



## RUMS400 - Kerobokan Area

Spacious 4 Bedroom Villa for Yearly Rental in Umalas

This villa is located on Jl. Bumbak, Umalas, approximately 100 meters from the main road. Sited on a large 1200 m<sup>2</sup> of land (12 are), This villa has a unique architectural style of traditional Javanese. Fully furnished with delicate antique items and furniture, which is tastefully finished with a personal touch, adding a great feeling for style, comfort and relaxation.

The villa consists of 4 bedrooms with 4 ensuite bathrooms, including a separate bungalow. Two bedrooms are located in the main building and both can be connected, therefore it is suitable for a family. There is one bedroom in the bungalow and one bedroom is located on the first floor.

## Property Information

<b>Bedrooms</b>	: 4
<b>Price (IDR)</b>	: 840.000.000 per year
<b>Equivalent (USD)</b>	: 59.353 per year
<b>Title</b>	: Rental
<b>Land Size</b>	: 1,200 sqm
<b>Building Size</b>	: 400 sqm

### Other Features:

Close to Schools, Close to Shops, Garden, Secure Parking, Polished Timber Floor

### Contact:

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



#### Property Details

Land size: 1200 m2

Build size: 400 m2 (approximately)

2 storey, 2 bedrooms downstairs in the main building, 1 bedroom upstairs, 1 bedroom in the bungalow

Total: 4 bedrooms, 4 ensuite bathrooms with bathtubs

All rooms include air conditioning, water heater, double size bed and LCD TV (TV optional if requested)

Fully furnished

Living and dining area with large sofa and dining table for 6 guests

Fully equipped modern kitchen

Terrace & verandah

12m x 4.5m swimming pool with sunbathing terrace

Well maintained lush spacious garden with big trees

Parking for 2 cars and bikes

#### Included in Rates

2 housekeepers

Internet (fiber optic)

Satellite TV

Garden and pool maintenance

2 security

All other fees such as: Banjar and trash fees

Electricity is excluded

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#### The location

Located strategically, the villa is close to local amenities.

Finns Beach Club: 3 km

Canggu Club: 1.5 km

Canggu Beach: 3.5 km

Seminyak Square: 5 km

LFB / French School of Bali: 3.5 km

Ngurah Rai International Airport: 13 km

Rent term: 1 year

Asking Price: EUR 53,000 / year (\*\*Approximately IDR 840mil or USD 59,000)

Contact us for more details or to arrange a viewing: [info@ppbali.com](mailto:info@ppbali.com)

Whatsapp: +62 81239189181

\*\*Base price is in EUR, IDR & USD rates may vary depending on the daily exchange rate.

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