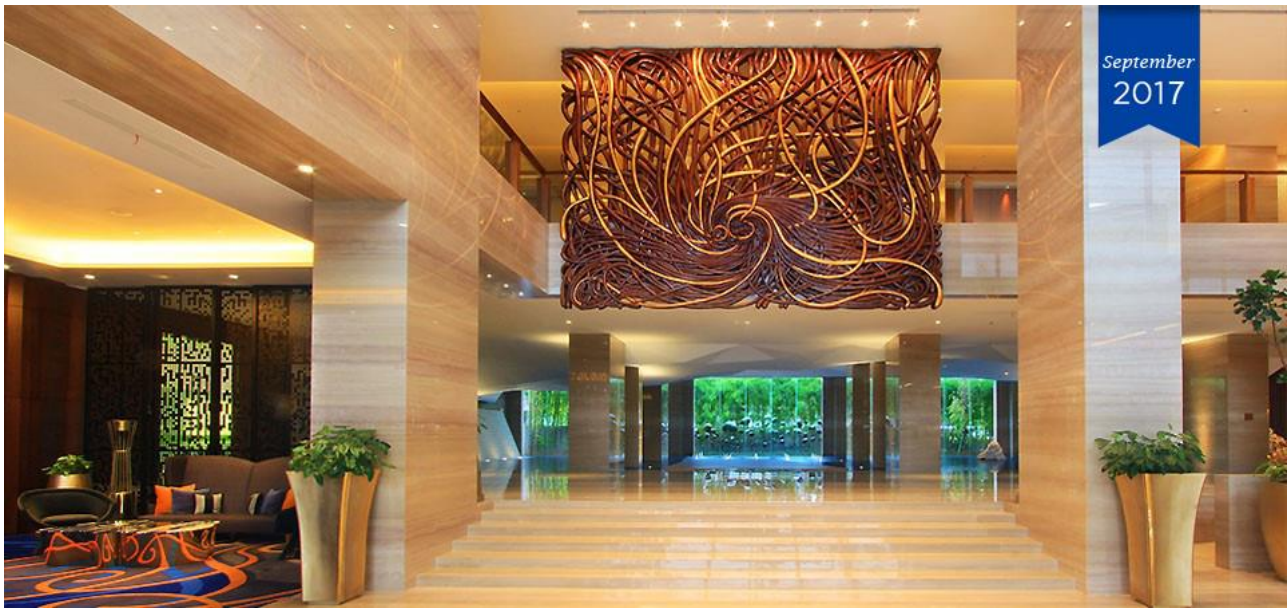


# THE PAKUBUWONO HOUSE INSIDE



## RSM NOTE

Dear Residents,

A very warm welcome to The Pakuwono House Apartment! We value that you have chosen to stay with us and will do our utmost to ensure that your overall experience is most comfortable.

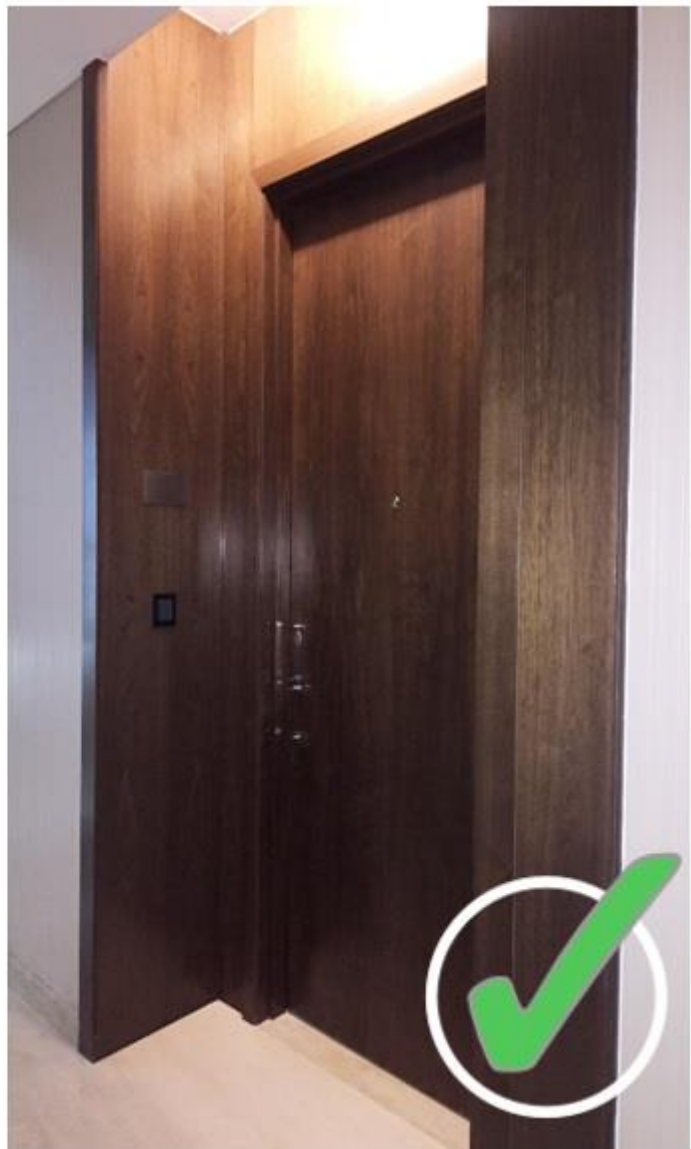
Your personal satisfaction at The Pakuwono House is our foremost priority. If there is anything we can do to make your stay more enjoyable, do not hesitate to contact our Tenant Relation Officer. We wish you an enjoyable stay!

