

# GD&ASSOCIATES

PROPERTIES LISTINGS | SOUTH BALI EXCLUSIVES | TROPICAL-TECTONIC DESIGN RESIDENCE



## TROPICAL-TECTONIC DESIGN RESIDENCE PECATU, SOUTH BALI

PRICE USD	PRICE IDR	OWNERSHIP	PERIOD
USD 1,370,700	IDR 22,500,000,000	Leasehold	30 years

BEDS / BATHS	LEVEL	YEAR BUILT
4 / 4	3	2025

LAND SIZE +/-	LIVING SIZE +/-	DESIGN
356 sqm 3.56 are	1,000 sqm 10.00 are	Modern

CERTIFICATES	ZONING	VIEWS
Akta	Mix Zoned (C-2)	Garden

*This three-story, four-bedroom residence is an architectural masterpiece influenced by Japanese architecture. Made entirely of dark wood with custom furniture and fixtures, it features plenty of different areas to rest, play, contemplate, and stay inspired.*

*Tropical-tectonic design involves architectural strategies that address the challenges of hot, humid climates through resilient and culturally relevant buildings. It emphasizes tectonic principles, showcasing how a building's form relates to its structure and materials to manage moisture, enhance natural ventilation, and protect against rain and sun.*

*This building is made of ethically sourced reclaimed timber (kaltimber) in all its major components. The 16 unevenly bent and twisted columns were once part of a road leading over swampland in Kalimantan/ Borneo.*

*The significant achievement of the timber craftsmanship, and thus the essential design idea, was to incorporate these uneven building components into a functioning framework for walls, stairs, balconies, and sliding windows and doors.*

*The ground floor features a glassed-in private one-bedroom and areas for yoga or stretching. The second floor houses the master bedroom, nestled next to the garden. The kitchen is chic and complete, made for daily living, with a beautiful and comfortable sunken area. The second floor opens into an outdoor living and dining area with a lifted saltwater pool of gray stone. The two bedrooms on the third floor have large triangular windows that take full advantage of the views and extra attachments for hammocks for a fully immersive experience.*

*Garden / Private Parking / Swimming Pool*

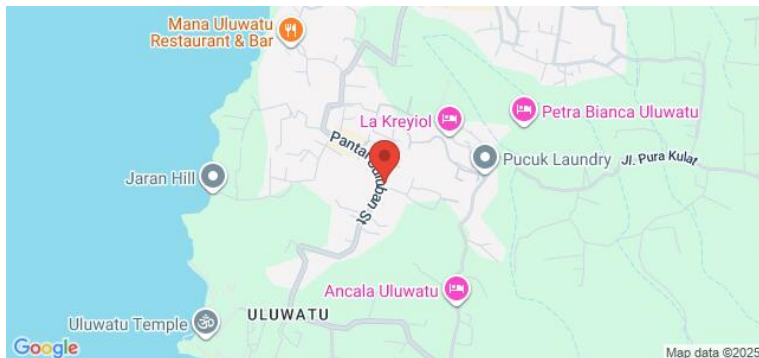
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GD Headquarters @ Made's Warung Unit #5, Jalan Raya Seminyak, Seminyak, Kecamatan Kuta, Kabupaten Badung, Bali 80361, Indonesia.

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## OVERVIEW

REGULAR

OWNERSHIP: LEASEHOLD

STATUS: BRAND NEW

DESIGN: MODERN

LAND SIZE: 356 sqm / 3.56 are

LIVING SIZE: 1,000 sqm / 10.00 are

LEVEL: 3

BED / BATH: 4 / 4.0

VIEWS: GARDEN

FURNISHING: FULLY-FURNISHED

INCLUDE STAFF: NO

PAYMENT TERM: NO

CERTIFICATION: AKTA

ZONING: MIX ZONED (C-2)

## AMENITIES

✓ GARDEN

✓ PRIVATE PARKING

✓ SWIMMING POOL

## OTHERS

✓ SWIMMING POOL

✓ YOGA AREA

✓ GARDEN

✓ PRIVATE PARKING

✓ &NBSP;

