

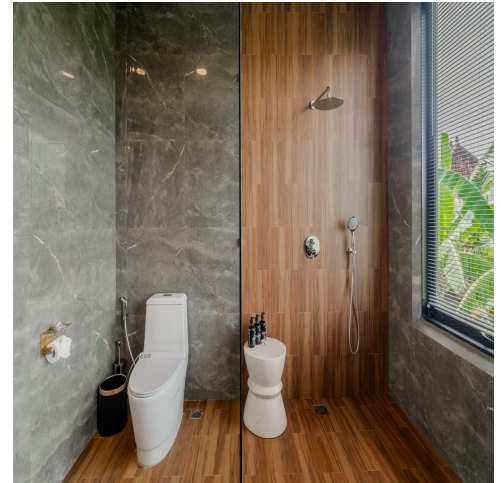


BALÍ—REAL ESTATE  
EXCEPTION

Where your exceptional journey begins

www.baliexception.com  
@baliexceptionsales  
salesadmin@baliexception.com  
+62 813 9959 4112

# READY NOW 3 BEDROOM VILLA FOR SALE LEASEHOLD IN CANGGU



## Features

Property ID	BE-1436	Bathrooms	4
Price	\$520,000	Leasehold	38 years
Land Area	300 sqm		
Property Size	372 sqm		
Bedrooms	3		

Experience the perfect blend of modern luxury and Bali's vibrant charm with this beautifully designed two-level villa in the heart of Canggu. Just minutes from the beach, popular cafés, and restaurants, this prime location offers everything you need for a relaxed yet stylish lifestyle.

The villa features three spacious bedrooms with ensuite bathrooms, a guest toilet for added convenience. The bright and airy living area, with high ceilings and expansive windows, creates a seamless indoor-outdoor flow. Fully furnished and equipped with a modern kitchen, the villa also includes a dedicated office/study space and a private theater or game room, making it perfect for work and play. A smart home system ensures ultimate comfort and ease.

Outside, unwind by your private pool with a cozy lounge area, surrounded by a serene garden. There's a private balcony to soak in the surrounding views.

The property also includes a garage that fits two cars and four bikes. Whether you're looking for a luxurious home or a top-tier investment, this villa offers the best of Canggu living.

## WE LOVE

- The pool and lounge area
- The office/study room and theater/game room
- The investment opportunity

## KEY INFORMATION

Price:

- Ready now : USD 550,000
- Leasehold: 38 years