Sincerely,

Samantha Putri  
Residence Service Manager

# REGULATION

## 12. UNIT RENOVATIONS



No Structural additions, alterations, improvements, relocations, or any other work in unit shall be permitted without the written approval by the Building Management. Prior to commencement of any work in the unit, the unit owner must submit the supporting renovation plans and fulfill all the requirements.

12.1 Residents may not paint, decorate, or change the exterior decoration and adornments of the building. Any change, addition or deletion of any part of the exterior of the unit is not allowed.

12.2 Residents are not allowed to change the existing lock set of their main and back doors. They may, however, add a second lock set with the same color as the existing one and peephole/eyehole.

12.3 The color of the exterior side of the main and back doors must be maintained to preserve the uniformity of those doors of all units.

# INFORMATION

## GENERAL BY LAWS FOR THE USE OF THE CLUB

### GUEST ENTERANCE FEE

The Club and Facilities are available for Residents use only. Any visitor who wants to use any of the facilities will be charged per person and the amount of charges will be determined and fixed by the Building Management.



These charges will be billed to the residents account as part of monthly billing subject to confirmation in writing by the Residents prior to use of the facilities. The Visitors who intend to use the facilities must be accompanied by the respective Residents at all times.

### RECREATION ROOM

- Smoking and food are not allowed inside the recreation room. Only beverages shall be permitted.
- Residents who wish to loan books will have follow these rules:
  1. Only 3 (three) books at any given time to be taken outside of the library as a loan a maximum of 7 calendar days including public holidays at no charge.
  2. The books must be returned in the same condition. Any damage or alteration either intentionally or not by the borrowers will be evaluated by our staff and the borrowers will be charged.
  3. Any loss books and late return will be charged a penalty determined and fixed by the Building Management.
  4. Adults should accompany children below 10 years of age to loan a book.
  5. Magazines can be read in the recreation room only.
  6. Books must be scanned before leaving recreation room.

# SPORT ACTIVITIES INFORMATION



With an ignite personal trainer, we will help you find the exercise programs that works best for you.

How many times per week or month do you want to meet your personal trainer, and for how long? Our programs offer the guidance you need delivering the goals you want.

Ask us for details, what are you waiting for? Contact our Tenant Relation Officer at Extension 300 to get started.

## **Gym, Yoga and Pilates Personal Trainer**

	√	4 Session	√	8 Session	√	12 Session
Gym				IDR 2.200.000		IDR 3.300.000
Yoga		IDR 1.200.000		IDR 2.400.000		IDR 3.600.000
Pilates		IDR 1.500.000		IDR 3.000.000		IDR 4.500.000

## **Swim Lesson**

REGULAR CLASS (Friday and Saturday)	4 Persons (Beginner), 4 - 8 Persons (Intermediate)	Once a Week	IDR 400.000	Friday : 16.00 - 17.00, 17.00 - 18.00 Saturday : 09.00 - 10.00, 10.00 - 11.00, 11.00 - 12.00
		Twice a Week	IDR 750.000	
PRIVATE CLASS	4 Sessions	1 Person	IDR 1.200.000	PRIVATE SCHEDULE BASED ON APPOINTMENT
		2 Persons	IDR 1.800.000	
		3 Persons	IDR 2.400.000	
WATER CLASS	4 Sessions	1 Person	IDR 1.400.000	
		2 Persons	IDR 2.000.000	



# EVENT

## 72<sup>nd</sup> Independence Day at THE PAKUBUWONO HOUSE



# PROMOTION

## FUNCTION ROOM & CHEF ROOM

### FUNCTION ROOM

For all your business and event purposes, The Pakubuwono House Function Room is certainly able to accommodate your needs.



