

Number : KSEI-4975/DIR/0726
Attachment : -
Letter Classification : General

July 14, 2026

To: Board of Directors of Account Holders

Indonesia Central Securities Depository (KSEI)

Re: Registration of PT Nusa Sentosa Indonesia Shelf-Registration Musharaka Sharia Securities Crowdfunding Phase IV ("SCFS") Year 2026 at KSEI

Dear Sir/Madam,

We hereby inform you that the following Shelf-Registration Musharaka Sharia Securities Crowdfunding ("SCFS") has been registered in the Collective Custody of the Indonesia Central Securities Depository (KSEI) with the following details:

Issuer Name	:	PT Nusa Sentosa Indonesia
Securities Code	:	NSIN01X4SCFS
ISIN Code	:	IDZ000081001
Securities Name	:	PT Nusa Sentosa Indonesia Shelf-Registration Musharaka Sharia Securities Crowdfunding Phase IV Year 2026
Profit-Sharing Rate	:	14% p.a (Fixed)
Profit-Sharing Period	:	Actual/Actual
Book Entry Unit	:	Rp100,000
SCFS Offering Period at Arranger	:	June 20 – 28, 2026
Fully Funded Date	:	June 28, 2026
Electronic Distribution Date	:	July 15, 2026
First Profit-Sharing Payment Date	:	June 15, 2027
Maturity Date	:	June 15, 2027
Profit-Sharing Payment Frequency	:	On Maturity Date
Tenure	:	11 Months
Principal Amount	:	Rp4,700,000,000
Arranger	:	PT LBS Urun Dana

<NRF/Pendaftaran SCFS> | Halaman 1/2

As part of our commitment to Good Corporate Governance, KSEI has implemented an Anti-Bribery Management System applicable to all KSEI personnel. If you become aware of any violations related to this matter, please report them through KSEI's official email address for reporting violations at lapor@kseiwbs.co.id.

SCFS profit-sharing payments are not processed through KSEI as the issuance period does not exceed one (1) year.

The SCFS complies with Financial Services Authority Regulation (POJK) Number 17 of 2025 on Securities Offering through Information Technology-based Crowdfunding. Accordingly, the Issuer, Arranger, and other involved parties are responsible for ensuring that the SCF issuance complies with all applicable laws and regulations.

KSEI is a Depository and Settlement Institution responsible for the safekeeping and recording of ownership of Securities issued by the Securities Issuer. In this regard, KSEI is not responsible for the compliance of the SCFS issuance with laws and regulations, including the fulfillment of all rights of Securities Holders by the Securities Issuer as stated in the issuance documents.

For further information, please contact our Securities Management Unit at 5299-1143 or via email at pe@ksei.co.id.

Thank you for your kind attention and cooperation.

Sincerely yours,

Egy Essiqy

Director of Settlement, Custodian Services,
and Surveillance

Yulia Purnama Sari

Head of Custodian Services Division

CC:

1. Chief Executive of Capital Market, Financial Derivatives, and Carbon Exchange Supervision – Financial Services Authority (OJK);
2. Head of the Directorate of Securities Companies Supervision 2 and Securities Crowdfunding Services;
3. PT Nusa Sentosa Indonesia; and
4. PT LBS Urun Dana.