Aset lancar			Current assets
Kas dan setara kas	338,182,545,046	276,841,255,822	Cash and cash equivalents
Aset keuangan lancar			Current financial assets
Aset keuangan lancar lainnya	34,628,176,707	9,122,955,172	Other current financial assets
Piutang usaha			Trade receivables
Piutang usaha pihak ketiga	360,201,370,655	366,744,449,905	Trade receivables third parties
Piutang usaha pihak berelasi	5,727,014,736	20,817,201,072	Trade receivables related parties
Piutang retensi			Retention receivables
Piutang retensi pihak ketiga	217,266,972,366	165,460,083,609	Retention receivables third parties
Piutang retensi pihak berelasi	31,066,448,973	52,187,308,750	Retention receivables related parties
Tagihan bruto pemberi kerja			Unbilled receivables
Tagihan bruto pemberi kerja pihak ketiga	453,417,983,722	190,490,716,362	Unbilled receivables third parties
Tagihan bruto pemberi kerja pihak berelasi	30,717,439,085	15,200,657,781	Unbilled receivables related parties
Biaya dibayar dimuka lancar	106,252,494	137,181,040	Current prepaid expenses
Uang muka lancar			Current advances
Uang muka lancar lainnya	30,211,304,074	232,021,503,380	Other current advances
Pajak dibayar dimuka lancar	485,737,800	0	Current prepaid taxes
Jumlah aset lancar	1,502,011,245,658	1,329,023,312,893	Total current assets
Aset tidak lancar			Non-current assets
Piutang dari pihak berelasi	7,059,211,756	1,394,729,825	Receivables from related parties
Investasi pada entitas anak, ventura bersama, dan entitas asosiasi			Investments in subsidiaries, joint ventures and associates
Investasi pada entitas ventura bersama	357,993,472,728	366,936,158,813	Investments in joint ventures
Investasi pada entitas asosiasi	892,117,944		Investments in associates
Aset keuangan tidak lancar			Non-current financial assets
Aset keuangan tidak lancar lainnya	1,492,966,751	1,420,518,101	Other non-current financial assets
Properti investasi	6,650,812,008	7,071,691,870	Investment properties
Aset tetap	118,991,557,861	138,861,633,285	Property, plant and equipment
Jumlah aset tidak lancar	493,080,139,048	515,684,731,894	Total non-current assets
Jumlah aset	1,995,091,384,706	1,844,708,044,787	Total assets
Liabilitas dan ekuitas			Liabilities and equity

Liabilitas			Liabilities
Liabilitas jangka pendek			Current liabilities
Utang usaha			Trade payables
Utang usaha pihak ketiga	372,372,518,496	324,840,480,279	Trade payables third parties
Utang lainnya			Other payables
Utang lainnya pihak ketiga	82,018,895,070	57,481,581,502	Other payables third parties
Uang muka pelanggan jangka pendek			Current advances from customers
Uang muka pelanggan jangka pendek pihak ketiga	322,066,353,269	353,466,905,712	Current advances from customers third parties
Uang muka pelanggan jangka pendek pihak berelasi	7,931,626,582	27,453,267,331	Current advances from customers related parties
Beban akrual jangka pendek	20,000,000		Current accrued expenses
Utang pajak	29,000,161,467	26,586,909,636	Taxes payable
Jumlah liabilitas jangka pendek	813,409,554,884	789,829,144,460	Total current liabilities
Liabilitas jangka panjang			Non-current liabilities
Utang pihak berelasi jangka panjang	38,408,748,125	26,435,446,010	Non-current due to related parties
Kewajiban imbalan pasca kerja jangka panjang	56,639,928,520	45,010,844,096	Long-term post-employment benefit obligations
Jumlah liabilitas jangka panjang	95,048,676,645	71,446,290,106	Total non-current liabilities
Jumlah liabilitas	908,458,231,529	861,275,434,566	Total liabilities
Ekuitas			Equity
Ekuitas yang diatribusikan kepada pemilik entitas induk			Equity attributable to equity owners of parent entity
Saham biasa	249,625,784,600	248,000,014,600	Common stocks
Tambahan modal disetor	337,001,006,554	321,556,191,554	Additional paid-in capital
Saham treasury	(30,109,175,159)		Treasury stocks
Saldo laba (akumulasi kerugian)			Retained earnings (deficit)
Saldo laba yang telah ditentukan penggunaannya	10,000,000,000	5,000,000,000	Appropriated retained earnings
Saldo laba yang belum ditentukan penggunaannya	520,115,471,572	408,876,337,290	Unappropriated retained earnings
Jumlah ekuitas yang diatribusikan kepada pemilik entitas induk	1,086,633,087,567	983,432,543,444	Total equity attributable to equity owners of parent entity
Kepentingan non-pengendali	65,610	66,777	Non-controlling interests
Jumlah ekuitas	1,086,633,153,177	983,432,610,221	Total equity
Jumlah liabilitas dan ekuitas	1,995,091,384,706	1,844,708,044,787	Total liabilities and equity

