

ABSTRAK

Penelitian ini bertujuan untuk menguji dan menganalisis pengaruh profitabilitas, struktur modal, dan ukuran perusahaan terhadap nilai perusahaan pada perusahaan *Poperty* dan *real estate* yang terdaftar di Bursa Efek Indonesia (BEI) periode 2020-2022. Profitabilitas di ukur dengan *return on asset*, Struktur modal di ukur dengan *debt to equity ratio*, ukuran perusahaan di ukur dengan *size*, sedangkan nilai perusahaan di ukur dengan *price book value*.

Jenis penelitian ini adalah penelitian kuantitatif. Populasi penelitian ini adalah perusahaan *property* dan *real estate* yang terdaftar di Bursa Efek Indonesia (BEI). Proses pengambilan sampel pada penelitian ini menggunakan metode purposive sampling, yaitu pemilihan sampel dengan kriteria-kriteria yang telah ditentukan. Berdasarkan metode purposive sampling didapatkan sampel sebanyak 25 perusahaan *property* dan *real estate*. Data penelitian diambil selama 4 tahun, yaitu tahun 2020-2022, sehingga diperoleh 75 data yang diolah. Penelitian ini menggunakan data sekunder yang bersumber dari laporan keuangan dan annual report. Teknik analisis data dilakukan dengan menggunakan Regresi Linier Berganda dengan bantuan program SPSS.

Hasil penelitian menunjukkan bahwa profitabilitas yang diproksikan dengan *return on asset* tidak berpengaruh terhadap nilai perusahaan. struktur modal yang diproksikan dengan *debt to equity ratio* berpengaruh positif terhadap nilai perusahaan. ukuran perusahaan yang diproksikan dengan *size* berpengaruh negatif terhadap nilai perusahaan.

Kata Kunci: profitabilitas, struktur modal, ukuran perusahaan

ABSTRACT

This research aimed to examine and analyze the effect of profitability, capital structure, and firm size on the firm value of the Property and Real Estate companies listed on the Indonesia Stock Exchange (IDX) during 2020-2022. Furthermore, profitability was measured by Return On Assets, capital structure was measured by Debt to Equity Ratio, firm size was measured by Size, and, the firm value was measured by Price Book Value.

The research was quantitative. Moreover, the population was Property and Real Estate companies listed on the Indonesia Stock Exchange (IDX). The data collection technique used a purposive sampling i.e., a sample selection with determined criteria. In line with that, there were 25 companies as the sample. Additionally, the data were taken for 3 years (2020-2022). In total, there were 75 data samples. The data were secondary and taken from the annual financial report. In addition, the data analysis technique used multiple linear regression.

The result showed that profitability which was a proxy with Return On Assets did not affect firm value. On the other hand, the capital structure which was a proxy with Debt to Equity Ratio had a positive effect on firm value. In contrast, firm size was a proxy with Size had a negative effect on firm value.

Keywords: Profitability, Capital Structure, Firm Size



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