



**BALI** – REAL ESTATE  
**EXCEPTION**

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**OFFPLAN 3  
BEDROOM  
VILLA FOR  
SALE  
LEASEHOLD  
IN ULUWATU**



**Features**

<b>Property ID</b>	BE-1258	<b>Bathrooms</b>	3,5
<b>Price</b>	\$259,000	<b>Leasehold</b>	25 years
<b>Land Area</b>	150 sqm	<b>Delivery Date</b>	12 months after
<b>Property Size</b>	160 sqm		
<b>Bedrooms</b>	3		

Just a 5-minute drive from the pristine Nyang Nyang Beach, this exquisite villa offers the perfect blend of serene living and proximity to vibrant cafes, restaurants, and beachside attractions.

Set on a spacious 150sqm plot, the villa boasts three bedrooms and three and a half bathrooms, with the master bathroom featuring a bathtub. Fully furnished, the interior includes a cozy living area with high-ceiling windows, a dining space perfect for family gatherings or dinner parties, and a fully equipped kitchen ready for culinary adventures.

Outside, you'll find a private oasis with a refreshing pool and a small garden, perfect for cooling off on warm days and creating a homey atmosphere. The property includes a convenient 15-meter parking area for your vehicles.

This villa represents an opportunity to own a piece of paradise in Uluwatu, whether you're seeking a family home, a getaway with friends, or a smart investment.

#### WE LOVE

The serene place

The prime location

The modern design

#### KEY INFORMATION

Price : USD 259,000

Leasehold : 25 years + 25 years extension

Delivery date : 12 months after deposit