## NEARBY

NYANG NYANG BEACH

ULUWATU TEMPLE

GOOSEBERRY

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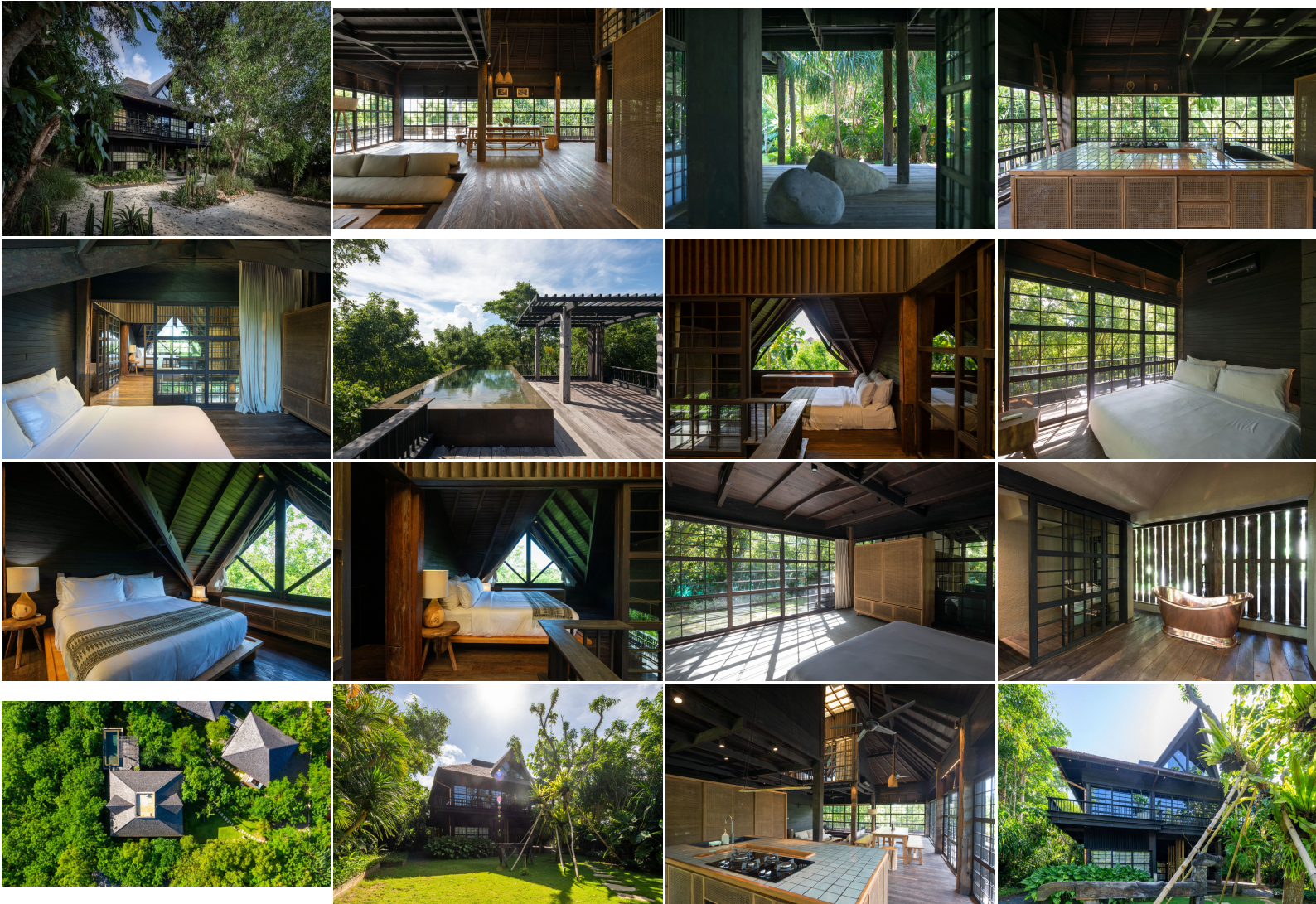
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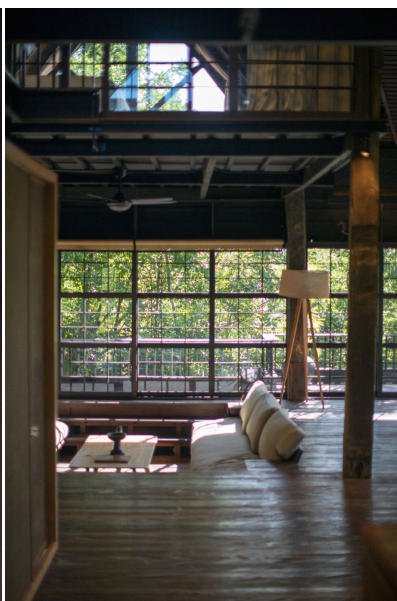
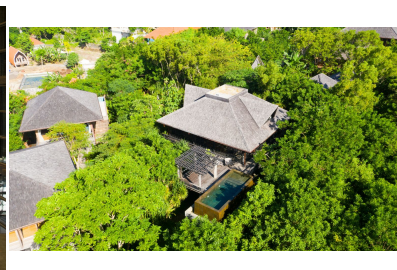
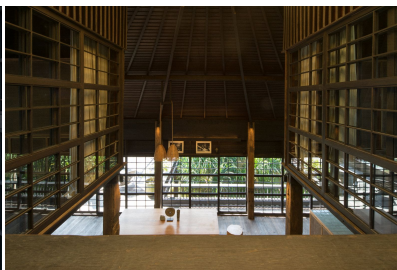
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