From a private meeting, to conferences, birthday parties, or your perfect wedding, we are certainly be here to help create your inquiry.

Complement your meeting by selecting just the right venue for your agenda and group size. Browse through our offerings, then contact Tenant Relation Officer to reserve the room that meets your needs.

The Function Room venue include:

- Complimentary Wireless Broadband Internet Access
- LCD and Screen Projector (On Request Chargeable)
- Portable Sound System (On Request Chargeable)
- Wireless Delegate Microphones (On Request Chargeable)
- In-House Catering Services by Aprez Cafe

### CHEF ROOM

Chef Room at The Pakubuwono House is occupying 129 sqm and can accommodate up to 40 people.



It is a unique cooking workshop in elegant style and with open kitchen, built-in kitchen facilities, Complimentary Wi-Fi, Wine Chiller, Refrigerator, 4 Modern Oven, Coffee Maker and Electric Stove by Dietrich. It's always been a perfect place hosting cooking classes, brand events, private parties, and more.

## STORAGE AVAILABLE FOR LEASE



Building Management provides 5 (five) storages in each residential floor available for rent, on a first come first served basis.

For availability, rules, and charges, please contact Tenant Relations.

*(PROMOTION 50% DISC UNTIL DECEMBER 2017)*

# INFORMATION

## Non – Toxic Home Cleaning

The cost of these commercial, chemical. Chemical-based products can be high, long term health concern for the family, and environmental pollution caused by their manufacture and disposal.



For many home-cleaning chores, you can make your own cleaning products using the formulas listed below.

There are many inexpensive, easy-to-use natural alternatives which can safely be used in place of commercial household products. Here is a list of common, environmentally safe products which can be used alone or in combination for a wealth of household applications.

- Baking Soda - cleans, deodorizes, softens water, scours.
- Soap - unscented soap in liquid form, flakes, powders or bars is biodegradable and will clean just about anything. Avoid using soaps which contain petroleum distillates.
- Lemon - one of the strongest food-acids, effective against most household bacteria.
- Borax - (sodium borate) cleans, deodorizes, disinfects, softens water, and cleans wallpaper, painted walls and floors.
- White Vinegar - cuts grease, removes mildew, odors, some stains and wax build-up.
- Washing Soda - or SAL Soda is sodium carbonate dehydrate, a mineral. Washing soda cuts grease, removes stains, softens water, cleans wall, tiles, sinks and tubs. Use care, as washing soda can irritate mucous membranes. Do not use on aluminum.
- Isopropyl Alcohol - is an excellent disinfectant. (It has been suggested to replace this with ethanol or 100 proof alcohol in solution with water. There is some indication that isopropyl alcohol buildup contributes to illness in the body. See <http://drclark.ch/g>)
- Cornstarch - can be used to clean windows, polish furniture, shampoo carpets and rugs.
- Citrus Solvent - cleans paint brushes, oil and grease, some stains. (Citrus solvent may cause skin, lung or eye irritations for people with multiple chemical sensitivities.)

Here are some formulas for safe, alternative home care products:

**Air Freshener:** Commercial air fresheners mask smells and coat nasal passages to diminish the sense of smell.



- Baking soda or vinegar with lemon juice in small dishes absorbs odors around the house.
- Having houseplants helps reduce odors in the home.
- Prevent cooking odors by simmering vinegar (1 tbsp in 1 cup water) on the stove while cooking. To get such smells as fish and onion off utensils and cutting boards, wipe them with vinegar and wash in soapy water.
- Keep fresh coffee grounds on the counter.
- Grind up a slice of lemon in the garbage disposal.
- Simmer water and cinnamon or other spices on stove.
- Place bowls of fragrant dried herbs and flowers in room.

**Bathroom mold:** Mold in bathroom tile grout is a common problem and can be a health concern.

Mix one part hydrogen peroxide (3%) with two parts water in a spray bottle and spray on areas with mold. Wait at least one hour before rinsing or using shower.

# TOURIST DESTINATION

## Kunstkring Art Gallery

The **Kunstkring Art Gallery** (Indonesian: *Galeri Seni Kunstkring*) is a heritage building located in [Central Jakarta](#). Built in 1914, following the design of Dutch architect [P.A.J. Moojen](#), it originally housed the local art circle. After several changes of use, in 2011 the building has been restored, with the upper floor used as an art gallery while the ground floor has been converted into a restaurant.

