

GD&ASSOCIATES

PROPERTIES LISTINGS | TABANAN EXCLUSIVES | CONTEMPORARY LIVING VILLA



CONTEMPORARY LIVING VILLA

NYANYI, TABANAN

PRICE USD	PRICE IDR	OWNERSHIP
USD 427,000	IDR 7,000,000,000	Freehold

BEDS / BATHS	LEVEL	YEAR BUILT
3 / 3.5	2	May 2025

LAND SIZE +/-	LIVING SIZE +/-	DESIGN
250 sqm	236 sqm	Contemporary
2.50 are	2.36 are	

CERTIFICATES	ZONING	VIEWS
Akta	Residential	Green belt - rice paddies
PBG/SLF		Infinity pool
		Garden

Located in the quiet area of Nyanyi, overlooking green belt rice paddies. Approximately 12 Minutes to Pererenan, Surf Beach, Canggu / Baked Cafe, Shelter Restaurant, and others.

Cozy and inviting, fresh and casual, with the use of textures that add warmth and depth and a forever favorite neutral color palette. The open-plan design helps with the flow and makes everything blend together seamlessly.

The villas are built with great attention to design and with modern, natural, locally sourced materials and high-quality fixtures.

The 2-level property comprises 3 bedrooms on a plot of 250 m2 of land with a living space of 236 m2.

Garden | Laundry Room | Private Parking | Storage Room |
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: FREEHOLD

STATUS: GOOD CONDITION

DESIGN: CONTEMPORARY

LAND SIZE: 250 sqm / 2.50 are

LIVING SIZE: 236 sqm / 2.36 are

LEVEL: 2

BED / BATH: 3 / 3.5

VIEWS: GREEN BELT - RICE PADDIES, INFINITY POOL,
GARDEN

FURNISHING: FULLY-FURNISHED

INCLUDE STAFF: NO

PAYMENT TERM: NO

CERTIFICATION: AKTA, PBG/SLF

ZONING: RESIDENTIAL

AMENITIES

✓ GARDEN

✓ LAUNDRY ROOM

✓ PRIVATE PARKING

✓ STORAGE ROOM

✓ SWIMMING POOL

OTHERS

✓ 31 M2 INFINITY POOL WITH A WOODEN DECK

✓ OPEN PLAN LIVING AREA AND KITCHEN WITH SLIDE
GLASS DOORS OPENING OUT TO PATIO AREA

✓ FULLY EQUIPPED MODERN KITCHEN

✓ BALCONY WITH LOUNGE AREA

✓ POWDER ROOM

✓ STORAGE & LAUNDRY ROOM

✓ WATER SOURCE: DRILLED WELLS & BIO SEPTIC
TANK

✓ ELECTRIC 7700 KWH

✓ PARKING FOR 2 CARS

NEARBY

CEMAGI BEACH

MENGENING BEACH

NYANYI BEACH

PIG STONE BEACH

SESEH BEACH

TANAH LOT TEMPLE

JOSHUA DISTRICT

UDARA BALI

SESEH GENERAL STORE

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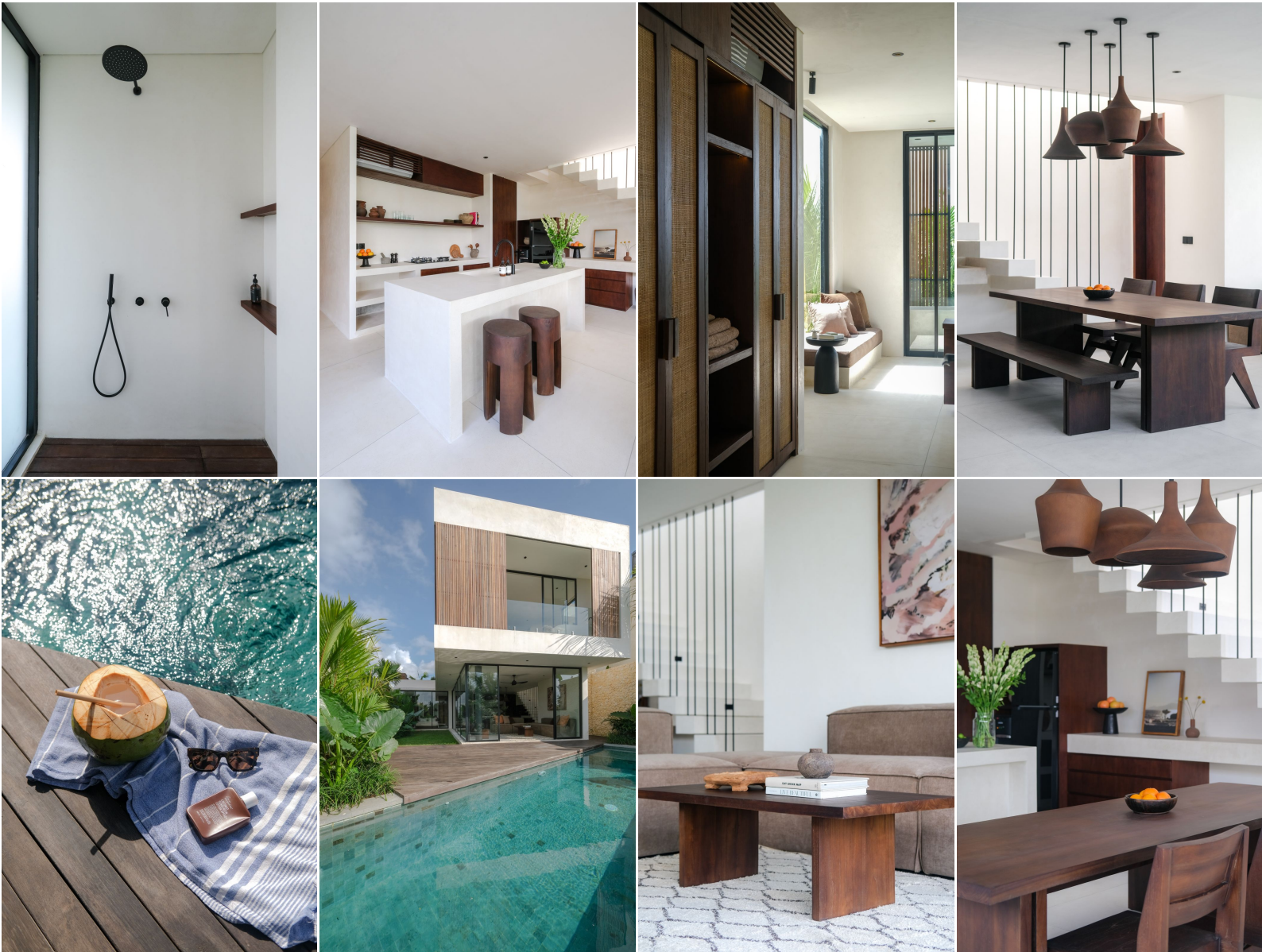
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