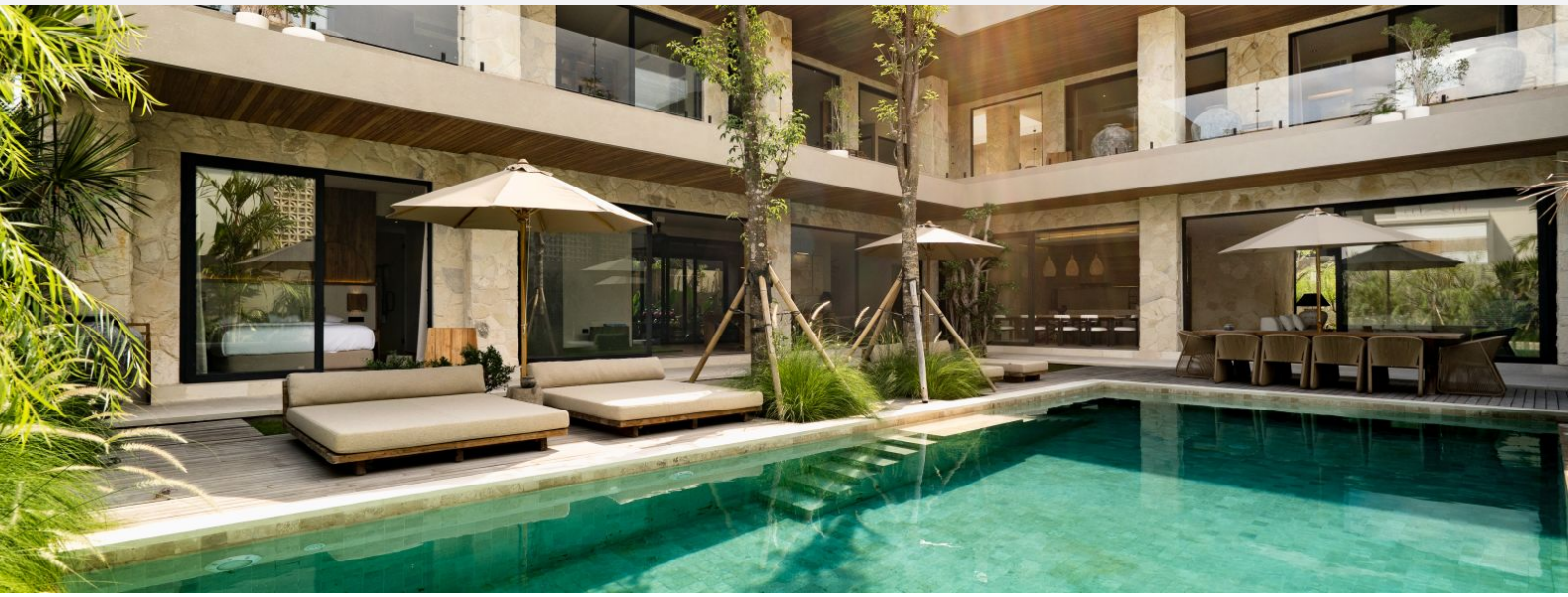
GD&ASSOCIATES



TROPICAL FAMILY HOME

UMALAS, KEROBOKAN

PRICE USD	PRICE IDR	OWNERSHIP	PERIOD
USD 1,500,000	IDR 27,196,000,000	Leasehold	28 years

BEDS / BATHS	LEVEL	YEAR BUILT
5 / 5.5	2	October 2026

LAND SIZE +/-	LIVING SIZE +/-	DESIGN
820 sqm 8.20 are	560 sqm 5.60 are	

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

Nestled within the esteemed Liga Tennis Umalas community, this contemporary residence is ideal for families seeking a streamlined lifestyle. Situated within walking distance of the renowned CCS International School, tennis club, eateries, cafes, and medical facilities.

Immerse yourself in a villa designed to be lived in, not to impress. It promotes introspection through distinct elements, from architectural composition that results in fewer physical and visual divisions to essential decoration that fosters harmony with our surroundings. The minimalist style focuses on the essentials, while the natural, soft, and dim lighting takes center stage.

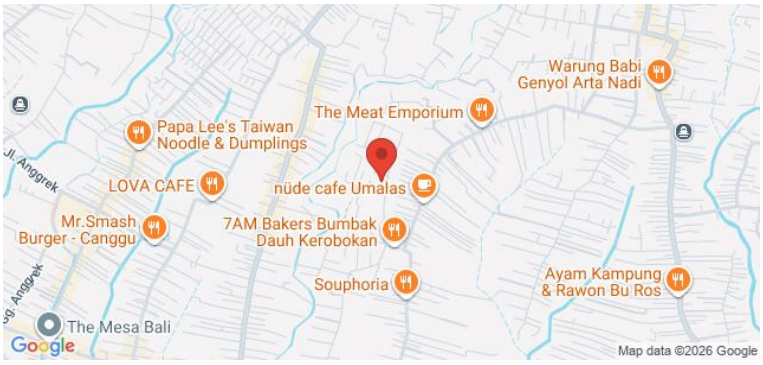
Designed and built by a reputable Bali-based company with over 500 villas delivered to its portfolio.

