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CONTEMPORARY ECLECTIC RESIDENCE

BERAWA, CANGGU

PRICE USD	PRICE IDR	OWNERSHIP	PERIOD
USD 3,100,000	IDR 55,491,000,000	Leasehold	41 years

BEDS / BATHS	LEVEL	YEAR BUILT
5 / 5.5	2	2020, Fully refurbished in 2026

LAND SIZE +/-	LIVING SIZE +/-	DESIGN
1,400 sqm 14.00 are	702 sqm 7.02 are	

CERTIFICATES	ZONING	VIEWS
Certificate Copy *IMB* *Notarial Deed*	*Mix Zoned (C-1)*	*Garden* *Pool*

A quiet presence in one of Berawa's more established residential pockets, this refined family villa is composed around a sense of privacy, space and understated character. Originally completed in 2020 and comprehensively refurbished in 2026, the residence brings together natural timber, textured finishes and carefully selected details in an eclectic yet cohesive composition. Beyond its discreet setting, the best of Berawa unfolds within easy reach, from its cafés and restaurants to international schools, everyday amenities and the coast.

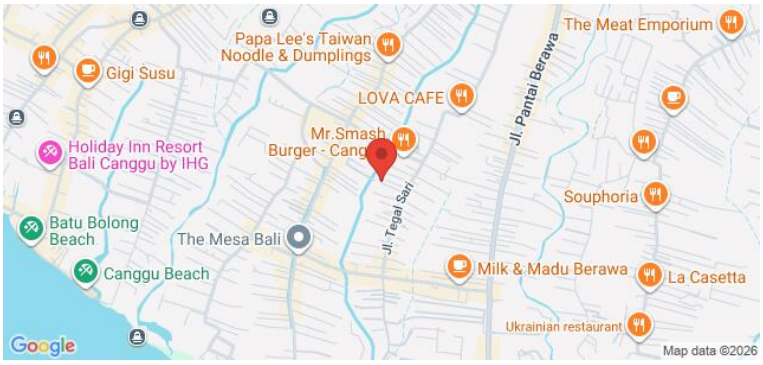
Inside, generous living and dining spaces unfold around a sculptural spiral staircase, with a fully equipped kitchen, private office and intimate movie room adding to the sense of a home designed for both gathering and retreat. Four ensuite bedrooms occupy the upper level, while a separate Joglo introduces another layer to the property, offering an additional guest suite alongside a private wellness space with gym and sauna.

Beyond the main residence, manicured gardens lead towards an 18-metre swimming pool, framed by lush greenery and a carefully considered arrival sequence. There is a quiet completeness to the setting, a substantial private residence with the scale, character and amenities to become a long-term Bali home, while remaining moments from the energy of Canggu.

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OTHER FEATURES

NEARBY

Attractions

Batu Belig Beach
Batu Bolong Beach
Berawa Beach
Cemagi Beach
Echo Beach
Mai Main Playground
Nelayan Beach
Pererenan Beach
Petitenget Beach
Seseh Beach

Food & Drinks

Times Beach Warung
Red Gunpowder
Amolas Cafe
Bokashi
BRAUD Cafe
Desa Kitsune
Gusto Gelato
Indigo
Kanvaz Patisserie
KONG
Mauri Italian Contemporary Cuisine

Culture

Bali Equestrian
Desa Seni
Deus Ex Machina
FINNS
Liga Tennis
Potato Head
Sanctuary
Soham Wellness
UDARA Bali

Public Facilities

Further Hotel
Canggu Community School
Caterpillar School
Montessori School
Obsidian
Semer Vet
Soccer Field
Soori Dog Grooming
Veterinary Clinic

Shopping

Muka Concepts
Bali Buda Canggu
Bali Buda Umalas
Bokashi
Heveya Organic Latex Mattress & Bedding Specialist
KIM SOO
Limited Edition
Soil Food Temple

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OVERVIEW

PRIVATE

OWNERSHIP: LEASEHOLD

STATUS: EXCELLENT

LAND SIZE: 1,400 sqm / 14.00 are

LIVING SIZE: 702 sqm / 7.02 are

LEVEL: 2

BED / BATH: 5 / 5.5

VIEWS: GARDEN, POOL

FURNISHING: FULLY-FURNISHED

PAYMENT TERM: NO

CERTIFICATION: CERTIFICATE COPY, IMB, NOTARIAL DEED

ZONING: MIX ZONED (C-1)

