



## 46917 – Elegant Luxury Modern Tropical Villa for Freehold Sale in Prime Area of Seminyak, Bali

### Description

Set in one of Seminyak's most strategic and prestigious residential pockets, this freehold modern tropical villa offers an exceptional blend of contemporary design, privacy, and investment value. Located just minutes from Sunset Road and the iconic Gusto Gelato, the property is surrounded by upscale private villas, reinforcing its premium positioning.

Designed over two stories with an additional rooftop, the villa embraces a clean modern architectural language softened by warm natural elements. Expansive glass doors invite abundant natural light while seamlessly connecting the indoor living spaces with the outdoor pool area, creating a calm and resort-like atmosphere throughout the home.

The closed living concept ensures comfort and privacy, enhanced by refined finishes, bespoke wooden cabinetry, and thoughtfully curated furnishings. The kitchen features a sleek, functional layout ideal for both daily living and entertaining, complemented by ample storage spaces.

At the heart of the property lies a private swimming pool (3.5 x 4.5 meters), framed by a minimalist courtyard and subtle tropical greenery—perfect for relaxed afternoons or intimate gatherings. The rooftop area adds an exclusive lifestyle element, ideal for sunset lounging or future customization.

Each of the three bedrooms is designed as a serene retreat, offering generous proportions, soft tones, and modern bathrooms that emphasize comfort and simplicity. Fully furnished and well-maintained, the villa is move-in ready or immediately suitable for the rental market.

### Property Highlights:

- Ownership: Freehold (SHM)
- Land size: 195 sqm
- Building size: ±180 sqm
- 2 floors + rooftop
- 3 bedrooms | 3 bathrooms
- Fully furnished
- Private swimming pool (3.5 x 4.5 m)
- Closed living & kitchen
- Tiny garden & rooftop space
- Carport
- IMB available
- 11,000 watt electricity
- Underground water system
- Storage rooms
- 4 air conditioners
- 4-meter access road

With its prime Seminyak location, refined architecture, and strong rental appeal, this villa represents an excellent opportunity for private residence or high-performing investment in Bali's most desirable market.

**? Price: IDR 5.75 Billion**

### Date Created

2025/12/19

### Author

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