








# Luxury villas from the developer with installments in the Canggu area (003234)



# 326 495 €

 Floor area	<b>168 m<sup>2</sup></b>
 Number of rooms	<b>3 bedrooms</b>
 Furnitures	<b>Full</b>
 To the beach:	<b>m</b>
 Location:	<b>Indonesia, Bali, Canggu</b>
 To the airport:	<b>km</b>
 To the city centre:	<b>km</b>

## Options

- ✓ Balcony/ Terrace
- ✓ Swimming pool
- ✓ Private territory

## Description

Private villas in a complex in the Canggu area.

### Description of the villas:

- Protected area, private entrance
- Private pool and garden
- 2 floors
- **3 bedrooms** with double beds, wardrobe systems, TV, air conditioning and work area
- 3 bathrooms with heated towel rails, shower or bath
- The kitchen is equipped with household appliances: refrigerator with freezer, stove, oven, extractor hood, microwave, dishwasher, kettle

- Spacious living room with dining group
- Laundry room with washing and drying machines

**Residents of the villas have access to all the infrastructure and services of the complex:**

- covered secure parking
- gym
- SPA-center
- concierge service
- large swimming pool
- library
- underground parking for cars and bikes
- Gym
- rest zone

**Unique offer from the developer:**

- **Interest-free installments for 24 months**
- **\$10,000 investment cashback**
- **Tour to Bali for 7 days as a gift**

**Main characteristics of the complex:**

- **Location:** Canggu, the most popular for rent, not far from the beach, but in a quiet and peaceful place
- **Installment terms:** First payment 55%, then interest-free installments for up to two years, while the property will already be commissioned. The investor can cover part of the payment with rental income
- **PBG permit:** Already obtained, eliminating the risk of improper construction
- **Land in the red zone:** For commercial use and daily rental
- **Guaranteed return:** 10.5% is specified in the contract. The management company takes on the risks of the first months, guaranteeing profitability in the first year

**Additional benefits:**

**Oceanfront Living:** Ideal for surfers and sunset lovers, as well as those who want to be in the center of the action thanks to Canggu's extensive infrastructure

**Own management company:** with a confirmed high service rating in Bali - 9.5 points, and an

accumulated history of paying investors

The complex is an ideal place for comfortable living and profitable investment in one of the most attractive areas of Bali.

Construction completion date: 3rd quarter 2024

**Information updated: 02.08.2024**

## Photo gallery

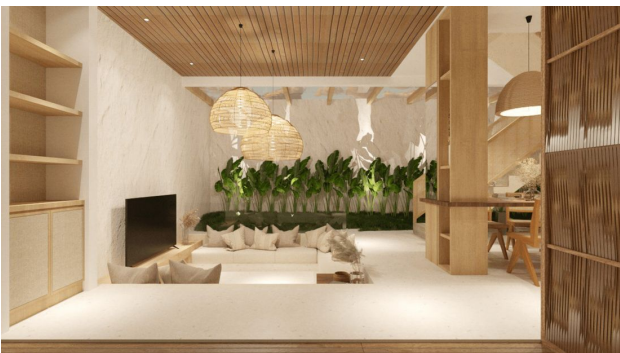














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