[1311000] Statement of profit or loss and other comprehensive income, OCI components presented net of tax, by function - General Industry

Laporan laba rugi dan penghasilan komprehensif lain	31 December 2015	31 December 2014	Statement of profit or loss and other comprehensive income
Penjualan dan pendapatan usaha	3,600,623,912,590	3,311,884,860,715	Sales and revenue
Beban pokok penjualan dan pendapatan	(3,276,361,965,139)	(3,010,290,190,778)	Cost of sales and revenue
Jumlah laba bruto	324,261,947,451	301,594,669,937	Total gross profit
Beban umum dan administrasi	(147,629,447,846)	(111,575,830,408)	General and administrative expenses
Beban keuangan	(94,182,901)	(25,534,925)	Finance costs
Bagian atas laba (rugi) entitas ventura bersama yang dicatat menggunakan metode ekuitas	112,341,654,010	176,311,595,124	Share of profit (loss) of joint ventures accounted for using equity method
Pendapatan lainnya	53,269,334,090	57,497,341,876	Other income
Beban lainnya	(43,479,026,014)	(42,135,349,143)	Other expenses
Jumlah laba (rugi) sebelum pajak penghasilan	298,670,278,790	381,666,892,461	Total profit (loss) before tax
Pendapatan (beban) pajak	(100,363,023,083)	(103,186,036,844)	Tax benefit (expenses)
Jumlah laba (rugi) dari operasi yang dilanjutkan	198,307,255,707	278,480,855,617	Total profit (loss) from continuing operations
Jumlah laba (rugi)	198,307,255,707	278,480,855,617	Total profit (loss)
Pendapatan komprehensif lainnya, setelah pajak			Other comprehensive income, after tax
Pendapatan komprehensif lainnya yang tidak akan direklasifikasi ke laba rugi, setelah pajak			Other comprehensive income that will not be reclassified to profit or loss, after tax
Pendapatan komprehensif lainnya atas pengukuran kembali kewajiban manfaat pasti, setelah pajak	(7,080,554,922)	(3,729,103,719)	Other comprehensive income for remeasurement of defined benefit obligation, after tax
Jumlah pendapatan komprehensif lainnya yang tidak akan direklasifikasi ke laba rugi, setelah pajak	(7,080,554,922)	(3,729,103,719)	Total other comprehensive income that will not be reclassified to profit or loss, after tax
Jumlah pendapatan komprehensif lainnya, setelah pajak	(7,080,554,922)	(3,729,103,719)	Total other comprehensive income, after tax
Jumlah laba rugi komprehensif	191,226,700,785	274,751,751,898	Total comprehensive income
Laba (rugi) yang dapat diatribusikan			Profit (loss) attributable to
Laba (rugi) yang dapat diatribusikan ke entitas induk	198,307,256,874	278,481,745,776	Profit (loss) attributable to parent entity
Laba (rugi) yang dapat diatribusikan ke kepentingan non-pengendali	(1,167)	(89,159)	Profit (loss) attributable to non-controlling interests
Laba rugi komprehensif yang dapat diatribusikan			Comprehensive income attributable to
Laba rugi komprehensif yang dapat diatribusikan ke entitas induk	191,226,701,952	274,752,642,057	Comprehensive income attributable to parent entity
Laba rugi komprehensif yang	(1,167)	(890,159)	Comprehensive income

dapat diatribusikan ke kepentingan non-pengendali			attributable to non-controlling interests
Laba (rugi) per saham			Earnings (loss) per share
Laba per saham dasar diatribusikan kepada pemilik entitas induk			Basic earnings per share attributable to equity owners of the parent entity
Laba (rugi) per saham dasar dari operasi yang dilanjutkan	80	112	Basic earnings (loss) per share from continuing operations
Laba (rugi) per saham dilusian			Diluted earnings (loss) per share
Laba (rugi) per saham dilusian dari operasi yang dilanjutkan	80	112	Diluted earnings (loss) per share from continuing operations

