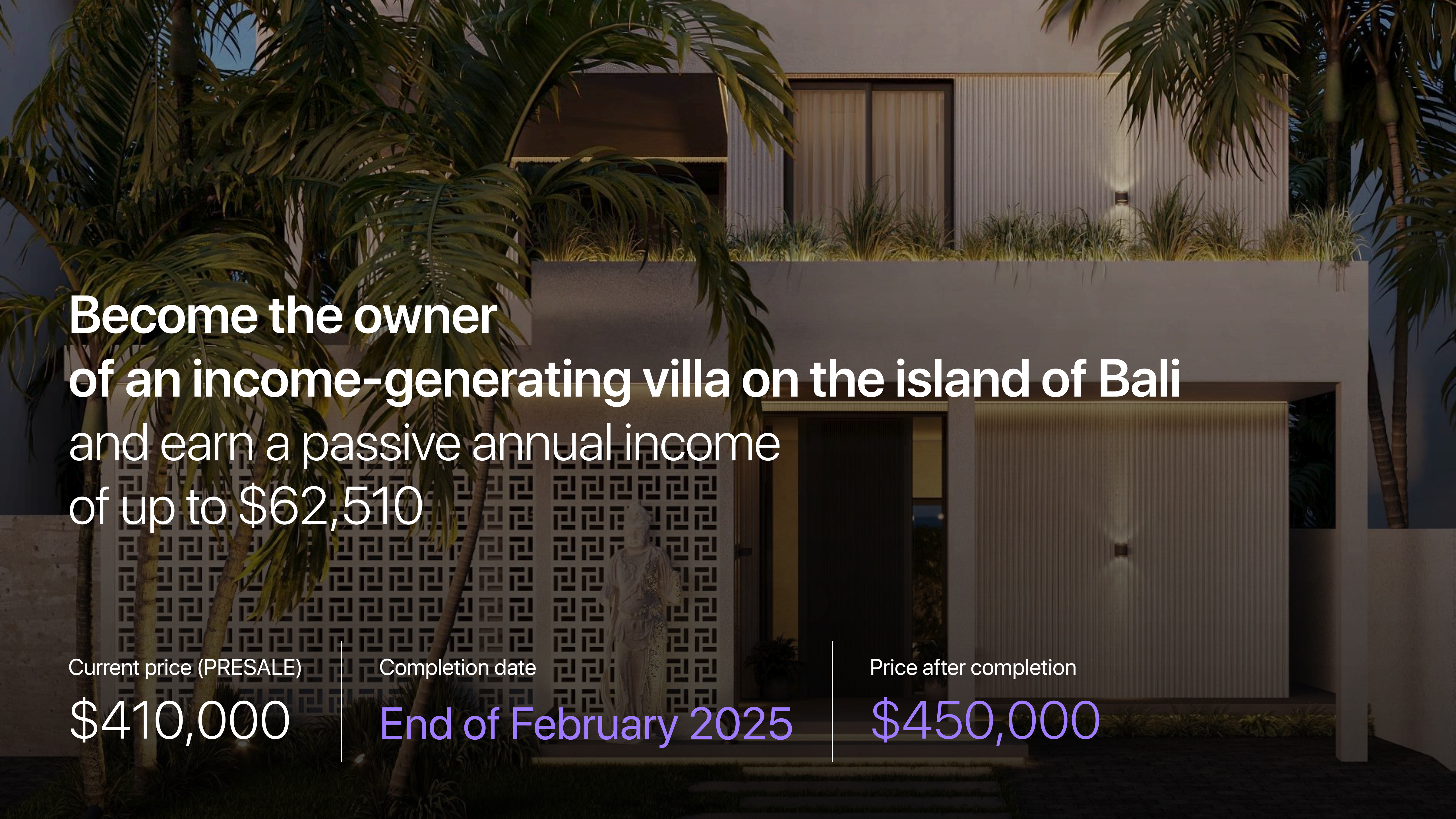


A modern villa at night, illuminated by warm interior and exterior lighting. The villa features large windows and a balcony with a glass railing. In the foreground, there are several palm trees and a white statue of a person in traditional attire. The overall atmosphere is serene and luxurious.

