

GD&ASSOCIATES

PROPERTIES LISTINGS | SOUTH BALI EXCLUSIVES | EXOTIC NUSANTARA CLIFFTOP ESTATE



EXOTIC NUSANTARA CLIFFTOP ESTATE UNGASAN, SOUTH BALI

PRICE USD	PRICE IDR	OWNERSHIP
USD 6,003,000	IDR 97,000,000,000	Freehold
BEDS / BATHS	LEVEL	YEAR BUILT
5 / 5	1	2011
LAND SIZE +/- 2,500 sqm 25.00 are	LIVING SIZE +/- 750 sqm 7.50 are	DESIGN Bali Style
CERTIFICATES Akta IMB	ZONING Tourism	VIEWS Indian Ocean

This modern-exotic estate, built in 2011, features a bold Nusantara design and luxurious wood elements. Located on a secluded 2500 sqm clifftop, it offers stunning Indian Ocean views and well-maintained tropical gardens. With 30 meters of cliff frontage and private swimming pools, it provides privacy, while still being close to Uluwatu's actions.

Embracing Nusantara Aesthetics involves weaving together cultural values, life philosophies, and social ethics into our home environments which is reflected in the floor plans can enhance social harmony, while adopting a Nusantara influence and modern design can actively support the preservation of Indonesian heritage. Incorporating traditional elements and classical ornaments into the modern world adds a sense of history and complements a minimalist approach that encourages peace and comfort. Blending wooden elements with dark brown accents creates a harmonious balance without overwhelming the space. To encapsulate this feeling of "adem," or coolness, consider using earthy colors, white or ivory for the walls, these tones can also be reflected in furniture choices. Additionally, integrating a large sliding glass door introduces a contemporary flair, serving as a modern luxury hallmark. These elements foster an exotic and modern home, enriching our living experience.

With 750 sqm approximately in building size, it boasts a spacious family room, and pools facing the Indian Ocean, with Bale to get deep in the tropical culture. 5 bedrooms of king size with adjoining ensuites, detached underground master bedroom of A huge private space on its own separate level, this incredible master bedroom is hidden away from all other rooms. With stunning ocean and cliff views, it features a private outdoor sitting area, a spacious bathroom, and two outdoor showers. Plus if you own this estate, you'll retain access to Sundays Beach Club to relax while taking in the stunning Uluwatu sunsets each evening—this is the essence of a fulfilled life.

Garden | Private Parking | Swimming Pool

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OVERVIEW

REGULAR

OWNERSHIP: FREEHOLD

STATUS: GOOD CONDITION

DESIGN: BALI STYLE

LAND SIZE: 2,500 sqm / 25.00 are

LIVING SIZE: 750 sqm / 7.50 are

LEVEL: 1

BED / BATH: 5 / 5.0

VIEWS: INDIAN OCEAN

FURNISHING: FULLY-FURNISHED

INCLUDE STAFF: NO

PAYMENT TERM: NO

CERTIFICATION: AKTA, IMB

ZONING: TOURISM

AMENITIES

- ✓ GARDEN
- ✓ PRIVATE PARKING
- ✓ SWIMMING POOL

OTHERS

- ✓ PRIVATE CLIFFTOP SWIMMING POOL AND SPA
- ✓ LARGE LAWN
- ✓ LIVING AREA WITH TWO INTERCONNECTING SUITES
- ✓ MEDIA ROOM
- ✓ OCEAN FRONT BALE
- ✓ PRIORITY ACCESS TO SUNDAYS BEACH CLUB
- ✓ PRIVATE PARKING AREA

NEARBY

GREEN BOWL BEACH

SAVAYA

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