PROPERTIES LISTINGS | SOUTH BALI EXCLUSIVES | MODERN-RUSTIC COTTAGE



MODERN-RUSTIC COTTAGE

PECATU, SOUTH BALI

PRICE USD	PRICE IDR	OWNERSHIP	PERIOD
USD 609,199	IDR 10,000,000,00	0 Leasehold	27 years
BEDS / BATHS 4 / 4	level 1		YEAR BUILT 2023
LAND SIZE +/- 400 sqm 4.00 are	LIVING SIZE +/ 190 sqm 1.90 are	-	design Rustic
CERTIFICATES Akta PBG/SLF	zoning Mix Zoned	l (C-2)	views Garden Pool

Located in the vibrant heart of Suluban Uluwatu, just a 5-minute walk to the Uluwatu reef break. This property consists of a three-bedroom residence and a studio, completed in 2023, showcases a modern architectural design by Architect Earth Lines and was constructed by Bali Construction. The property has a concrete and steel structure, complemented by natural finishes including teak, benkirai wood, andesite stone, terrazzo, and pressed rattan. Surrounding the residence is a beautifully designed tropical garden by Anton J. Clark and a refreshing plunge pool. The home's thoughtful L-shaped layout encourages warmth and togetherness, making it an ideal retreat for families and friends.

The main house is 150 sqm with turn-key furnishings, featuring a master suite with an ensuite bathroom, two additional bedrooms sharing a bathroom, and a guest half bath. The bright living and dining area connects to the garden and child-friendly pool. The 1BR studio of 40 sqm with a private plunge pool and garden is a simple setting for couples and a comfortable base to return to after a day of adventure.

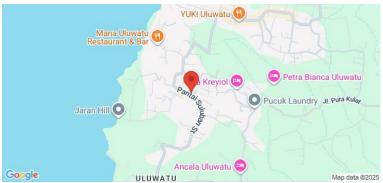
The living space has a cozy sofa, a reading nook, and a hidden AC unit, with large glass doors for natural light. The dining table seats six, and the well-equipped kitchen includes a tea station, oven, gas stove, and fridge/freezer. The master bedroom features a king-size bed, an accent armchair, a wardrobe, and an en-suite bathroom. The guest bedroom also has a king-size bed, a built-in wardrobe, a desk, a reading nook, and practical amenities such as an international USB plug.

Garden | Plunge Pool | Private Parking | Swimming Pool

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OVERVIEW	AMENITIES	OTHERS	NEARBY
REGULAR	✓ GARDEN	✓ SWIMMING POOL	NYANG NYANG BEACH
OWNERSHIP: LEASEHOLD	✓ PLUNGE POOL	✓ PRIVATE PLUNGE POOL	ULUWATU TEMPLE
STATUS: GOOD CONDITION	✓ PRIVATE PARKING	✓ LUSH TROPICAL GARDEN	GOOSEBERRY
DESIGN: RUSTIC	✓ SWIMMING POOL	✓ USB AND INTERNATIONAL ADAPTER PLUG SOCKETS	
LAND SIZE: 400 sqm / 4.00 are		✓ PRIVATE PARKING	
LIVING SIZE: 190 sqm / 1.90 are			
LEVEL: 1			
BED / BATH: 4 / 4.0			
VIEWS: GARDEN, POOL			
FURNISHING: FULLY-FURNISHED			
INCLUDE STAFF: NO			
PAYMENT TERM: NO			
CERTIFICATION: AKTA, PBG/SLF			
ZONING: MIX ZONED (C-2)			



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