**Become the owner
of an income-generating villa on the island of Bali
and earn a passive annual income
of up to \$62,510**

Current price (PRESALE)

\$410,000

Completion date

End of February 2025

Price after completion

\$450,000

Investment object

Villa Dreamland 1

Imagine a luxurious villa in an exclusive boutique complex, located in the heart of a prestigious club village within a golf club, just seven minutes from the breathtaking Dreamland Beach.



■ Secluded and tranquil paradise

A secure village where peace and comfort reign supreme

■ Exclusive location

The villa is situated within the largest and most prestigious golf club

■ Privacy and luxury

■ Breathtaking views

Scenic panoramas of the green forest, with a rooftop offering a stunning view of the endless ocean

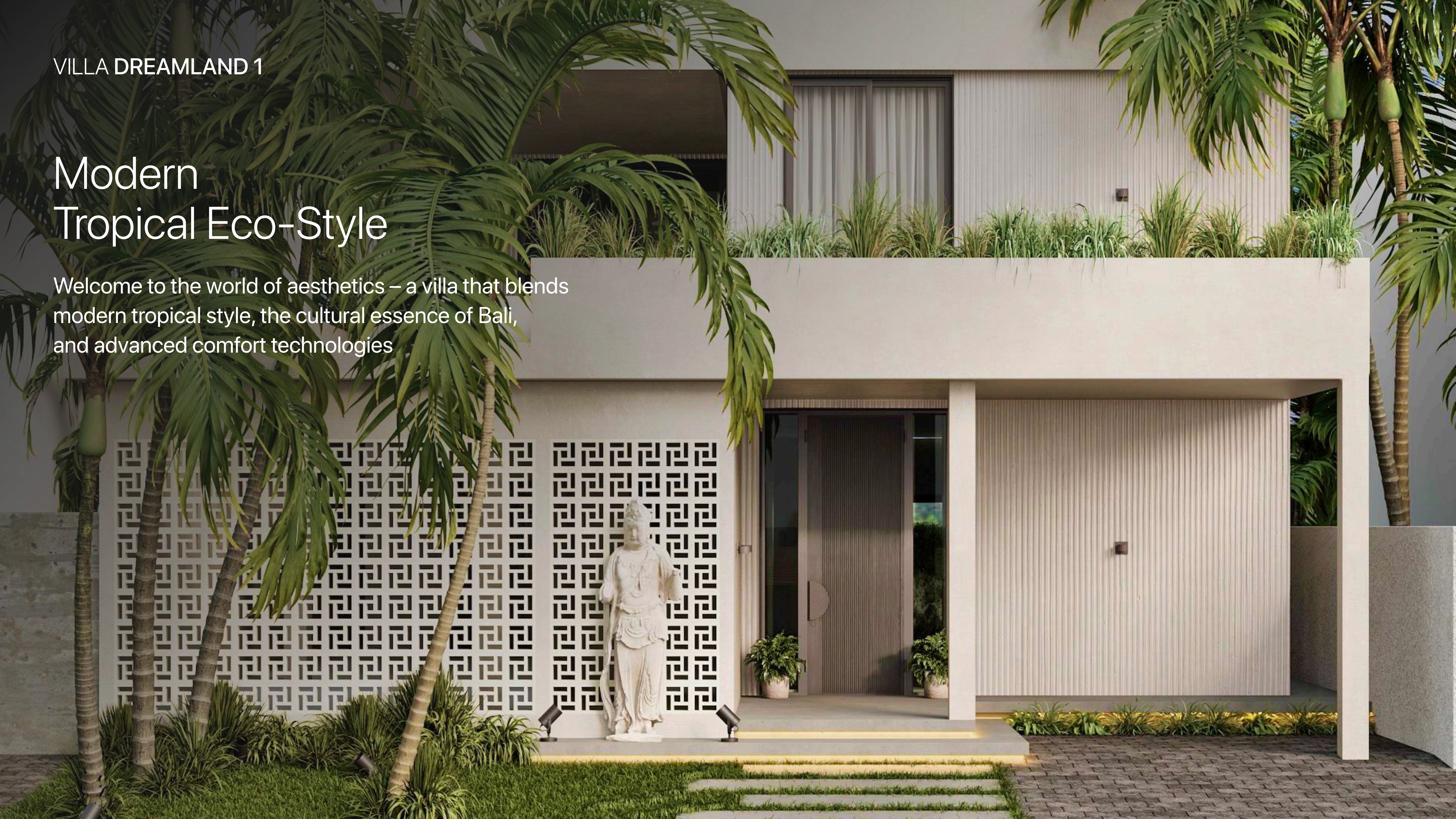


Yield
up to 10%

VILLA DREAMLAND 1

