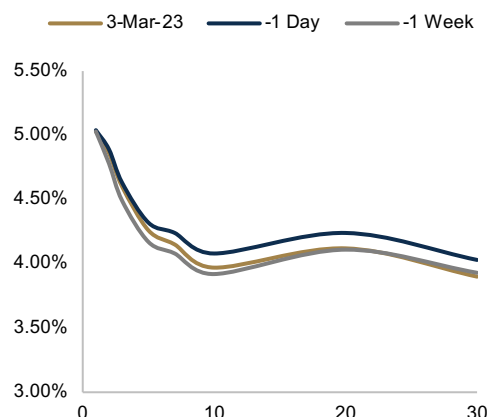


Exhibit 1. U.S. Treasury Yield



Source : U.S Treasury Department

Exhibit 2. Global Gov't Bond Yield

Countries	3-Mar-23	-1 Day	-1 Week
U.S	3.96%	4.07%	3.95%
U.K	3.85%	3.88%	3.66%
Germany	2.71%	2.75%	2.54%
Japan	0.50%	0.50%	0.50%
China	2.92%	2.92%	2.91%
Malaysia	4.06%	3.98%	3.91%
Thailand	2.61%	2.58%	2.56%

Source : Bloomberg

Exhibit 3. Market Indicators

Indicators	Unit	Value
U.S. Treasury	%	4.96
Indo 5-Year CDS	bps	90.85
USD/IDR	points	15,311
BI 7DRR	%	5.75

Source : Bloomberg as of March 2, 2023

Tirta Widi Gilang Citradi

Economist & Fixed Income Analyst

tirta.citradi@mncgroup.com

Global Market Update

- Yield on the US treasury notes finally falling along the curve on the last trading day of previous week.
- The benchmark 2-year note yield dipped 3 bps to 4.86% whereas 10-year yield inched 10 bps lower and finally fall back to below 4% at 3.96% on Friday (03/03/23).
- US stock indices closed higher as UST note yields fell. The DJI closed 1.17% higher while S&P 500 and Nasdaq Composite strengthened 1.61% and 1.97% respectively.
- Market moved in response to stronger than expected US ISM Non-Manufacturing PMI which came at 55.1 in Feb-23, beating consensus estimate at 54.5 yet slightly lower than previous month figure of 55.2.
- The benchmark 10-year government bond yields across Euro Area also declined backed by lower than expected PPI.
- EA reported a decline in month-on-month PPI of 2.8%, lower than market expectation at 0.3% decrease and bringing annual PPI to rise by 15%.