The Kunstkring is the second building designed by [P.A.J. Moojen](#) in Jakarta. It was designed as a civic landmark, welcoming visitors to the new [Menteng Residential Area](#).



Kunstkring Art Center was intended to become the cultural center of early 20th-century Batavia. Moojen himself was first, the secretary, and then president (1910) of the Bataviasche Kunstkring which was created to advance interest in the visual/plastic and decorative arts.

The building was made possible through the donation of the land by one of the construction companies that participated in building the Menteng Residential Area. Construction of the building started in 1913, and it was

inaugurated on April 17, 1914 by the Governor General of Dutch Indies [Alexander Willem Frederik Idenburg](#) as the overseer of the Nederlandsch Indische Kunstkring.



Through rental of the lower floor to commercial uses, Kunstkring generated a cash flow for its operations. The art gallery historically had exhibited the work of famous European artist, such as [Vincent van Gogh](#), [Pablo Picasso](#), [Paul Gauguin](#), [Piet Ouborg](#) and [Marc Chagall](#).

The building housed the Kunstkring until 1942 before it functioned as the head office of Majelis Islam A'la Indonesia (1942–1945), and then used as the Immigration Office for Central Jakarta (1950–1997).

In 1997, the building was sold to [Tommy Soeharto](#). It was left neglected and thus stripped by robbers. The window frames and stairs were removed, taken to the black market. In 2003, on the order of the then-Governor [Sutiyoso](#), the government bought back the building.

The facade of the building was restored gradually, although without clear parameters. Many of the structural and decorative elements of the building were randomly replaced, while the looted parts remained missing.



# PROMOTION



FULLY-FURNISHED UNITS AVAILABLE FOR LEASE

SINCE APRIL 2016  
Open Plan, 1-Bedroom, 2-Bedroom



### LOCATION

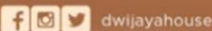


### FACILITIES & AMENITIES

- Indoor Swimming Pool • Fitness Center • Relaxation Sauna
- Children Playground • BBQ Area • Rooftop Garden • Laundry
- High Speed Wireless Internet Access • TV Cable/Satellite
- 24-Hrs Receptionist • 24-Hrs Security
- CCTV System • Housekeeping Service • 1 Carpark per Unit
- Full Generator Backup • No Smoking Environment

For more information & inquiry:  
**(021) 2751 3800**

Jl. Dwijaya II No. 7, Kebayoran Baru  
Jakarta Selatan 12140, Indonesia  
E : [inquiry@dwijayahouse.com](mailto:inquiry@dwijayahouse.com)  
W : [www.dwijayahouse.com](http://www.dwijayahouse.com)





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\*\*Operation Hours: 09.00 – 22.00 (last order at 20.00)

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<b>BODY</b>	
Full Body Massage 90'	Rp. 190.000
Full Body Massage 120'	Rp. 245.000
Body Scrub (Green Tea/Whitening)	Rp. 130.000
Full Body Massage + Scrub 90'	Rp. 230.000
Full Body Massage + Scrub 120'	Rp. 280.000
Full Body Massage + Face Accupressure 105'	Rp. 220.000
<b>ADDITIONAL</b>	
Face Accupressure (Totok Wajah)	Rp. 130.000
Back Massage	Rp. 110.000
Foot Massage	Rp. 135.000
Milk Bath (Rendam Susu)	Rp. 100.000
Traditional Coin Therapy (Kerokan)	Rp. 75.000
Creambath + Hair Dry	Rp. 125.000
Hair Spa + Hair Dry	Rp. 150.000
<b>NAIL by OPI</b>	
Manicure	Rp. 140.000
Pedicure	Rp. 180.000
Manicure + Pedicure	Rp. 300.000

\* Operation Hour : 8.00 - 22.00



## EVENT



**JAK-JAPAN  
MATSURI 2017**

ジャカルタ日本祭り

INDONESIA & JAPAN ALWAYS TOGETHER!

**9-10 SEPT. 2017**  
LAPANGAN WISMA ALDIRON - JAKARTA

### Sales & Leasing Office

Jl. Bumi No.15, Kebayoran Baru  
Jakarta Selatan 12120  
T +6221 725 9988  
inquiry@pakubuwono6.com  
www.pakubuwono6.com

### Building Management

Jl. Pakubuwono VI No. 70, Kebayoran  
Baru, Jakarta Selatan 12120  
T +6221 2277 7000  
bm@pakubuwonohouse.com  
www.pakubuwonohouse.com