



BALÍ—REAL ESTATE
EXCEPTION

Where your exceptional journey begins

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

OFFPLAN 3 BEDROOM VILLA FOR SALE LEASEHOLD IN CEMAGI



Features

Property ID	BE-1362	Bathrooms	5
Price	\$695,000	Leasehold	28,5 years
Land Area	221 sqm	Delivery Date	December 2025
Property Size	471 sqm		
Bedrooms	3		

Nestled in the peaceful area of Cemagi, just 4 minutes from Cemagi Beach and within close proximity to Canggu.

This stunning 3-level villa showcases a high modern Balinese design that seamlessly blends elegance and comfort. The villa features a unique mezzanine-level master bedroom with a bathtub, offering a serene escape. Comes with 3 bedrooms and 3 bathrooms, fully furnished and complete with a fully equipped kitchen, the villa is designed with high ceilings and expansive windows, allowing natural light to flow through the space, creating an airy and bright atmosphere.

Step outside to the 32 sqm pool, surrounded by a lounge area and sunbeds, perfect for relaxing under the tropical sun.

Whether you're seeking a family retreat or a promising investment, this villa is an excellent choice for both.

WE LOVE

The modern traditional Balinese design

The serene location

The spacious outdoor and pool area

KEY INFORMATION

Price:

- Off Plan : USD 695,000
- Ready : USD 720,000

Leasehold: 28,5 years + 15 years extension