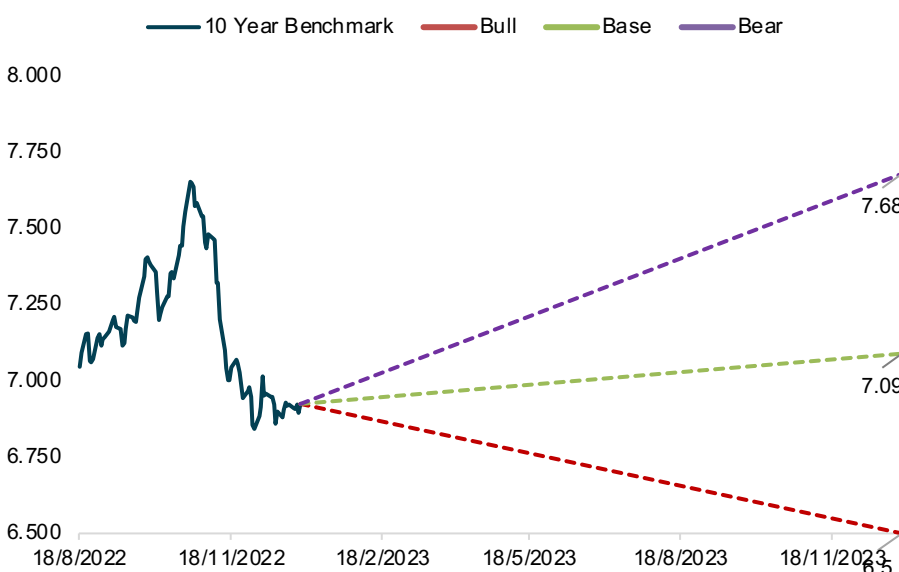
Domestic Market Update

- Yield on the benchmark 10-year (FR0096) increased 2 bps to 6.96% on Friday (03/03/23).
- The IDR government bond prices closed mixed amidst on-going pressures on IDR while risk perception keeps moving lower.
- The IDR weakened against USD and was closed at IDR15,311/USD on the last trading day of previous week after previously closed at IDR15,281/USD on Thursday.
- Indonesia's 5-year CDS stayed below 100 bps but declining nearly 3 bps to 90.85 bps last week.
- Bank Indonesia (BI) reported that foreign investors net sold government bonds (SBN) worth of IDR4.67tn during 27 Feb – 2 Mar, whereas net bought equity worth of IDR3.29tn at the same time.

Market Projection

- Given the recent development on global and domestic market, we expect the 10 year Indo GB yield to move within a range of 6.80-7.00% for today.
- Attractive Indo GB series to be traded today : FR0046, FR0070, FR0077, FR0044, FR0081, FR0086, FR0096, FR0098.

