



50278 – House For Sale Or Leasehold near Garuda Wisnu Kencana Statue In Ungasan, Badung – Bali

Description

Spacious Two-Storey Home With Pool | Strategic South Bali Location

This well-appointed two-storey house is located in Ungasan, one of South Bali's most desirable residential areas, known for its proximity to world-class beaches and everyday lifestyle conveniences. The property offers generous land and building size, a functional layout, and flexible ownership or lease options—making it suitable for private living, long-term residence, or investment use. Surrounded by established residential homes and villas, the house enjoys easy access to popular surfing beaches such as Balangan Beach, Pandawa Beach, Dreamland Beach, and the famous seafood area of Jimbaran. The airport, international school, hospital, and fitness facilities are all within approximately 20 minutes' drive.

? **Location:** Ungasan, Bali

Property Specifications

- Land Size: 500 m²
- Building Size: 350 m²
- Ownership: Freehold
- Bedrooms: 3
- Bathrooms: 3
- Additional Toilets: 4
- Floors: 2

First Floor:

Living room, kitchen, garden, private swimming pool, and car park

Second Floor:

Two bedrooms with a terrace, open views to the north, and sunset views to the west

Utilities & Access

- Electricity: PLN 3,500 W (postpaid) + 5,500 W token option
- Water Supply: PDAM (central government)
 - Underground water tank beneath pool deck (3,000 liters)
- Road Access: ± 4.8 meters wide

Ownership & Lease Options

A. Purchase (Freehold)

- Down Payment: 20%
- Payment: Full settlement at the notary
- Selling Price (Before 2028):
IDR 7,000,000,000 (negotiable)
- Selling Price (After 2028):
IDR 10,000,000,000

B. Leasehold Options

- Long-Term Lease:
20 years – IDR 5,000,000,000
 - Payment in 3 installments after 20% down payment
- Short-Term Lease:
Minimum 5 years – IDR 305,000,000 / year
 - Paid annually
 - 20% down payment required