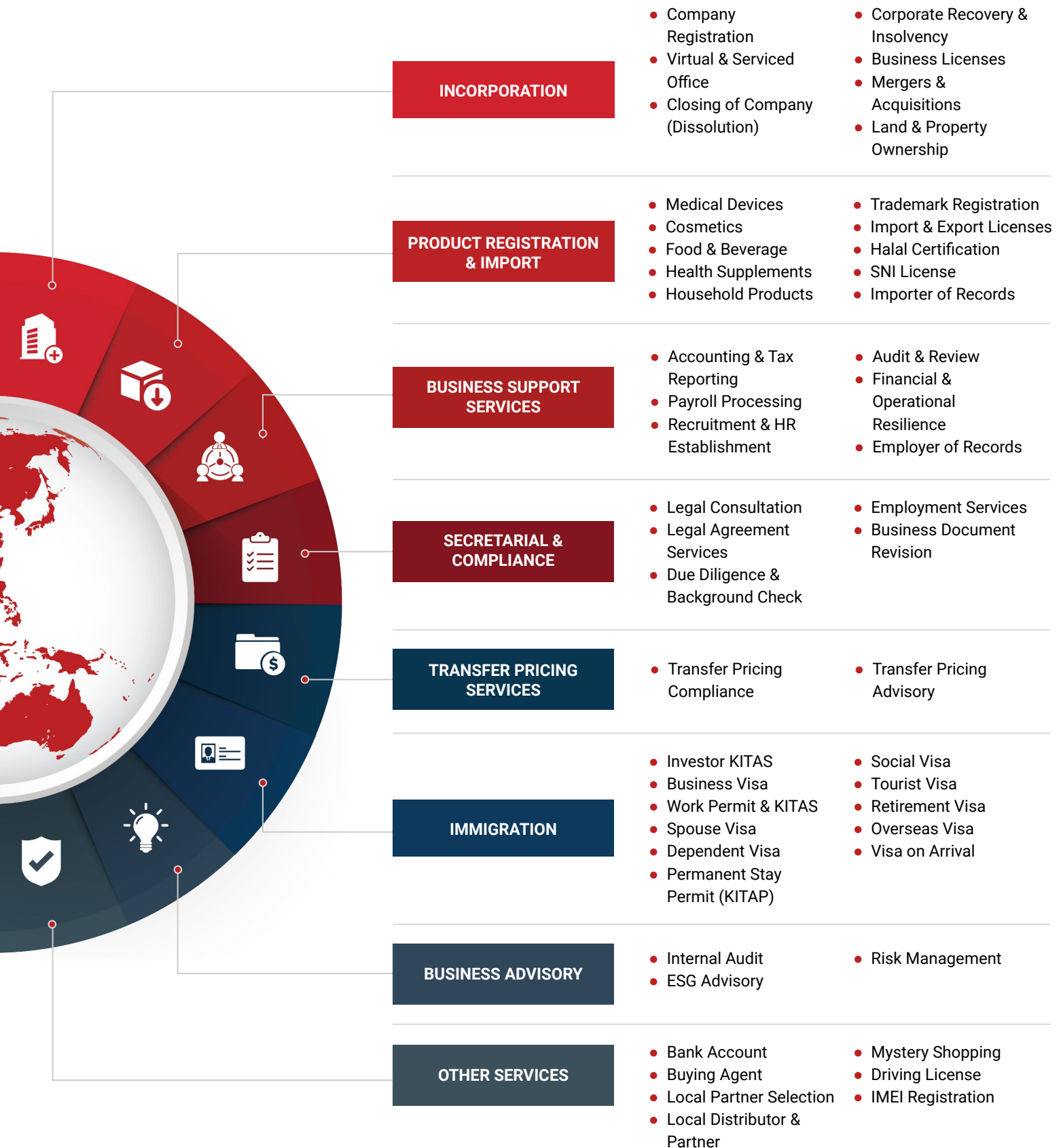


LAND TITLES AVAILABLE IN INDONESIA

Land Title	English Translation	Regulation	Duration	Eligibility
Hak Milik	Freehold	<ul style="list-style-type: none"> • Law No. 5/1960 concerning Basic Agrarian Regulations • Government Regulation No. 18/2021 	Indefinite	Indonesian citizens only
Hak Guna Bangunan (HGB)	Right to construct or own buildings on the land	<ul style="list-style-type: none"> • Law No. 5/1960 concerning Basic Agrarian Regulations • Government Regulation No. 18/2021 	30 years + extendable 20 years + renewable 30 years = a total of 80 years	<ul style="list-style-type: none"> • Indonesian citizens • Legal entities established in Indonesia <p>Can be issued on top of:</p> <ol style="list-style-type: none"> 1. State Land 2. Land Management Right 3. Freehold Right
Hak Guna Usaha (HGU)	Right to cultivate	<ul style="list-style-type: none"> • Law No. 5/1960 concerning Basic Agrarian Regulations • Government Regulation No. 18/2021 • Minister of Agrarian Affairs and Spatial Planning Regulation No. 7/2017 	35 years + extendable 25 years + renewable 35 years = a total of 95 years	<ul style="list-style-type: none"> • Indonesian citizens • Legal entities established in Indonesia
Hak Pakai Dengan Jangka Waktu	Right to use within a time period	<ul style="list-style-type: none"> • Law No. 5/1960 concerning Basic Agrarian Regulations • Government Regulation No. 18/2021 • Minister of Agrarian Affairs and Spatial Planning Regulation No. 29/2016 	<p>The right issued on top of State Land and Land Management Right: 30 years + extendable 20 years + renewable 30 years = a total of 80 years</p> <p>The right issued on top of Freehold Right: 30 years + extendable (the maximum period does not define)</p>	<ul style="list-style-type: none"> • Indonesian citizens • Foreign citizens with KITAS/KITAP • Legal entities established in Indonesia • Religious and social-based agencies • Foreign Legal Entities

