

55220 – 2.96-are (296 sqm) Land for Sale in Kedungu, Tabanan

Description

? **Location:** Kedungu, Kediri, Tabanan Regency, Bali *(Established Villa Enclave 5 Minutes from Kedungu Beach)*

A **2.96-are (296 sqm)** parcel of **100% Yellow Zone (Residential)** land situated within an established villa neighborhood in Kedungu, Tabanan. Ready for immediate name transfer (*sudah tinggal balik nama*) with verified, clean documentation (*surat aman*), this plot sits just **5 minutes from Kedungu Beach**, **15 minutes from Tanah Lot**, and **25 minutes from Canggu**—making it a convenient, manageable footprint for a private villa build or boutique residential investment along Bali's expanding west coast.

Property Specifications & Legal Status

- **Total Land Area:** 2.96 Are (296 sqm)
- **Zoning:** 100% Yellow Zone (*Zona Permukiman* / Residential Zoning)
- **Legal & Transfer Status:** Clean title documentation (*surat aman*), ready for immediate name transfer (*sudah tinggal balik nama*)
- **Environment:** Established villa neighborhood (*lingkungan vila*)
- **Key Proximity:** 5 minutes to Kedungu Beach | 15 minutes to Tanah Lot | 25 minutes to Canggu

Pricing & Transaction Terms

- **Asking Price per Are:** IDR 650,000,000 / Are *(650 Million Rupiah per Are)*

Key Investment Advantages & Strategic Highlights

- **Ready-to-Transfer Legal Status:** Clean documentation ready for immediate name transfer streamlines closing timelines and reduces transaction friction.
- **Prime Kedungu Beach & Canggu Corridor Access:** Positioned 5 minutes from Kedungu Beach and 25 minutes from Canggu within an active villa enclave, capturing strong lifestyle appeal and coastal demand spillover.
- **Manageable 296 sqm Residential Plot:** A practical, compact land size in a 100% Yellow Zone well-suited for a private tropical villa or custom residential build without excessive landholding overhead.

? 2.96 Are (296 sqm) 100% Yellow Zone land ready for name transfer at IDR 650 Million/Are, 5 minutes from Kedungu Beach and 25 minutes from Canggu in Kedungu, Tabanan Bali.

? **Interested in this land parcel?** Contact us directly to review title documentation, verify site boundaries, or schedule a private site inspection.

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