

ABSTRACT

Property conditions in Indonesia are predicted to continue developing. The initial phase began in 2010 then, until 2013 was a phase where consumers or investors began investing in the property sector, 2014 to 2015 was a property boom phase. The government through the 2015-2019 National Medium-Term Program has given the green light to accelerate infrastructure development through a housing program that makes Indonesia a favorite place to invest in property stocks. JCI price fluctuations on the stock exchange were caused by internal and external factors. External factors include macroeconomic conditions and global economics. Then, the internal factors include the company's fundamental factors, corporate actions, projections of company performance and issues that are currently hitting the company. This study aims to examine and analyze the influence of fundamental factors (ROI, DER, CR, TATO), exchange rates and WTI on stock prices of Real Estate and Property emiten in Indonesia for period of 2015-2019. In this study, the results of the independent variables ROI, DER, CR, TATO, exchange rates and world WTI simultaneously had a significant impact on real estate stock prices in 2015 - 2019. Meanwhile, partially DER, CR, TATO have a significant impact while ROI, exchange rate and WTI have no significant impact. External factors, namely macroeconomic factors, including global economic conditions and internal factors, the company's financial performance also affects the stock prices of the property between 2015 and 2019. Fluctuations in economic conditions and political stability within and overseas take part in the movement of property stock prices.

Keywords: *Fundamental factors, Rate, WTI, Stock, Real estate and property*