[1410000] Statement of changes in equity - General Industry - Current Year

31 December 2015

Laporan perubahan ekuitas

Statement of changes in equity

	<u>Saham biasa</u>	<u>Tambahan modal disetor</u>	<u>Saham treasuri</u>	<u>Saldo laba yang telah ditentukan penggunaannya</u>	<u>Saldo laba yang belum ditentukan penggunaannya</u>	<u>Ekuitas yang dapat diatribusikan kepada entitas induk</u>	<u>Kepentingan non-pengendali</u>	<u>Ekuitas</u>	
	<u>Common stocks</u>	<u>Additional paid-in capital</u>	<u>Treasury stocks</u>	<u>Appropriated retained earnings</u>	<u>Unappropriated retained earnings</u>	<u>Equity attributable to parent entity</u>	<u>Non-controlling interests</u>	<u>Equity</u>	<u>Equity position</u>
Posisi ekuitas									
Saldo awal periode sebelum penyajian kembali	248,000,014,600	321,556,191,554		5,000,000,000	408,876,337,290	983,432,543,444	66,777	983,432,610,221	Balance before restatement at beginning of period
Posisi ekuitas, awal periode	248,000,014,600	321,556,191,554		5,000,000,000	408,876,337,290	983,432,543,444	66,777	983,432,610,221	Equity position, beginning of the period
Laba (rugi)					198,307,256,874	198,307,256,874	(1,167)	198,307,255,707	Profit (loss)
Pendapatan komprehensif lainnya					(7,080,554,922)	(7,080,554,922)		(7,080,554,922)	Other comprehensive income
Pembentukan cadangan umum				5,000,000,000	(5,000,000,000)				Allocation for general reserves
Distribusi dividen kas					(74,987,567,670)	(74,987,567,670)		(74,987,567,670)	Distributions of cash dividends
Penerbitan saham biasa	1,625,770,000	15,444,815,000				17,070,585,000		17,070,585,000	Issuance of common stocks
Kenaikan (penurunan) ekuitas melalui transaksi saham treasuri			(30,109,175,159)			(30,109,175,159)		(30,109,175,159)	Increase (decrease) in equity through treasury stock transactions
Posisi ekuitas, akhir periode	249,625,784,600	337,001,006,554	(30,109,175,159)	10,000,000,000	520,115,471,572	1,086,633,087,567	65,610	1,086,633,153,177	Equity position, end of the period

[1410000] Statement of changes in equity - General Industry - Prior Year

31 December 2014

Laporan perubahan ekuitas

Statement of changes in equity

	<u>Saham biasa</u>	<u>Tambahan modal disetor</u>	<u>Saldo laba yang telah ditentukan penggunaannya</u>	<u>Saldo laba yang belum ditentukan penggunaannya</u>	<u>Ekuitas yang dapat diatribusikan kepada entitas induk</u>	<u>Kepentingan non-pengendali</u>	<u>Ekuitas</u>	
	<u>Common stocks</u>	<u>Additional paid-in capital</u>	<u>Appropriated retained earnings</u>	<u>Unappropriated retained earnings</u>	<u>Equity attributable to parent entity</u>	<u>Non-controlling interests</u>	<u>Equity</u>	
Posisi ekuitas								Equity position
Posisi ekuitas, awal periode	248,000,000,000	321,556,052,854		208,563,699,041	778,119,751,895	956,936	778,120,708,831	Equity position, beginning of the period
Laba (rugi)				278,481,745,776	278,481,745,776	(890,159)	278,480,855,617	Profit (loss)
Pendapatan komprehensif lainnya				(3,729,103,719)	(3,729,103,719)		(3,729,103,719)	Other comprehensive income
Pembentukan cadangan umum			5,000,000,000	(5,000,000,000)				Allocation for general reserves
Distribusi dividen kas				(69,440,003,808)	(69,440,003,808)		(69,440,003,808)	Distributions of cash dividends
Penerbitan saham biasa	14,600	138,700			153,300		153,300	Issuance of common stocks
Posisi ekuitas, akhir periode	248,000,014,600	321,556,191,554	5,000,000,000	408,876,337,290	983,432,543,444	66,777	983,432,610,221	Equity position, end of the period