AMENITIES

OTHERS

NEARBY

BATU BELIG BEACH

BATU BOLONG BEACH

BERAWA BEACH

CEMAGI BEACH

ECHO BEACH

MAI MAIN PLAYGROUND

NELAYAN BEACH

PERERENAN BEACH

PETITENGET BEACH

SESEH BEACH

TIMES BEACH WARUNG

RED GUNPOWDER

AMOLAS CAFE

BOKASHI

BRAUD CAFE

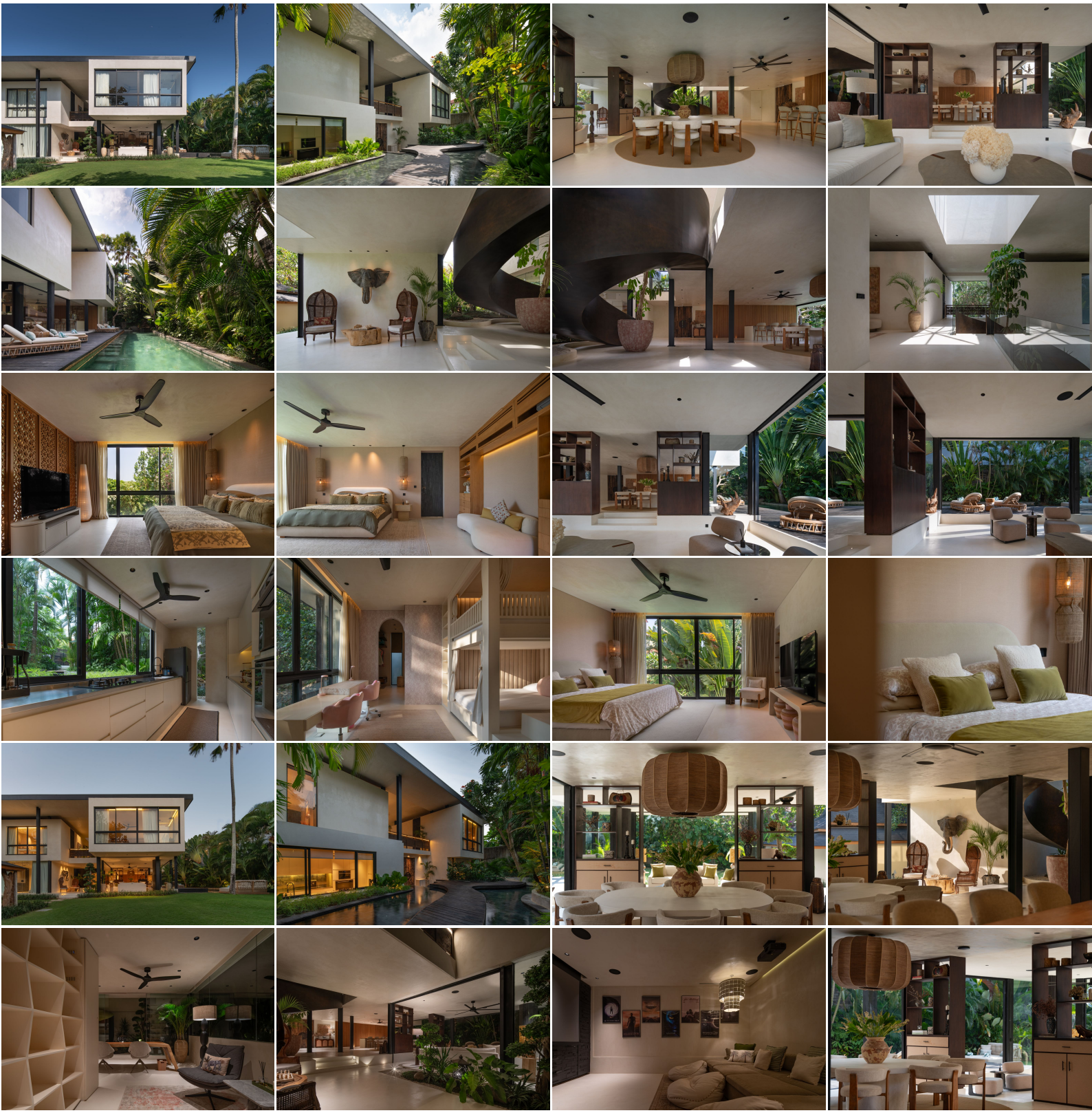
BALI EQUESTRIAN

FURTHER HOTEL

MUKA CONCEPTS

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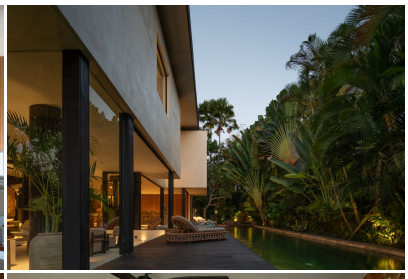
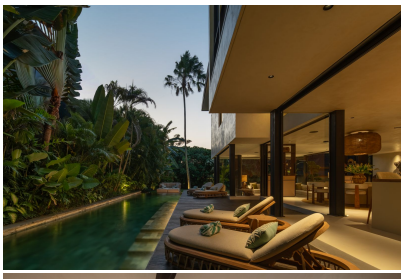


