

# GD&ASSOCIATES

PROPERTIES LISTINGS | KEROBOKAN EXCLUSIVES | MINIMAL-STYLE VILLA



## MINIMAL-STYLE VILLA

UMALAS, KEROBOKAN

PRICE USD	PRICE IDR	OWNERSHIP	PERIOD
USD 428,650	IDR 7,200,000,000	Leasehold	35 years

BEDS / BATHS	LEVEL	YEAR BUILT
3 / 2.5	2	March 2026

LAND SIZE +/-	LIVING SIZE +/-	DESIGN
200 sqm	210 sqm	
2.00 are	2.10 are	

CERTIFICATES	ZONING	VIEWS
	Residential	Garden Pool

*Umalas Tegal Cupek is known to be one of the best residential areas to live. Enjoy peace and tranquility in a strategic location to all major hubs Seminyak and Canggu have to offer, such as many of Bali's top restaurants (Bonito Fish Bar, Pizza Fabrica, etc.), shops, and International Schools (French School, Montessori). The beaches of Berawa and Batu Belig are just minutes away.*

*This villa has been designed with oriental influences, an eye on easy living, and a fantastic sunset view. They are designed by a renowned Dutch interior designer with plenty of stunning projects in her portfolio.*

*The house has two levels. On the ground floor is a dining area, a super modern kitchen with all amenities, and a pool with an outdoor lounge area. The second floor offers three bedrooms with ensuites.*

*Great as a home or as an investment with guaranteed good returns.*

*The 2-level villa comprises 3 bedrooms on a plot of 200 m2 of land with a living space of 210 m2.*

*Garden | Private Parking | Swimming Pool*

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## OVERVIEW

REGULAR

OWNERSHIP: LEASEHOLD

LAND SIZE: 200 sqm / 2.00 are

LIVING SIZE: 210 sqm / 2.10 are

LEVEL: 2

BED / BATH: 3 / 2.5

VIEWS: GARDEN, POOL

FURNISHING: FULLY-FURNISHED

PAYMENT TERM: NO

ZONING: RESIDENTIAL

## AMENITIES

- ✓ GARDEN
- ✓ PRIVATE PARKING
- ✓ SWIMMING POOL

## OTHERS

- ✓ 18 SQM SWIMMING POOL
- ✓ POWDER ROOM
- ✓ PRIVATE PARKING

## NEARBY

- BATU BELIG BEACH
- ECHO BEACH
- BERAWA BEACH
- MAI MAIN PLAYGROUND
- PERERENAN BEACH
- PETTITENGET BEACH
- TIMES BEACH WARUNG
- BRAUD CAFE
- AMOLAS CAFE
- BOKASHI
- DESA KITSUNE
- DOPPIO CAFE PINK
- INDIGO
- KANVAZ PATISSERIE
- KONG
- BALI EQUESTRIAN
- MUKA CONCEPTS
- CANGGU COMMUNITY SCHOOL

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