The 2-level property comprises 5 bedrooms, an 820 sqm plot, and 560 sqm of living space. It has a gym, a cinema room, a sauna, a main kitchen, a wet kitchen, an office room, a massage room, and much more.

©2021 PT SURGA TROPIS HIDUP. ALL RIGHTS RESERVED
www.gillesdemunter.com | info@gillesdemunter.com | +(62)819-99-971-591
GD Headquarters @ Made's Warung Unit #5, Jalan Raya Seminyak,
Seminyak, Kecamatan Kuta, Kabupaten Badung, Bali 80361, Indonesia.

GD&ASSOCIATES





OVERVIEW

REGULAR

OWNERSHIP: LEASEHOLD

STATUS: NEWLY BUILT

LAND SIZE: 820 sqm / 8.20 are

LIVING SIZE: 560 sqm / 5.60 are

LEVEL: 2

BED / BATH: 5 / 5.5

VIEWS: POOL, GARDEN

FURNISHING: FULLY-FURNISHED

PAYMENT TERM: NO

CERTIFICATION: CERTIFICATE COPY, NOTARIAL DEED

ZONING: MIX ZONED (C-1)

AMENITIES

OTHERS

NEARBY

BATU BELIG BEACH

ECHO BEACH

CANGGU BEACH

PERERENAN BEACH

PETITENGET BEACH

SESEH BEACH

KANVAZ PATISSERIE

TIMES BEACH WARUNG

AMOLAS CAFE

SANGSAKA

BRAUD CAFE

DESA KITSUNE

DOPPIO CAFE PINK

GUSTO GELATO

INDIGO

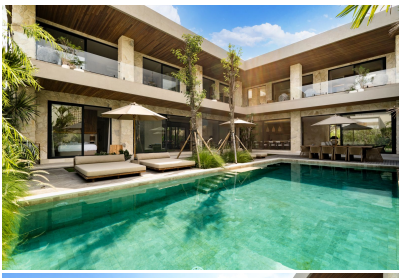
BALI EQUESTRIAN

FURTHER HOTEL

BALI BUDA CANGGU

GD&ASSOCIATES *by Gilles Demunter*®
©2021 PT SURGA TROPIS HIDUP. ALL RIGHTS RESERVED
www.gillesdemunter.com | info@gillesdemunter.com | +(62)819-99-971-591
GD Headquarters @ Made's Warung Unit #5, Jalan Raya Seminyak,
Seminyak, Kecamatan Kuta, Kabupaten Badung, Bali 80361, Indonesia.

GD&ASSOCIATES







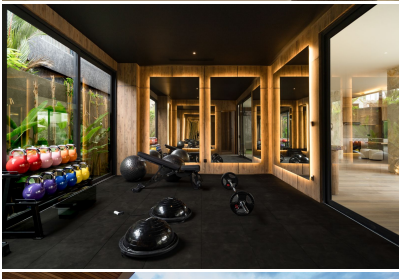


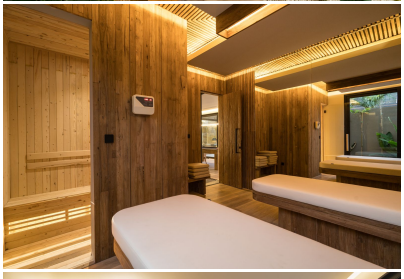












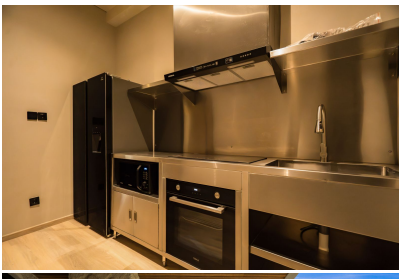





GD&ASSOCIATES *by Gilles Demunter*®
©2021 PT SURGA TROPIS HIDUP. ALL RIGHTS RESERVED

www.gillesdemunter.com | info@gillesdemunter.com | +(62)819-99-971-591
GD Headquarters @ Made's Warung Unit #5, Jalan Raya Seminyak,
Seminyak, Kecamatan Kuta, Kabupaten Badung, Bali 80361, Indonesia.

GD&ASSOCIATES



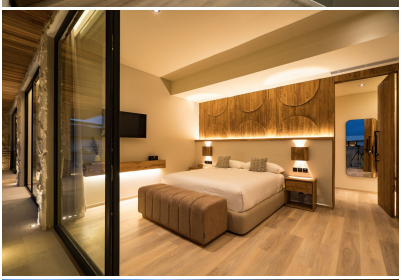


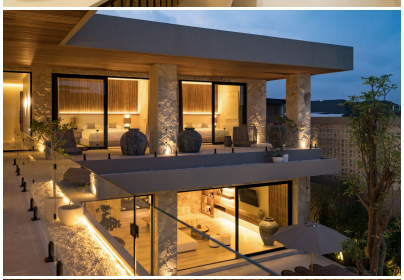
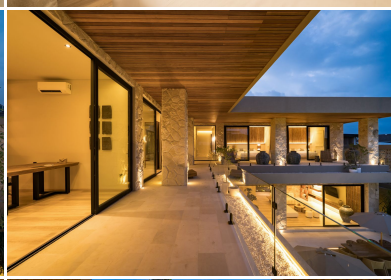
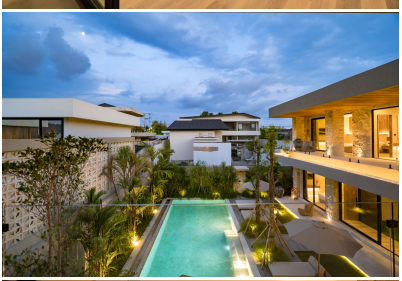




