

# ■■■ CloudClearing Weekly Monitoring Report

Report Date:	October 11, 2025
Analysis Period:	2025-10-04 to 2025-10-11
Regions Monitored:	39
Analysis Confidence:	MEDIUM

## ■ EXECUTIVE SUMMARY

**Market Status:** ■ WEAK MARKET - Limited opportunities detected

Total Changes Detected:	799,378
Total Area Changed:	108,832.1 hectares
Critical Alerts:	68
Investment Opportunities:	3

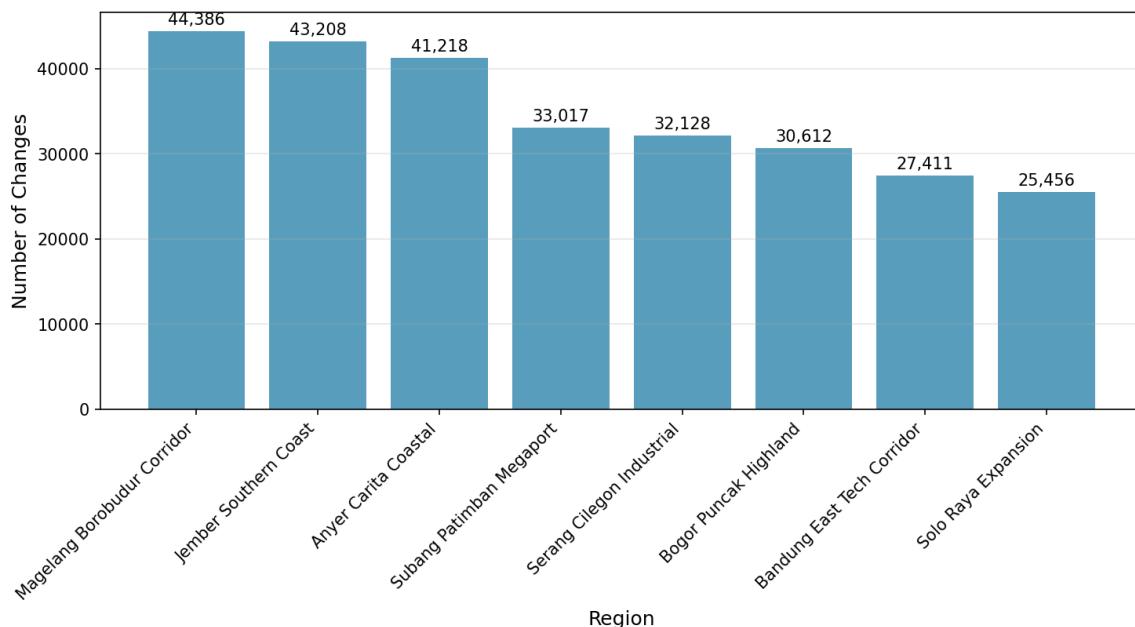
## ■ MONITORING RESULTS

### Most Active Regions:

Region	Changes	Area (hectares)
Magelang Borobudur Corridor	44,386	5380.5
Jember Southern Coast	43,208	6073.0
Anyer Carita Coastal	41,218	5735.4
Subang Patimban Megaport	33,017	4956.3
Serang Cilegon Industrial	32,128	11611.5

### Regional Activity Overview:

## Top Regions by Change Activity



## ■ INVESTMENT OPPORTUNITIES

■ **TOP OPPORTUNITY: BEKASI\_INDUSTRIAL\_BELT (41.3/100, yogyakarta\_region)**

### ■ Top Investment Opportunities:

Region	Score	Confidence	Investment Intelligence
Bekasi Industrial Belt	41.3/100	79%	<b>Positive price trend (+6.3%)</b> <ul style="list-style-type: none"> <li>High development: 20,402 changes detected</li> <li>Excellent infrastructure (Score: 100)</li> </ul>
Solo Raya Expansion	41.3/100	79%	<b>Positive price trend (+6.8%)</b> <ul style="list-style-type: none"> <li>High development: 25,456 changes detected</li> <li>Excellent infrastructure (Score: 100)</li> <li>Warming market - Growing interest</li> </ul>
Serang Cilegon Industrial	41.3/100	79%	<b>Positive price trend (+6.4%)</b> <ul style="list-style-type: none"> <li>Massive development: 32,128 changes detected</li> <li>Excellent infrastructure (Score: 100)</li> <li>Warming market - Growing interest</li> </ul>

