

GD&ASSOCIATES

YEARLY RENTAL | MENGWI EXCLUSIVES | COASTAL CONTEMPORARY RESIDENCE



COASTAL CONTEMPORARY RESIDENCE TUMBAK BAYUH, MENGWI

PRICE USD	PRICE IDR	OWNERSHIP
USD 76,000	IDR 1,300,000,000	Yearly Rental
.....		
BEDS / BATHS	LEVEL	YEAR BUILT
4 / 5	2	2025
.....		
LAND SIZE +/-	LIVING SIZE +/-	DESIGN
500 sqm	350 sqm	
5.00 are	3.50 are	
.....		
CERTIFICATES	ZONING	VIEWS
NIB	Residential	Pool
SHM		Garden

* Rented - Available May 2027

Located in the village of Tumbak Bayuh, set on a 500 sqm freehold plot of land. We will be greeted by majestic sacred trees that line the entrance to the road, situated in the heart of one of the most exclusive expatriate neighborhoods, offering a peaceful and upscale living environment. It is conveniently just 5 kilometers, or a 14-minute drive, from the nearest beach at Pererenan and is also close to various cafes, restaurants, and essential amenities.

Designed by Arkana Architects, their mission is to transform imaginative concepts into reality by offering fresh perspectives on the built environment, the firm specializes in modern tropical architecture, incorporating Balinese-inspired landscaping to create unique and harmonious designs.

This residence covers 350 square meters over two floors. It has a spacious living area with high ceilings and floor-to-ceiling windows that can open fully or be closed off for different uses and a versatility. It includes a flexible bedroom that can also work as an office, gym, or media room. Each bedroom features a comfortable King Koil mattress and has its own bathroom. The master suite includes both a shower and a bathtub for extra luxury. The kitchen is modern with an island, induction stove, and downdraft exhaust. There are also separate dry and wet kitchens for easy cooking. For storage, there's a service room that can be repurposed, along with plenty of other storage options, a pantry, and a laundry room. The property offers covered parking for two cars and space for several motorbikes. Security comes with a large remote-controlled gate, a smart-lock main entrance, and a CCTV system. Outdoors, you'll find a swimming pool with sunken seating, a deck with daybeds, and an outdoor shower, all surrounded by a tall wall for privacy. The residence comes fully furnished with quality custom-made furniture and premium finishes. It includes modern appliances from well-known brands like Bosch, Hafele, Teka, Electrolux, and Samsung, which cover a dishwasher, laundry machine, wine cooler, and five televisions. Other brands include Vinotti, Didu, Piment Rouge, Quadra, Grohe, Daikin, and Ateson. A Bose sound system improves the atmosphere both inside and outside, and the lush landscaping adds to the tropical extravagance feel of the property.

Coastal contemporary design remains popular in Bali, drawing inspiration from the soft, sandy shores, clear waters, and swaying palms down South. Even those living inland can't help but appreciate the beauty of the beach and bring it in inside their homes. This style

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captures the tranquility of coastal living with bright blues, greens, and earthy tones. The trend emphasizes light and fresh elements combined with modern simplicity. Key features include the use of local materials, textures, and plants in innovative ways.

The rental price includes pool and garden maintenance, and cleaning service.

