



@pandahos indonesia

0811-8080-169

WWW.PANDAHOS.COM

DISCLAIMER:

All images and dimensions in this brochure are for illustration purposes only and intended for marketing use. The final development is targeted to closely match the visuals shown; however, actual conditions during construction may lead to unforeseen adjustments. Furniture shown in the images is for suggestion only and is not included in the listed price.

# POLONIA HOS



THE LUXURY OF LIVING STARTS HERE

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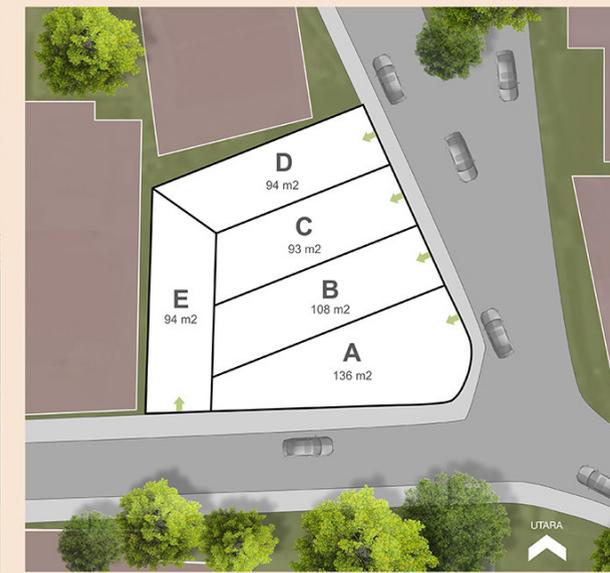


DEVELOPER:



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1st FLOOR



2nd FLOOR



3rd FLOOR



**FLOOR PLAN (UNIT BCDE)**

150 m<sup>2</sup> Building Area

4+1 Bedroom, 1 Kitchen, 1 Living, 1 Balcony,  
3+1 Bath, 2 Carport, 1 Backyard, 2 Terrace,  
1 Service area

**POLONIA  
HOS**

Polonia Hos is a prestigious residential cluster by Pandahos, strategically located in **East Jakarta**. This exclusive development offers unparalleled connectivity — just minutes away from Halim Airport, the Whoosh High-Speed Rail Station, MT Haryono, Casablanca Road, and the Jakarta Inner Ring Toll. Essential amenities such as top schools and shopping centers are within a convenient 5-minute drive.

Designed as a premium home for modern families, Polonia Hos features **4+1 bedrooms** and a spacious living and dining area, ideal for larger households. Built with high-quality materials, each unit also includes a private backyard garden, ensuring natural light and ventilation for a fresh, healthy lifestyle indoors.

Strategic Access Points:

- ✓ 850 m to Padel Episode (3 minutes)
- ✓ 1.2 km to Tol Dalam Kota (3 minutes)
- ✓ 2.2 km to LRT Cawang Station (7 minutes)
- ✓ 2.4 km from Premier Jatinegara Hospital (8 minutes)
- ✓ 3.5 km to WHOOSH Station (12 minutes)
- ✓ 5.8 km to Kota Kasablanka Mall (16 minutes)

Pandahos partners with Bank Syariah Indonesia (BSI) and Bank Mandiri to provide KPR options. We also support flexible financing through other banks or installment-based cash payment schemes.

**Foundation & Structure**

Footplate foundation, reinforced concrete beams and columns

**Walls**

Lightweight brick with weathershield paint finish, homogenous tiles, mozaic tiles, textured wall finishes, lava stone

**Piping System**

Air conditioner (inverter), water heater

**Flooring**

80x80 cm homogenous tiles, wooden deck, andesite stone

**Ceiling**

Gypsum, aluminum insulation, track lights, downlights, and spotlights

**Roof**

uPVC roof, light steel structure, concrete deck

**Kitchen Set**

Solid surface (ex. Quadra), sink and faucet

**Doors and Windows**

Aluminum frames, engineered wood with HPL finish, 6 mm glass, tempered glass

**Clean Water and Electricity**

1000 L Water tank, jet pump, water pressure pump, PLN 7700 VA

**Drainage System**

Control chamber, septic tank (ex. biotank)

**Sanitary Fixtures**

TOTO toilet and wastafel, hot & cold shower



UTARA



# POLONIA HOS

Jl. Cipinang Cempedak III, Jatinegara, Jakarta Timur  
 ~ ketik "Polonia Hos" pada Google Maps.

**School**  
 Kids Republic School  
 Kidea Preschool  
 BPK Penabur  
 SMAN 8

**Public Transport**  
 LRT Cawang  
 Whoosh  
 Tol Bypass, Becakayu  
 Halim Airport

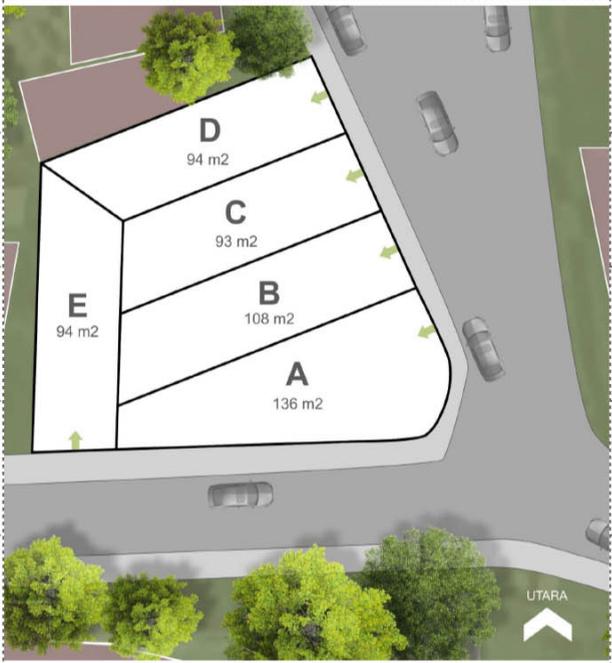
**Shopping/Lifestyle**  
 Mall Kota Kasablanka  
 Mall Cipinang Indah  
 Padel Episode

**Hospital**  
 RSPON Mahar Mardjono  
 RS Hermina Jatinegara  
 RS Premier Jatinegara  
 RS Eka MT Haryono

**POLONIA**  
**HOS** 

PRICELIST UNIT 4+1 BEDROOM

<b>UNIT:</b>	<b>INDENT</b>
PRICE LIST Date:	Feb 2026

UNIT	LB	LT	PRE-LAUNCH PRICE	
	<b>A</b>	<b>165</b>	<b>136</b>	<b>Rp 3,650,000,000</b>
	B	165	108	SOLD
	C	165	93	SOLD
	D	165	94	SOLD
	E	<b>165</b>	<b>94</b>	<b>Rp 2,989,000,000</b>