



53962 – 548 sqm (5.48 Are) Pink Zone Tourism Land with Rice Field Views for 30-Year Lease in Singakerta, Ubud

Description

? **Location:** Singakerta, Ubud, Gianyar Regency, Bali

An exceptional long-term land lease opportunity situated in a peaceful villa and local neighborhood in Singakerta, Ubud. Spanning a generous **548 sqm (5.48 Are)** with regular dimensions (15 meters frontage by 39 meters depth), this plot features a 100% flat contour and clean Freehold (SHM) title status. Designated within a high-value Pink Zone (Tourism Spatial Zone) with views over surrounding rice fields, this land is ideally proportioned for building a private luxury villa, a multi-unit holiday rental complex, or a boutique commercial venture. Serviced by a 5-meter-wide access road, it offers flexible payment terms and an attractive 30-year lease tenure.

Property Details

- **Total Land Size:** 548 sqm / 5.48 Are
- **Dimensions:** Regular shape (15 meters frontage × 39 meters depth)
- **Spatial Zoning:** Pink Zone / Tourism Zone (ITR Pariwisata)
- **Legality:** Freehold Title Certificate (SHM)
- **Terrain / Contour:** 100% Flat contour, cleared and ready for immediate construction
- **Access Road:** 5-meter-wide access road
- **Environment & Views:** Scenic rice field views surrounded by modern private villas and local residences
- **Development Potential:** Private luxury villa estate, boutique holiday rental complex, or commercial tourism project

Nearby Locations & Key Advantages

- **Prime Tourism Zoning (Pink Zone):** Official tourism zoning status guarantees smooth processing for commercial accommodation licenses, PBG/IMB building permits, and holiday rental operations.
- **Ideal Rectangular Footprint:** Wide 15-meter frontage allows flexible architectural planning, spacious villa orientation, and ample space for private pool and parking infrastructure.
- **Tranquil Rice Field Views:** Set against a serene agricultural backdrop while maintaining proximity to central Ubud, cultural attractions, cafes, and dining.
- **Long-Term 30-Year Tenure:** Provides three decades of secure tenure, allowing maximum asset appreciation and high rental return amortization.

? **Price:** IDR 8,000,000 / Are / Year (30-Year Fixed Leasehold)

? Flat 5.48 are of Pink Zone tourism land with 15m frontage, SHM title, rice field views, and 5m access road for 30-year lease in Singakerta, Ubud.

? **Interested in this property?** Contact us for more information or to arrange a private site inspection.

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