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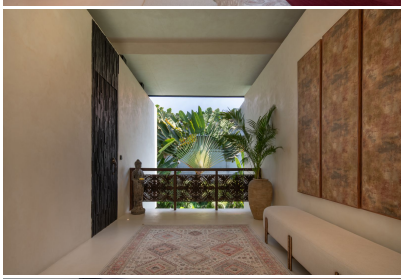
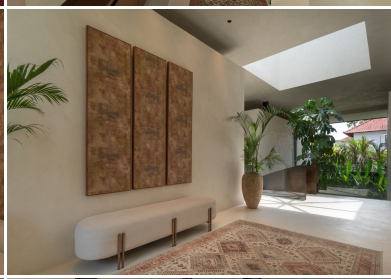
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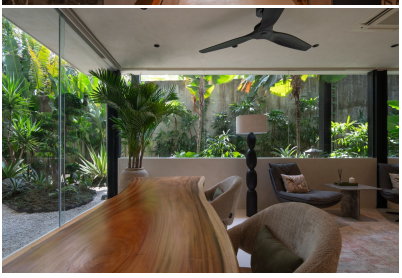


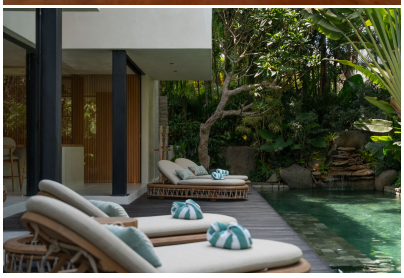
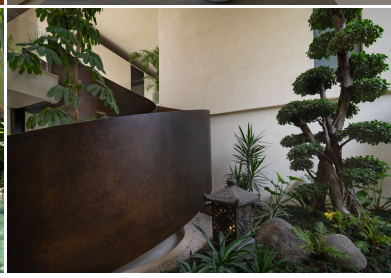






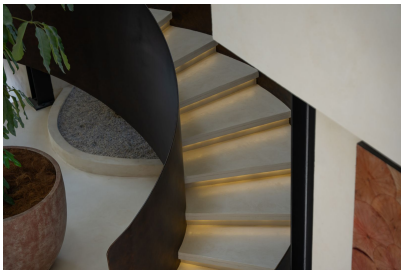



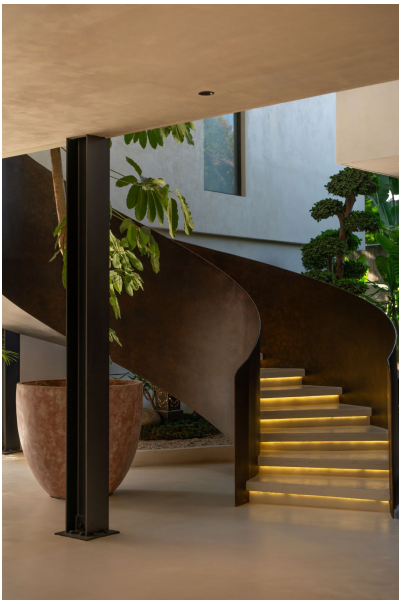



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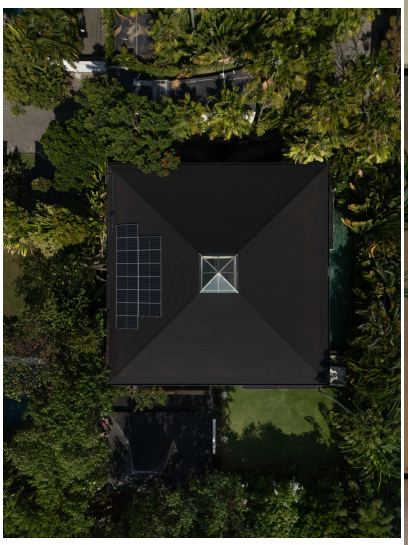