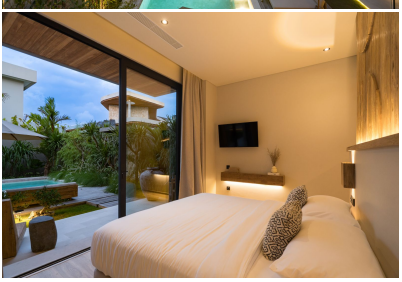
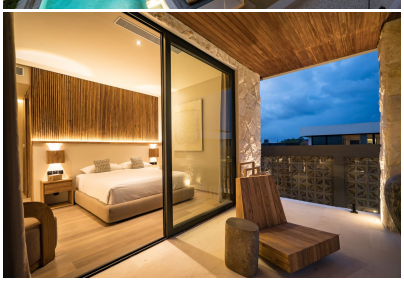








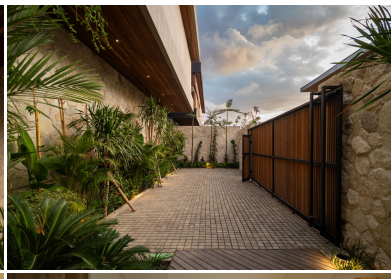





GD&ASSOCIATES *by Gilles Demunter*®
©2021 PT SURGA TROPIS HIDUP. ALL RIGHTS RESERVED
www.gillesdemunter.com | info@gillesdemunter.com | +(62)819-99-971-591
GD Headquarters @ Made's Warung Unit #5, Jalan Raya Seminyak,
Seminyak, Kecamatan Kuta, Kabupaten Badung, Bali 80361, Indonesia.

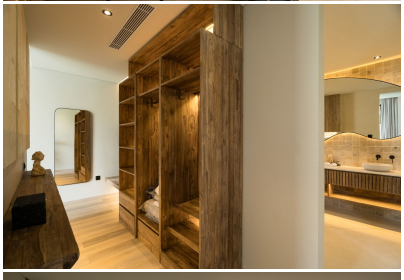
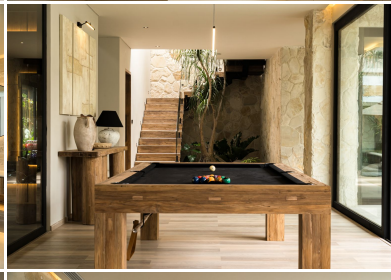
GD&ASSOCIATES

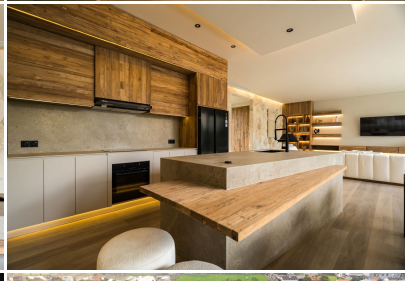
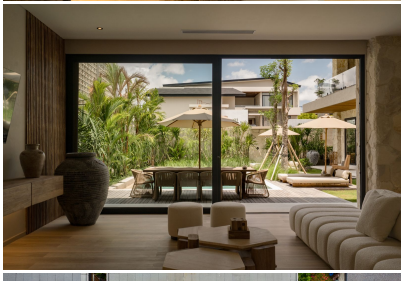
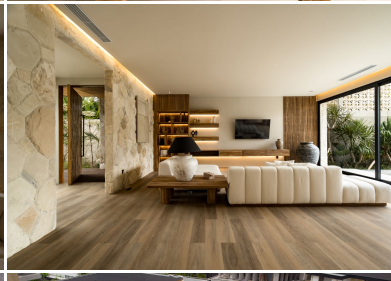
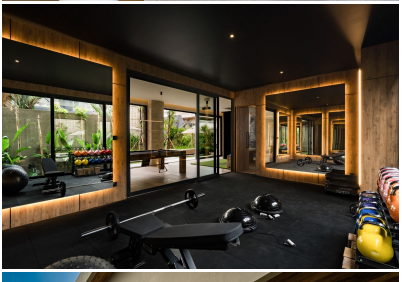












GD&ASSOCIATES *by Gilles Demunter*®
©2021 PT SURGA TROPIS HIDUP. ALL RIGHTS RESERVED
www.gillesdemunter.com | info@gillesdemunter.com | +(62)819-99-971-591
GD Headquarters @ Made's Warung Unit #5, Jalan Raya Seminyak,
Seminyak, Kecamatan Kuta, Kabupaten Badung, Bali 80361, Indonesia.