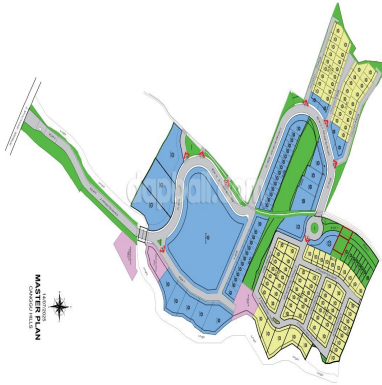




## 43047 – New Cluster for sale in Jalan Raya Canggu, Bali

### Description

Explore these premium residential and commercial land plots that are beautifully surrounded by nature, along with well-thought-out amenities. Don't miss the chance to own these stunning land plots in a location that offers both natural beauty and essential amenities which give you a unique investment opportunity in the most promising area of Canggu, where nature and comfort meet.

A beautiful life begins with a beautiful place. We bring the essence of Bali into everyday living, where nature embraces every corner and the ocean breeze whispers serenity. Roads, neighbourhoods, and public spaces follow the natural contours of the land, minimizing earthworks and protecting the existing environment. Furthermore, Canggu has a very distinctive "fish bone" road structure that grows organically within the region. With a rare 12-meter-wide road, this development offers easy access, smooth traffic flow, and enhanced long-term value. Just minutes from Canggu's iconic cafés, beach clubs, and boutiques, this location blends everyday convenience with Bali's most sought-after lifestyle.

According to the local zoning plan, this cluster plots is situated in an Orange Zone, ideal for integrated mixed-use development. Surrounded by rice fields and a flowing river, the cluster offers rare natural beauty that enhances lifestyle appeal and also increases land desirability and market value over time. The property implements an underground electrical system to preserve the landscape's beauty and create a more organized and exclusive living environment.

#### The Cluster Details

- Total Residential Area: 35,824m<sup>2</sup>
- The plot size start from: 109m<sup>2</sup> – 503m<sup>2</sup>
- Ownership Title: Freehold/SHM (Sertifikat Hak Milik) for Indonesian Only
- 24/7 Security
- 12 m wide main access road
- Underground Power Lines
- Social & Sports Club
- Children's Playground
- Pedestrian Pathway on Main Road
- Selling points: Strategic Location – Near a popular spot to visit in Canggu| A Valuable Space – Canggu has limited space available| Only up to a 5-minute walk to get to the Commercial Area

- Total Commercial Area: 21,665m<sup>2</sup>
- Land size: 90m<sup>2</sup>
- Building Size start from: 270m<sup>2</sup> – 360m<sup>2</sup>
- Ownership Title: Freehold/SHM (Sertifikat Hak Milik) for Indonesian Only
- 24/7 Security
- Access road: An expansive of 12 meters wide on the main road
- Pedestrian Pathway on Main Road
- Selling points: Prime commercial shophouses| Located in an area seamlessly integrated with residential communities|
- Underground Power Lines

#### PRICE FOR:

- Residential plot: IDR 1,700,000,000/are
- Commercial Building star from: IDR 4,700,000,000/unit

#### Date Created

2025/08/05

#### Author

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