## ■ INVESTMENT OPPORTUNITIES / SATELLITE IMAGERY

**Investment Methodology:** Our analysis combines satellite-detected land use changes with market intelligence and infrastructure data. Each region receives an **investment score (0-100)** based on: **(1) Development Activity** - volume and pace of land use changes detected via satellite, **(2) Infrastructure Quality** - proximity to major roads, ports, airports, and active construction projects, **(3) Market Dynamics** - property price trends and real estate market heat.

**Confidence Levels:** Each score includes a confidence percentage (20-90%) that reflects data completeness. Higher confidence means we have real-time market data, detailed infrastructure analysis, and high-quality satellite imagery. Lower confidence means we're relying primarily on

satellite-detected changes with limited market/infrastructure data. Typical confidence is 40-60% during early analysis phases.

**Imagery Notes:** Satellite imagery shows before/after comparisons where available. NDVI (vegetation index) maps highlight **vegetation loss (red)** indicating land clearing for potential construction sites, and **vegetation gain (green)** showing revegetation.

## ■ PASS - Bekasi Industrial Belt - Investment Score: 41.3/100 (79% confidence)

**Development Activity:** 20,402 land use changes detected across 2505.1 hectares

### **Change Type Breakdown:**

- Urban conversion (agriculture → urban): 8,740 sites (42.8%)
- Construction activity (bare → built): 5,501 sites (27.0%)
- Land clearing (vegetation → bare earth): 2,939 sites (14.4%)
- Other significant changes: 2,563 sites (12.6%)
- Urban densification (expansion): 659 sites (3.2%)

### **Key Investment Factors:**

- Excellent infrastructure access (100/100)

### **Score Composition:**

- Market momentum: 6.3% price trend
- Infrastructure: 100/100 quality rating
- Development activity: 20,402 satellite-detected changes

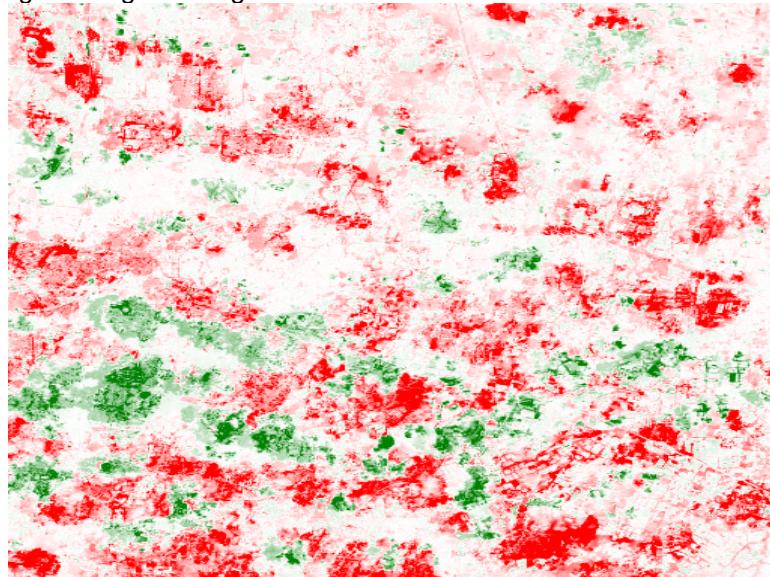
### **Confidence Breakdown (79%):**

- ■ Satellite imagery: High-resolution change detection active
- ■■ Market data: API unavailable - using neutral baseline (0% trend)
- ■■ Infrastructure data: API unavailable - using neutral baseline (50/100)