Exhibit 4. 10 Year Indo GB Fair Yield



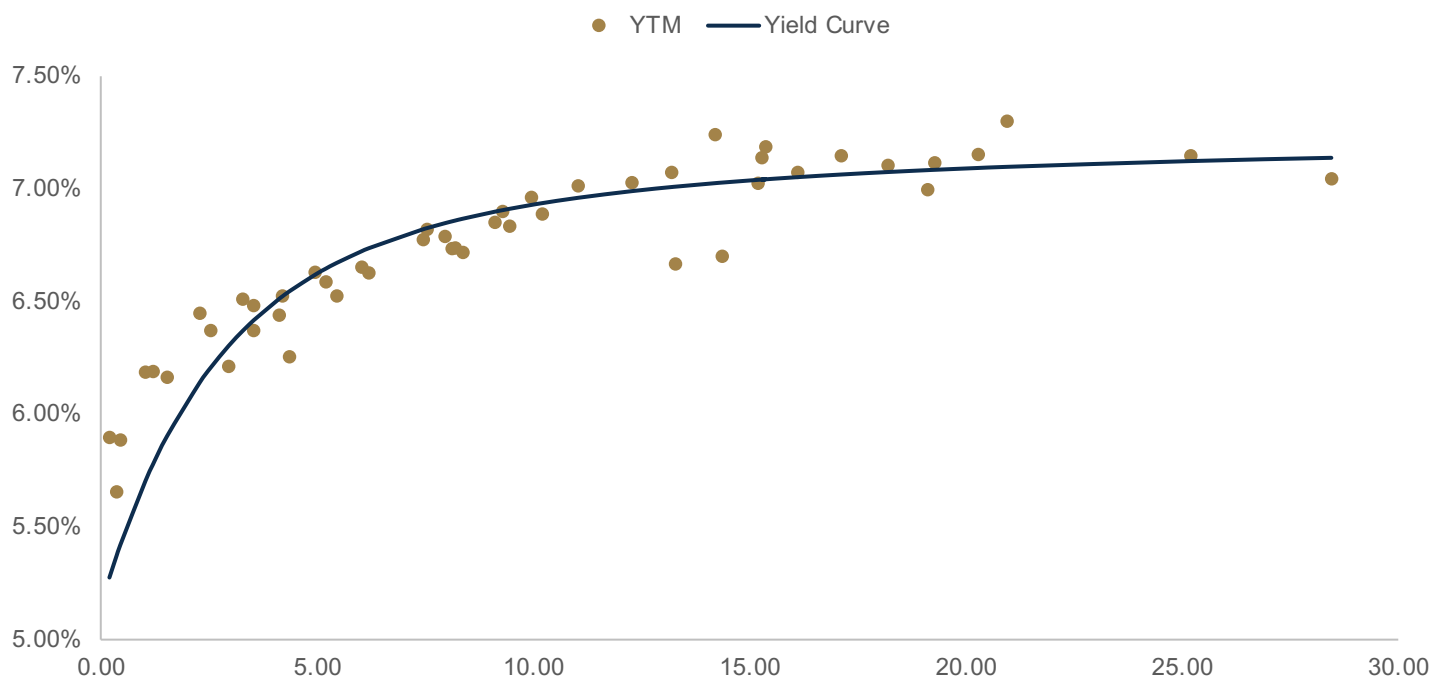
Source : Bloomberg, MNCS Calculation

Exhibit 5. Indo GB Series Valuation

Series	Coupon	Maturity	TTM	Last Price	YTM	Yield Curve	Fair Price	Notes
FR63	5.625	15-May-23	0.20	99.93	5.90%	5.28%	100.05	Discounted
FR46	9.500	15-Jul-23	0.37	101.33	5.66%	5.37%	101.47	Discounted
FR39	11.750	15-Aug-23	0.45	102.53	5.89%	5.42%	102.80	Discounted
FR70	8.375	15-Mar-24	1.03	102.13	6.19%	5.70%	102.64	Discounted
FR77	8.125	15-May-24	1.20	102.18	6.19%	5.78%	102.68	Discounted
FR44	10.000	15-Sep-24	1.54	105.49	6.17%	5.90%	105.92	Discounted
FR81	6.500	15-Jun-25	2.29	100.09	6.45%	6.14%	100.74	Discounted
FR40	11.000	15-Sep-25	2.54	110.63	6.37%	6.21%	111.07	Discounted
FR84	7.250	15-Feb-26	2.96	102.75	6.21%	6.30%	102.51	Premium
FR86	5.500	15-Jun-26	3.29	97.19	6.51%	6.37%	97.44	Discounted
FR37	12.000	15-Sep-26	3.54	117.50	6.37%	6.42%	117.39	Fair
FR56	8.375	15-Sep-26	3.54	105.88	6.48%	6.42%	106.10	Discounted
FR90	5.125	15-Apr-27	4.12	95.31	6.44%	6.51%	95.05	Premium
FR59	7.000	15-May-27	4.20	101.70	6.53%	6.52%	101.71	Fair
FR42	10.250	15-Jul-27	4.37	115.03	6.25%	6.55%	113.86	Premium
FR47	10.000	15-Feb-28	4.95	114.00	6.63%	6.62%	114.08	Fair
FR64	6.125	15-May-28	5.20	97.98	6.59%	6.65%	97.73	Premium
FR95	6.375	15-Aug-28	5.45	99.31	6.53%	6.67%	98.66	Premium
FR71	9.000	15-Mar-29	6.03	111.48	6.65%	6.72%	111.13	Premium
FR78	8.250	15-May-29	6.20	108.11	6.63%	6.74%	107.55	Premium
FR52	10.500	15-Aug-30	7.45	121.49	6.78%	6.82%	121.22	Fair
FR82	7.000	15-Sep-30	7.54	101.03	6.82%	6.83%	101.01	Fair
FR87	6.500	15-Feb-31	7.96	98.23	6.79%	6.85%	97.89	Premium
FR85	7.750	15-Apr-31	8.12	106.25	6.74%	6.86%	105.48	Premium
FR73	8.750	15-May-31	8.20	112.49	6.74%	6.86%	111.69	Premium
FR54	9.500	15-Jul-31	8.37	117.56	6.72%	6.87%	116.53	Premium
FR91	6.375	15-Apr-32	9.12	96.81	6.85%	6.90%	96.49	Fair
FR58	8.250	15-Jun-32	9.29	109.12	6.90%	6.91%	109.09	Fair
FR74	7.500	15-Aug-32	9.45	104.56	6.84%	6.91%	104.03	Premium
FR96	7.000	15-Feb-33	9.96	100.25	6.96%	6.93%	100.50	Fair
FR65	6.625	15-May-33	10.20	98.08	6.89%	6.94%	97.73	Fair
FR68	8.375	15-Mar-34	11.03	110.33	7.01%	6.96%	110.76	Discounted
FR80	7.500	15-Jun-35	12.29	103.82	7.03%	6.99%	104.14	Fair
FR72	8.250	15-May-36	13.20	109.98	7.07%	7.01%	110.56	Discounted
FR88	6.250	15-Jun-36	13.29	96.35	6.67%	7.01%	93.49	Premium
FR45	9.750	15-May-37	14.20	122.00	7.24%	7.03%	124.21	Discounted
FR93	6.375	15-Jul-37	14.37	97.00	6.70%	7.03%	94.14	Premium
FR75	7.500	15-May-38	15.20	104.36	7.03%	7.04%	104.23	Fair
FR50	10.500	15-Jul-38	15.37	130.50	7.19%	7.04%	132.13	Discounted
FR98	7.125	15-Jun-38	15.29	99.846	7.14%	7.04%	100.76	Discounted
FR79	8.375	15-Apr-39	16.12	112.39	7.07%	7.05%	112.60	Fair
FR83	7.500	15-Apr-40	17.12	103.45	7.15%	7.06%	104.28	Discounted
FR57	9.500	15-May-41	18.20	124.23	7.10%	7.08%	124.59	Fair
FR62	6.375	15-Apr-42	19.12	93.50	7.00%	7.08%	92.63	Premium
FR92	7.125	15-Jun-42	19.29	100.07	7.12%	7.08%	100.40	Fair
FR97	7.125	15-Jun-43	20.29	99.68	7.15%	7.09%	100.33	Discounted
FR67	8.750	15-Feb-44	20.95	115.43	7.30%	7.10%	117.87	Discounted
FR76	7.375	15-May-48	25.20	102.63	7.15%	7.12%	102.91	Fair
FR89	6.875	15-Aug-51	28.45	97.93	7.04%	7.14%	96.81	Premium