[1510000] Statement of cash flows, direct method - General Industry

Laporan arus kas

Statement of cash flows

	31 December 2015	31 December 2014	
Arus kas dari aktivitas operasi			Cash flows from operating activities
Penerimaan kas dari aktivitas operasi			Cash receipts from operating activities
Penerimaan dari pelanggan	3,349,231,732,567	3,360,119,290,005	Receipts from customers
Pembayaran kas dari aktivitas operasi			Cash payments from operating activities
Pembayaran kepada pemasok atas barang dan jasa	(3,017,490,074,070)	(3,160,945,987,309)	Payments to suppliers for goods and services
Pembayaran kas lainnya untuk beban operasi	(138,383,600,484)	(92,165,504,565)	Other cash payments for operating activities
Kas diperoleh dari (digunakan untuk) operasi	193,358,058,013	107,007,798,131	Cash generated from (used in) operations
Penerimaan bunga dari aktivitas operasi	15,283,560,937	14,496,632,404	Interests received from operating activities
Pembayaran bunga dari aktivitas operasi	(94,182,901)	(25,534,925)	Interests paid from operating activities
Penerimaan pengembalian (pembayaran) pajak penghasilan dari aktivitas operasi	(100,363,023,083)	(103,186,036,844)	Income taxes refunded (paid) from operating activities
Jumlah arus kas bersih yang diperoleh dari (digunakan untuk) aktivitas operasi	108,184,412,966	18,292,858,766	Total net cash flows received from (used in) operating activities
Arus kas dari aktivitas investasi			Cash flows from investing activities
Penerimaan dari penjualan properti investasi		1,264,170,559	Proceeds from disposal of investment properties
Penerimaan dari penjualan aset tetap	139,863,637	725,409,909	Proceeds from disposal of property, plant and equipment
Pembayaran untuk perolehan aset tetap	(57,780,447,548)	(29,819,971,333)	Payments for acquisition of property, plant and equipment
Pencairan (penempatan) investasi jangka pendek	(22,270,228,440)	27,851,420,364	Withdrawal (placement) of short-term investments
Penerimaan dari pelepasan kepemilikan pada entitas ventura bersama	124,500,000,000	7,000,000,000	Proceeds from sales of interests in joint ventures
Penerimaan (pengeluaran) kas lainnya dari aktivitas investasi	(892,117,944)		Other cash inflows (outflows) from investing activities
Jumlah arus kas bersih yang diperoleh dari (digunakan untuk) aktivitas investasi	43,697,069,705	7,021,029,499	Total net cash flows received from (used in) investing activities
Arus kas dari aktivitas pendanaan			Cash flows from financing activities
Penerimaan dari penerbitan obligasi konversi	1,625,770,000	14,600	Proceeds from convertible bonds issuance
Penerimaan utang pihak berelasi	16,016,465,681		Proceeds from due to related parties
Pembayaran utang pihak berelasi	(4,064,668,056)		Payments of due to related parties
Penerimaan dari penjualan (pembelian) saham treasury	(29,141,894,960)		Proceeds from sales (purchases) of treasury stocks

Pembayaran dividen dari aktivitas pendanaan	(74,987,567,670)	(69,440,003,808)	Dividends paid from financing activities
Jumlah arus kas bersih yang diperoleh dari (digunakan untuk) aktivitas pendanaan	(90,551,895,005)	(69,439,989,208)	Total net cash flows received from (used in) financing activities
Jumlah kenaikan (penurunan) bersih kas dan setara kas	61,329,587,666	(44,126,100,943)	Total net increase (decrease) in cash and cash equivalents
Kas dan setara kas arus kas, awal periode	276,841,255,822	320,470,838,716	Cash and cash equivalents cash flows, beginning of the period
Efek perubahan nilai kurs pada kas dan setara kas	11,701,558	496,518,049	Effect of exchange rate changes on cash and cash equivalents
Kas dan setara kas arus kas, akhir periode	338,182,545,046	276,841,255,822	Cash and cash equivalents cash flows, end of the period