*High confidence - comprehensive data across all sources*

*Note: Satellite imagery unavailable for this period. Analysis based on statistical change detection.*

**Vegetation Change Analysis (NDVI):** Red = vegetation loss/land clearing (potential construction sites), Green = vegetation gain/revegetation



## ■ PASS - Solo Raya Expansion - Investment Score: 41.3/100 (79% confidence)

**Development Activity:** 25,456 land use changes detected across 2616.1 hectares

### **Change Type Breakdown:**

- Urban conversion (agriculture → urban): 12,953 sites (50.9%)
- Construction activity (bare → built): 8,095 sites (31.8%)
- Other significant changes: 3,658 sites (14.4%)
- Land clearing (vegetation → bare earth): 408 sites (1.6%)
- Urban densification (expansion): 342 sites (1.3%)

**Key Investment Factors:**

- Active real estate market
- Excellent infrastructure access (100/100)

**Score Composition:**

- Market momentum: 6.8% price trend
- Infrastructure: 100/100 quality rating
- Development activity: 25,456 satellite-detected changes

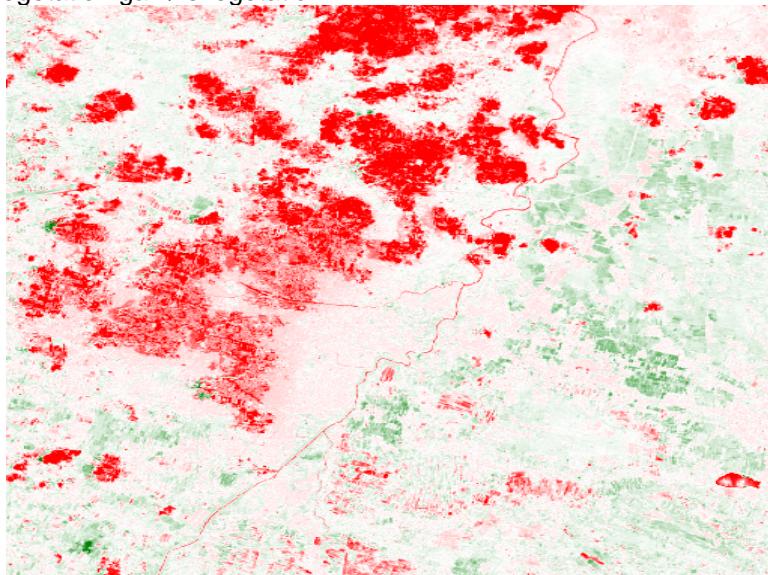
**Confidence Breakdown (79%):**

- ■ Satellite imagery: High-resolution change detection active
- ■■ Market data: API unavailable - using neutral baseline (0% trend)
- ■■ Infrastructure data: API unavailable - using neutral baseline (50/100)

*High confidence - comprehensive data across all sources*

*Note: Satellite imagery unavailable for this period. Analysis based on statistical change detection.*

**Vegetation Change Analysis (NDVI):** Red = vegetation loss/land clearing (potential construction sites), Green = vegetation gain/revegetation



## ■ PASS - Serang Cilegon Industrial - Investment Score: 41.3/100 (79% confidence)

**Development Activity:** 32,128 land use changes detected across 11611.5 hectares

**Change Type Breakdown:**

- Urban conversion (agriculture → urban): 15,512 sites (48.3%)
- Construction activity (bare → built): 10,253 sites (31.9%)
- Other significant changes: 3,503 sites (10.9%)
- Land clearing (vegetation → bare earth): 2,482 sites (7.7%)
- Urban densification (expansion): 378 sites (1.2%)

**Key Investment Factors:**

- Active real estate market
- Excellent infrastructure access (100/100)

