



BPV-138 - Kutuh

Stunning 5 Bedroom Cliff Front Villa with Breathtaking Ocean

Views

This must-see 5-bedroom cliff-front villa is set within a private and secure estate in the scenic coastal area of Kutuh, South Bali — known for its pristine white sands and clear blue waters.

Perched on a dramatic cliff edge, the villa offers sweeping ocean views and picture-perfect surroundings. Designed to impress, it blends island elegance with modern style — from Balinese-inspired entryways to bright, open living spaces and stylish entertainment areas. Ideal for those seeking refined tropical living.

Property Information

Bedrooms	: 5
Price (IDR)	: 53.609.318.227
Equivalent (USD)	: 3.200.000
Title	: Hak Milik (Freehold)
Land Size	: 1,780 sqm
Building Size	: 799 sqm
Other Features:	

Contact:

Jl. Sunset Road no. 9A, Seminyak 80361, Bali
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info@ppbali.com
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With five spacious suites and endless views of swaying palms and the Indian Ocean, this cliff-front villa is a standout investment opportunity.

Relax in the infinity pool, enjoy a massage in the private spa, host a sunset BBQ, or unwind in the home theatre. This villa offers the perfect setting to create unforgettable memories.

Living Areas

Outdoor living takes center stage with uninterrupted ocean views from the expansive terrace. An alfresco dining area and space for up to 20 guests make it ideal for entertaining. The pool area is surrounded by eight sun loungers for ultimate relaxation.

At the edge of the lawn near the cliff, a thatched-roof pavilion provides a peaceful spot to take in the view.

Inside, the main living room overlooks the ocean and can be enclosed and air-conditioned. It features a large dining table and comfy seating. A separate media room, set in a standalone building with Koi ponds, offers full air-conditioning and a private movie experience.

Accommodation

The master suite opens onto a private terrace with uninterrupted ocean views. It features a soaring thatched ceiling, king-size bed, sofa, LED TV, and a spacious ensuite with bathtub, indoor and outdoor showers, and double vanity.

Bedrooms 2 and 3 are generous king suites (or twin if preferred) on the main floor. Each has a marble ensuite — one with indoor and outdoor showers, the other with an indoor shower only. Bedroom 2 also features a terrace with views over the tropical garden and ocean.

Bedrooms 4 and 5 sit on the lower level, opening directly to the garden and pool. Both can be arranged as twin or king rooms, with private ensuites and indoor showers.

All bedrooms are air-conditioned, tastefully decorated in soft tones, and equipped with ample storage.

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Breathtaking Ocean Views.
Luxury and Must See Villa.
Freehold Ownership Title.
Decent Sized Land Area / 1780m2
Tastefully Fully Furnished.
Huge Infinity Pool.
Secure Peaceful and Upscale Villa Estate.
Professional Management in Place.
All Legal Documents in Order.
Inspections Highly Recommended.

Please contact us today to obtain additional information and to arrange your very satisfying inspection.

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