



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

Where your exceptional journey begins

www.stg-baliexceptioncom-  
dev.kinsta.cloud  
@baliexceptionsales  
salesadmin@baliexception.com

**MODERN  
TROPICAL  
WITH  
GARDEN  
VIEW 3  
BEDROOM**



**Features**

<b>Property ID</b>	BE-1338	<b>Bathrooms</b>	3
<b>Price</b>	\$419,000	<b>Leasehold</b>	30 Years
<b>Land Area</b>	350 sqm	<b>Delivery Date</b>	May 2025
<b>Property Size</b>	265 sqm		
<b>Bedrooms</b>	3		

This stunning villa, nestled in the heart of Ubud, offers the perfect blend of tranquility and convenience. Located just minutes from Ubud Center, it's ideally situated near charming cafes, renowned restaurants, and cultural hotspots, giving you the best of both worlds—peaceful living and easy access to vibrant local life.

With a modern tropical design, this villa boasts 350 sqm of land and 265 sqm of beautifully crafted living space. It includes 3 spacious bedrooms, 3 elegant bathrooms, an airy living room, a fully-equipped kitchen, and a stylish dining area—perfect for hosting or unwinding after a day of exploring.

The villa's standout feature is its private pool with a serene garden view, creating a luxurious oasis for relaxation. This property is not just a home, but an exceptional investment opportunity, ideal for holiday rentals or long-term stays. Whether you're looking to make it your dream home or a high-yield investment, this villa is a rare gem in Ubud!

## **WE LOVE**

The modern tropical design

The swimming pool with garden view

The smart investment

## **KEY INFORMATION**

Leasehold 30 years ( +extension 25 years)

Price : USD 419,000

Key handover in : MAY 2025