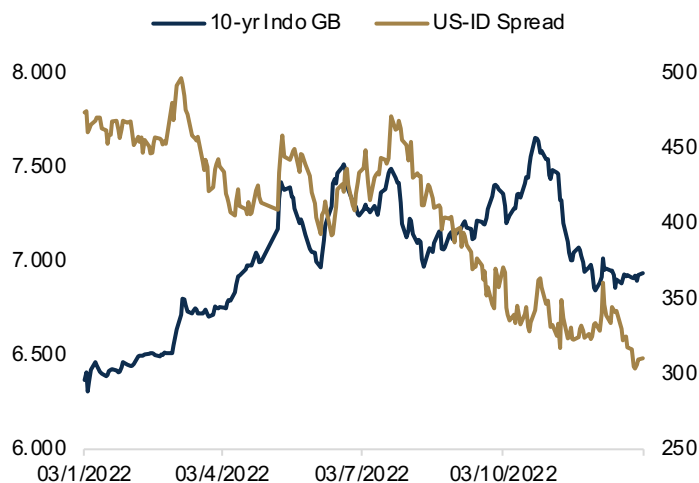
Source : Bloomberg, MNCS Calculation as of March 1, 2023

Exhibit 6. Indo GB Yield Curve



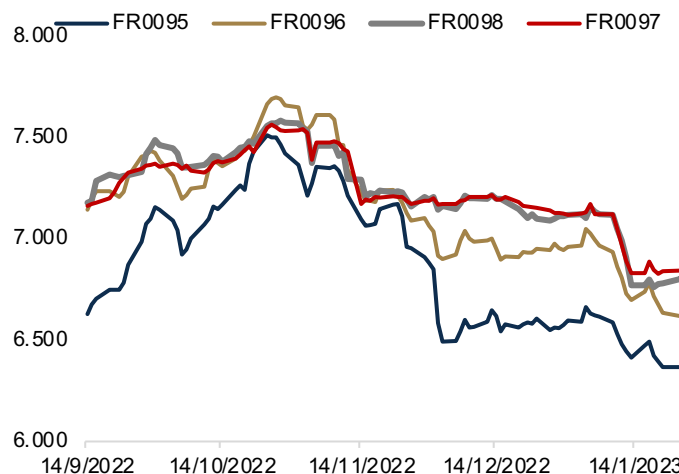
Source : Bloomberg, MNCS Calculation as of March 2, 2023