Hak Pakai Selama Dipergunakan	Right to use as long as utilized	Government Regulation No. 18/2021	Indefinite	<ul style="list-style-type: none"> Central Government agencies Local Government Village Government Foreign country Representative International Organization Representative
Hak Pengelolaan	Right to manage	Government Regulation No. 18/2021	Indefinite	<ul style="list-style-type: none"> Central Government agencies Local Government State-Owned Enterprise/Local-Owned Enterprise Land Bank Agency Legal Entity appointed by Central Government
Hak Sewa	Right to lease	<ul style="list-style-type: none"> Law No. 5/1960 concerning Basic Agrarian Regulations Supreme Court Decision No. 2785/K/Pdt/2011 	30 years + extendable 20 years + renewable 30 years = a total of 80 years	<ul style="list-style-type: none"> Indonesian citizens Foreign citizens with KITAS/KITAP Legal entities established in Indonesia
Hak Pakai Atas Satuan Rumah Susun	Right of use over condominium	<ul style="list-style-type: none"> Law No. 20/2011 concerning Condominium Minister of Agrarian Affairs and Spatial Planning Regulation No. 29/2016 	30 years (or years left based on the land title on which the condominium was established on) + extendable 20 years + renewable 30 years = a total of 80 years	<ul style="list-style-type: none"> Indonesian citizens Foreign citizens with KITAS/KITAP Legal entities established in Indonesia Representatives of foreign legal entities Representatives of foreign countries and international agencies
Hak Milik Atas Satuan Rumah Susun	Right of ownership over condominium	<ul style="list-style-type: none"> Law No. 11/2020 concerning Job Creation Law No. 20/2011 concerning Condominium Government Regulation No. 18/2021 	Follows the term stated in the land certificate of the developer	<ul style="list-style-type: none"> Central Government Agencies Local Government Agencies

InCorp Indonesia's Overview of Services



Contact Us

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