**Score Composition:**

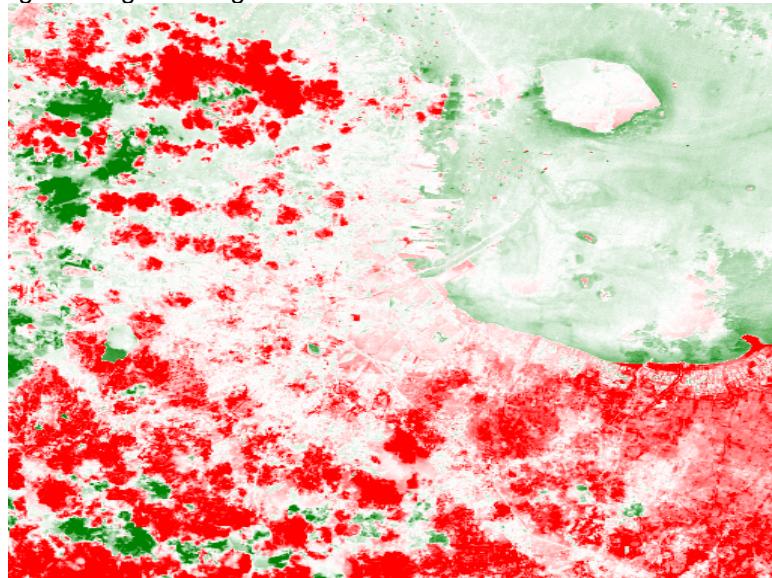
- Market momentum: 6.4% price trend
- Infrastructure: 100/100 quality rating
- Development activity: 32,128 satellite-detected changes

**Confidence Breakdown (79%):**

- Satellite imagery: High-resolution change detection active
  - Market data: API unavailable - using neutral baseline (0% trend)
  - Infrastructure data: API unavailable - using neutral baseline (50/100)
- High confidence - comprehensive data across all sources*

*Note: Satellite imagery unavailable for this period. Analysis based on statistical change detection.*

**Vegetation Change Analysis (NDVI):** Red = vegetation loss/land clearing (potential construction sites), Green = vegetation gain/revegetation



## ■ Complete Regional Analysis

Region	Changes	Area (ha)	Score	Investment Notes	Period
Subang Patimban Megaport	33,017	4956.3	39.3/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Bogor Puncak Highland	30,612	3333.4	39.3/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Semarang Port Expansion	24,154	4700.2	39.3/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Gresik Port Industrial	23,234	2872.0	39.3/100	<b>Watch</b> (79% confidence): Stagnant prices	June 23-30, 2025
Banyuwangi Ferry Corridor	21,006	3400.7	39.3/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Anyer Carita Coastal	41,218	5735.4	39.3/100	<b>Watch</b> (79% confidence): Stagnant prices	June 23-30, 2025
Cikarang Mega Industrial	15,876	1902.5	35.4/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Jakarta South Suburbs	16,140	1749.6	33.7/100	<b>Watch</b> (79% confidence): Stagnant prices	June 23-30, 2025
Yogyakarta Urban Core	12,516	1086.4	33.7/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Surabaya West Expansion	13,101	2109.2	33.7/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Malang South Highland	9,117	1555.6	29.5/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Jember Southern Coast	43,208	6073.0	28.2/100	<b>Watch</b> (79% confidence): Stagnant prices, Poor infrastructure	June 23-30, 2025