Exhibit 7. 10 Year U.S. Treasury & Indo GB Spread



Source : Bloomberg, MNCS Calculation

Exhibit 8. Indo GB Benchmark Series Yield (%)



Source : Bloomberg

Exhibit 9. Indo GB Ownership by Type of Investors (%)

Bond Holder	Feb-22	Mar-22	Apr-22	May-22	Jun-22	Jul-22	Aug-22	Sep-22	Oct-22	Nov-22	Dec-22	Jan-23
Bank	35.82	35.03	32.81	33.85	29.55	33.54	32.08	31.42	32.09	35.02	31.97	33.50
Central Bank (Nett)	14.12	15.15	17.77	16.56	20.89	17.18	18.66	19.38	18.56	15.49	19.21	17.37
Mutual Fund	3.14	3.19	3.18	3.13	3.16	3.14	3.14	3.06	2.98	2.88	2.75	2.72
Insurance & Pension Fund	14.77	15.22	15.33	15.68	15.94	16.32	16.29	16.54	16.81	16.87	16.44	16.27
Foreign	18.82	17.57	17.03	16.56	16.09	15.36	15.24	14.31	13.90	14.05	14.36	15.01
Individuals	5.32	5.61	5.63	5.80	5.81	5.89	5.86	6.37	6.64	6.66	6.48	6.39
Others	8.01	8.22	8.26	8.42	8.56	8.55	8.73	8.92	9.03	9.03	8.79	8.75

Source : DJPPR as of January 24, 2022

MNC Research Industry Ratings Guidance

OVERWEIGHT: Stock's total return is estimated to be above the average total return of our industry coverage universe over next 6-12 months

NEUTRAL: Stock's total return is estimated to be in line with the average total return of our industry coverage universe over next 6-12 months

UNDERWEIGHT: Stock's total return is estimated to be below the average total return of our industry coverage universe over next 6-12 months

MNC Research Investment Ratings Guidance

BUY : Share price may exceed 10% over the next 12 months

HOLD : Share price may fall within the range of +/- 10% of the next 12 months

SELL : Share price may fall by more than 10% over the next 12 months

Not Rated : Stock is not within regular research coverage

PT MNC SEKURITAS

MNC Financial Center Lt. 14 – 16

Jl. Kebon Sirih No. 21 - 27, Jakarta Pusat 10340

Telp : (021) 2980 3111

Fax : (021) 3983 6899

Call Center : 1500 899

Disclaimer

This research report has been issued by PT MNC Sekuritas. It may not be reproduced or further distributed or published, in whole or in part, for any purpose. PT MNC Sekuritas has based this document on information obtained from sources it believes to be reliable but which it has not independently verified; PT MNC Sekuritas makes no guarantee, representation or warranty and accepts no responsibility to liability as to its accuracy or completeness. Expression of opinion herein are those of the research department only and are subject to change without notice. This document is not and should not be construed as an offer or the solicitation of an offer to purchase or subscribe or sell any investment. PT MNC Sekuritas and its affiliates and/or their offices, director and employees may own or have positions in any investment mentioned herein or any investment related thereto and may from time to time add to or dispose of any such investment. PT MNC Sekuritas and its affiliates may act as market maker or have assumed an underwriting position in the securities of companies discussed herein (or investment related thereto) and may sell them to or buy them from customers on a principal basis and may also perform or seek to perform investment banking or underwriting services for or relating to those companies.