Garden | Gym | Laundry Room | Private Parking | Storage Room | Swimming Pool



OVERVIEW

RENT

STATUS: NEWLY BUILT

LAND SIZE: 500 sqm / 5.00 are

LIVING SIZE: 350 sqm / 3.50 are

LEVEL: 2

BED / BATH: 4 / 5.0

VIEWS: POOL, GARDEN

FURNISHING: FULLY-FURNISHED

PAYMENT TERM: NO

CERTIFICATION: NIB, SHM

ZONING: RESIDENTIAL

AMENITIES

✓ GARDEN

✓ GYM

✓ LAUNDRY ROOM

✓ PRIVATE PARKING

✓ STORAGE ROOM

✓ SWIMMING POOL

OTHERS

✓ PRIVATE SWIMMING POOL

✓ SPACIOUS LIVING AREA

✓ GYM

✓ OFFICE/STUDY SPACE

✓ STORAGE & LAUNDRY ROOM

✓ PRIVATE PARKING

NEARBY

BERAWA BEACH

MAI MAIN PLAYGROUND

BALI EQUESTRIAN

DEUS EX MACHINA

FINNS

LIGA TENNIS

NIRVANA

SAMADI

AMOLAS CAFE

SATOSHI

INDIGO

KONG

ORIGEN MEXICAN RESTAURANT

RED GUNPOWDER

SANTANERA

FURTHER HOTEL

BALI BUDA CANGGU

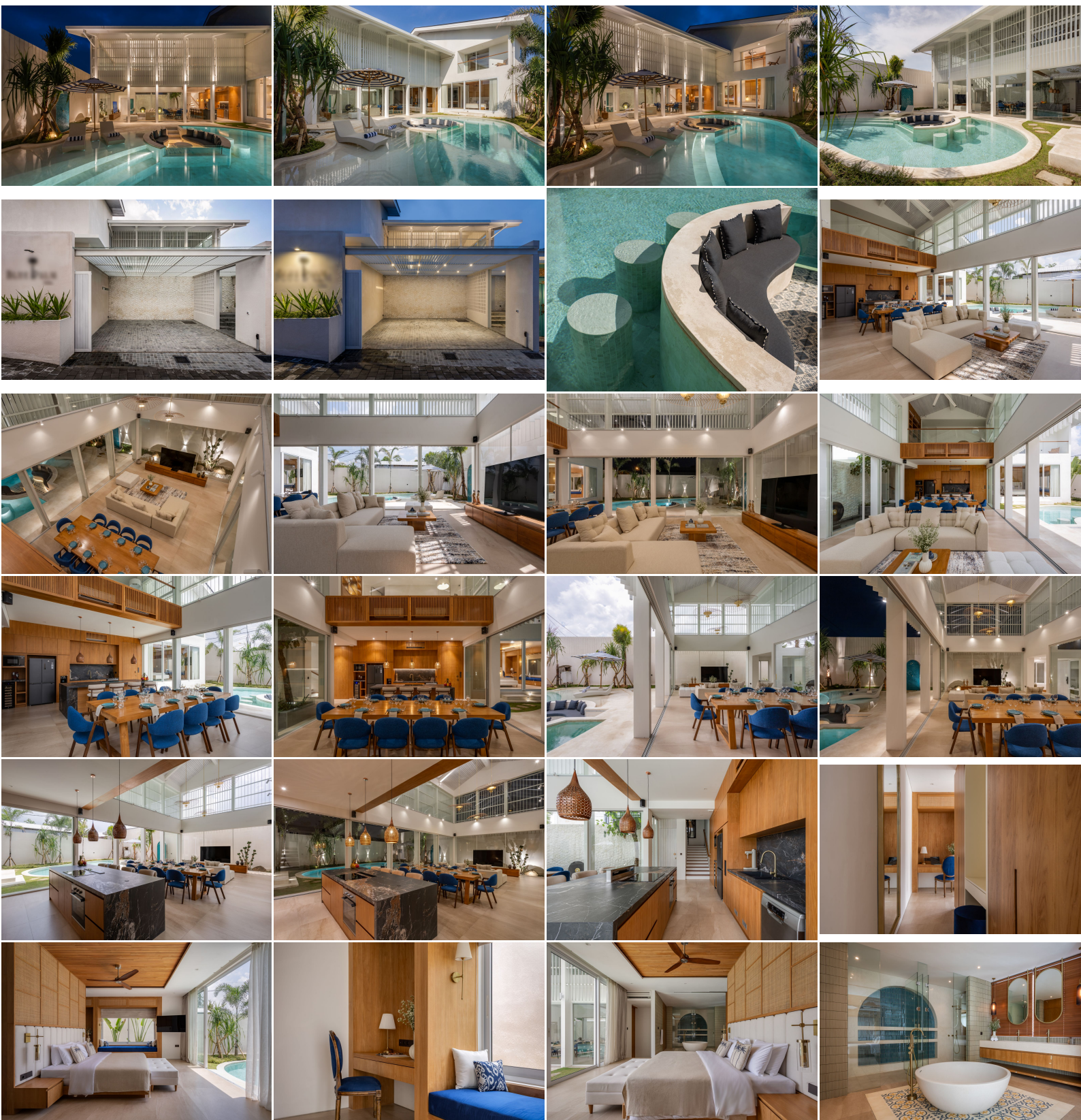
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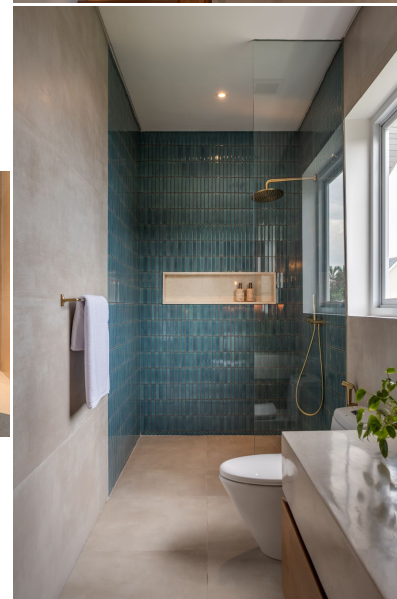
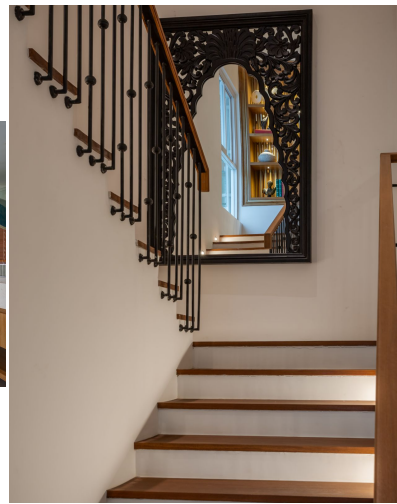
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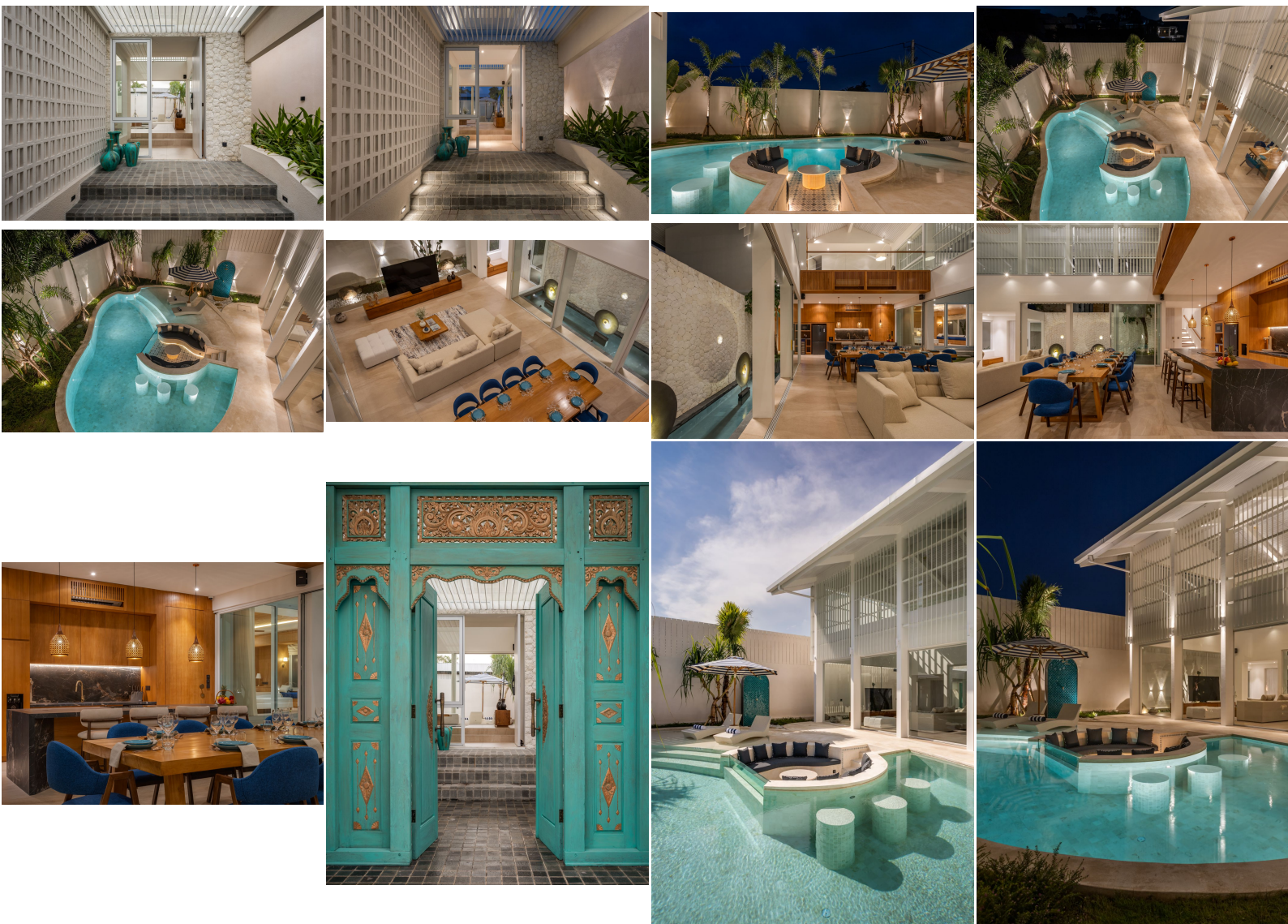
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