Bandung East Tech Corridor	27,411	3865.7	28.1/100	<b>Watch</b> (79% confidence): Poor infrastructure	June 23-30, 2025
Semarang South Urban	6,762	865.0	28.1/100	<b>Watch</b> (79% confidence)	June 23-30, 2025
Magelang Borobudur Corridor	44,386	5380.5	25.6/100	<b>Watch</b> (71% confidence): Stagnant prices, Poor infrastructure	June 23-30, 2025
Bandung North Expansion	17,764	2602.3	24.2/100	<b>Pass</b> (79% confidence): Poor infrastructure	June 23-30, 2025
Jakarta North Sprawl	2,306	211.2	23.6/100	<b>Pass</b> (79% confidence)	June 23-30, 2025
Cirebon Port Industrial	4,047	764.9	23.6/100	<b>Pass</b> (79% confidence)	June 23-30, 2025
Purwokerto South Expansion	4,175	456.2	23.6/100	<b>Pass</b> (79% confidence)	June 23-30, 2025
Tangerang Bsd Corridor	3,903	347.7	22.5/100	<b>Pass</b> (79% confidence)	June 23-30, 2025
Surabaya East Industrial	1,575	219.0	22.5/100	<b>Pass</b> (79% confidence): Stagnant prices	June 23-30, 2025
Tegal Brebes Coastal	9,675	898.5	19.2/100	<b>Pass</b> (71% confidence): Poor infrastructure	June 23-30, 2025
Merak Port Corridor	865	263.5	13.3/100	<b>Pass</b> (79% confidence): Low development, Stagnant prices	June 23-30, 2025
Yogyakarta Kulon Progo Airport	0	0.0	5.6/100	<b>Pass</b> (79% confidence): Very low activity, Small area	June 23-30, 2025
Sidoarjo Delta Development	0	0.0	5.6/100	<b>Pass</b> (79% confidence): Very low activity, Small area	June 23-30, 2025
Probolinggo Bromo Gateway	0	0.0	5.6/100	<b>Pass</b> (79% confidence): Very low activity, Small area	June 23-30, 2025
Yogyakarta Urban	12,516	1086.4	N/A	Not scored	June 23-30, 2025
Yogyakarta Periurban	0	0.0	N/A	Not scored	June 23-30, 2025
Sleman North	63,805	8633.8	N/A	Not scored	June 23-30, 2025
Bantul South	57,564	5877.1	N/A	Not scored	June 23-30, 2025
Kulonprogo West	0	0.0	N/A	Not scored	June 23-30, 2025
Gunungkidul East	65,017	6043.2	N/A	Not scored	June 23-30, 2025
Magelang Corridor	44,386	5380.5	N/A	Not scored	June 23-30, 2025
Solo Expansion	25,456	2616.1	N/A	Not scored	June 23-30, 2025
Semarang Industrial	24,154	4700.2	N/A	Not scored	June 23-30, 2025
Surakarta Suburbs	22,426	2413.0	N/A	Not scored	June 23-30, 2025

## ■ REGIONAL BREAKDOWN

### Yogyakarta Region Details:

#### Magelang Borobudur Corridor

Changes: 44,386 | Area: 5380.5 ha | Density: 8.2 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Jember Southern Coast

Changes: 43,208 | Area: 6073.0 ha | Density: 7.1 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Anyer Carita Coastal

Changes: 41,218 | Area: 5735.4 ha | Density: 7.2 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Subang Patimban Megaport

Changes: 33,017 | Area: 4956.3 ha | Density: 6.7 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Serang Cilegon Industrial

Changes: 32,128 | Area: 11611.5 ha | Density: 2.8 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Bogor Puncak Highland

Changes: 30,612 | Area: 3333.4 ha | Density: 9.2 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Bandung East Tech Corridor

Changes: 27,411 | Area: 3865.7 ha | Density: 7.1 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

#### Solo Raya Expansion

Changes: 25,456 | Area: 2616.1 ha | Density: 9.7 changes/ha

#### ■ Satellite Imagery Available: Before (Unknown) | After (Unknown)

*Note: High-resolution satellite images saved to output/satellite\_images/weekly/*

## ■ CRITICAL ALERTS

### Critical Alerts (68):

- Critical: 2306 changes detected in jakarta\_north\_sprawl
- Critical: 211.2 hectares changed in jakarta\_north\_sprawl
- Critical: 16140 changes detected in jakarta\_south\_suburbs
- Critical: 1749.6 hectares changed in jakarta\_south\_suburbs
- Critical: 3903 changes detected in tangerang\_bsd\_corridor
- Critical: 347.7 hectares changed in tangerang\_bsd\_corridor
- Critical: 20402 changes detected in bekasi\_industrial\_belt
- Critical: 2505.1 hectares changed in bekasi\_industrial\_belt
- Critical: 15876 changes detected in cikarang\_mega\_industrial
- Critical: 1902.5 hectares changed in cikarang\_mega\_industrial

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