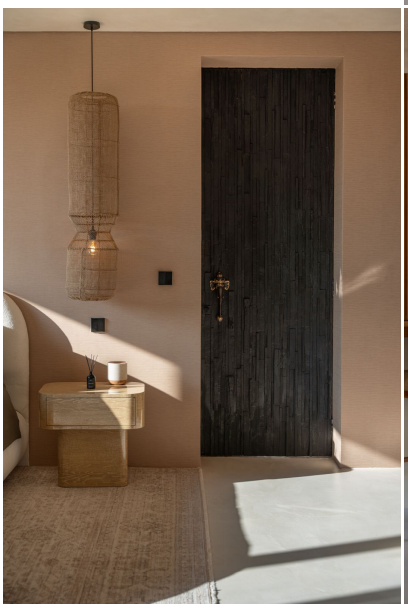

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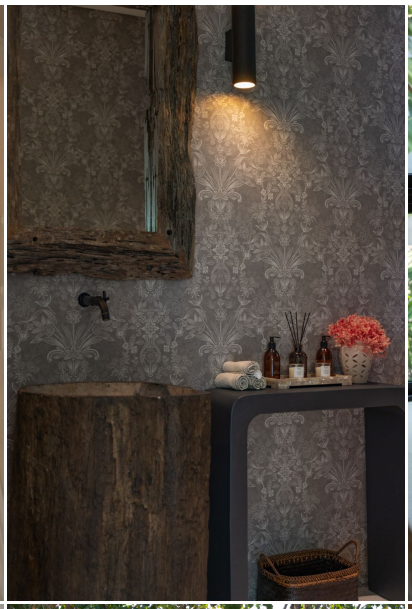




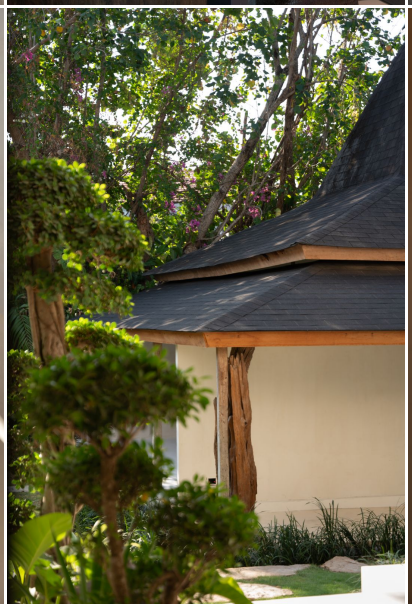
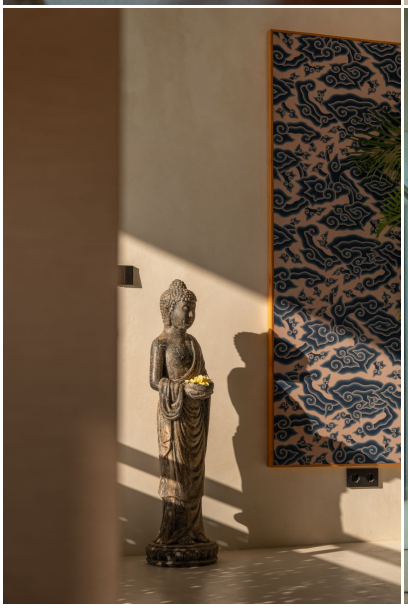



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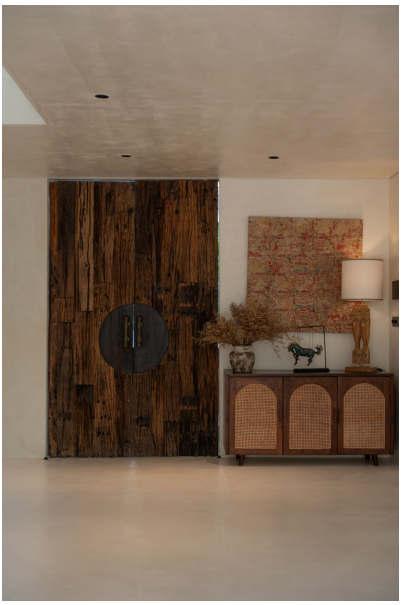



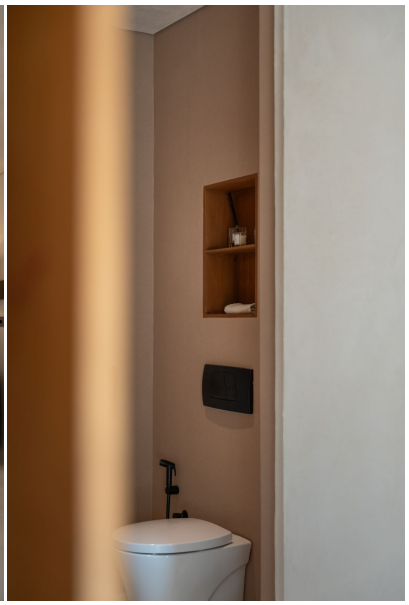



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