



## CUBD1010 - Ubud

Fabulous Brand-New Restaurant – Long Lease Until 2041 –

North Ubud

Beautiful Brand New Spanish Restaurant located Just North of Ubud center. Situated in one of the most desirable streets in Ubud.

Only 1 Km north of the Royal Palace, surrounded by luxury resorts and villas. It is settled at the main road with a big parking for 20 cars at its back.

This semi fine dining restaurant was built to the highest quality standards, with a luxurious decoration and unique design, being a jewel for any restaurateur.

In a 14 ares land size, this fabulous restaurant was built in May 2022. The

## Property Information

Price (IDR) :  
Equivalent (USD) :  
Title : Leasehold  
Land Size : 1,400 sqm  
Building Size : 400 sqm  
Other Features:

### Contact:

Jl. Sunset Road no. 9A, Seminyak 80361, Bali  
Tel: +62 (361) 737 357  
info@ppbali.com  
www.ppbali.com





premises occupy 4 ares, 300 sqm built and extra 100 sqm for garden and access. Parking area entails 1000 sqm with capacity for 20 cars and/or other uses (plans for a villa available).

Built in cement polished, tiles, red brick, wood and stainless steel windows and sliding doors, thoroughly decorated, comprises 91 sqm main floor with a 17 sqm reading room plus a 18 sqm private dining room carefully designed to embrace the exclusive costumers.

Two terraces, one at the front (50 sqm) with pergola and another at the back (38 sqm) with sail cover.

28 sqm office fully equipped at the second storey.

Two restrooms with washroom area. All brand new fully furnished.

45 sqm kitchen fully equipped with cold room, brand new appliances and complete kitchenware. Upper class glassware, cutlery and amenities.

Gazebo and restroom facility for the staff.

The restaurant has 11 well trained professional staff to serve 52 guests. Soft opening in June 2022, not fully operational yet (September 2022).

PT/PMA incorporated company, with all permits in place and fully licensed for foreign ownership.

Assets include:

Vehicle Toyota Raize (Sept 2021). Comprehensive insurance

Vehicle Wuling Confero (Sept 2021). Comprehensive insurance

POS system

CCTV

Music player

Biznet internet 2 routers

First table, Google, Mastercard, Chope and TripAdvisor subscriptions

**Contact:**

Jl. Sunset Road no. 9A, Seminyak 80361, Bali

Tel: +62 (361) 737 357

info@ppbali.com

www.ppbali.com



Water pump in own well  
33 kW (PLN contract) plus 3.5 kW (pre-paid)  
Water tanks 1.650 liter  
Water heater  
Plans for building a villa

**Contact:**

Jl. Sunset Road no. 9A, Seminyak 80361, Bali  
Tel: +62 (361) 737 357  
info@ppbali.com  
www.ppbali.com