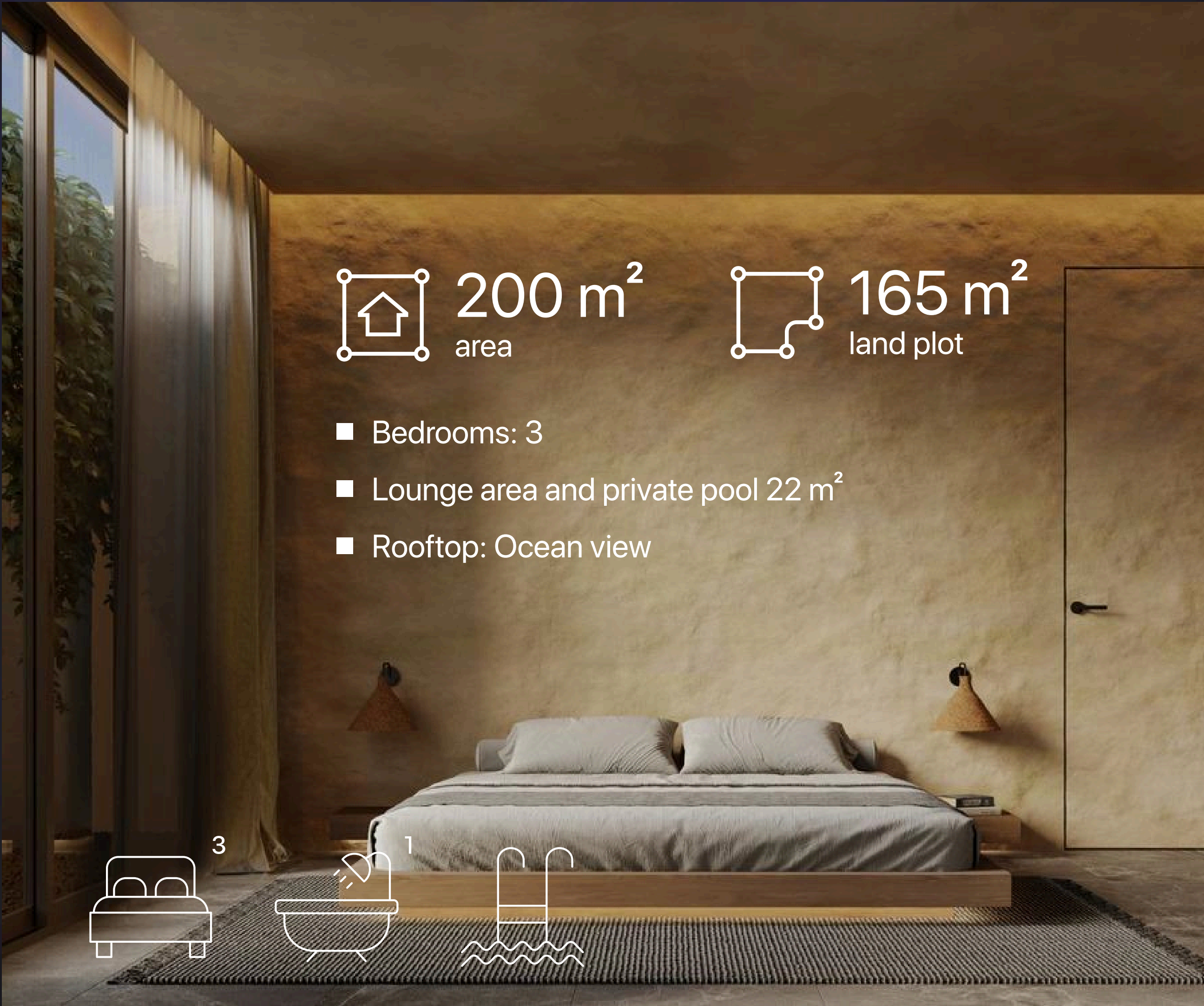
Modern Tropical Eco-Style

Welcome to the world of aesthetics – a villa that blends modern tropical style, the cultural essence of Bali, and advanced comfort technologies

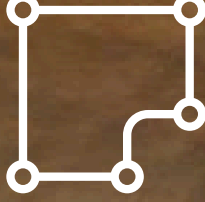




Investment Villa



 200 m²
area

 165 m²
land plot

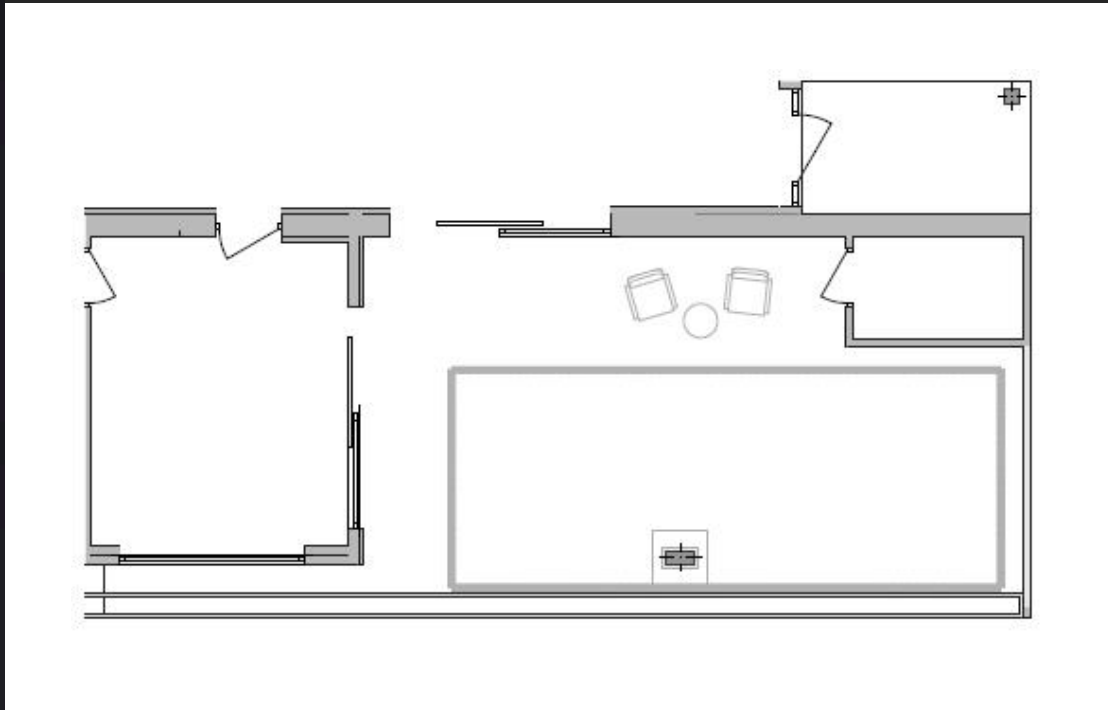
- Bedrooms: 3
- Lounge area and private pool 22 m²
- Rooftop: Ocean view



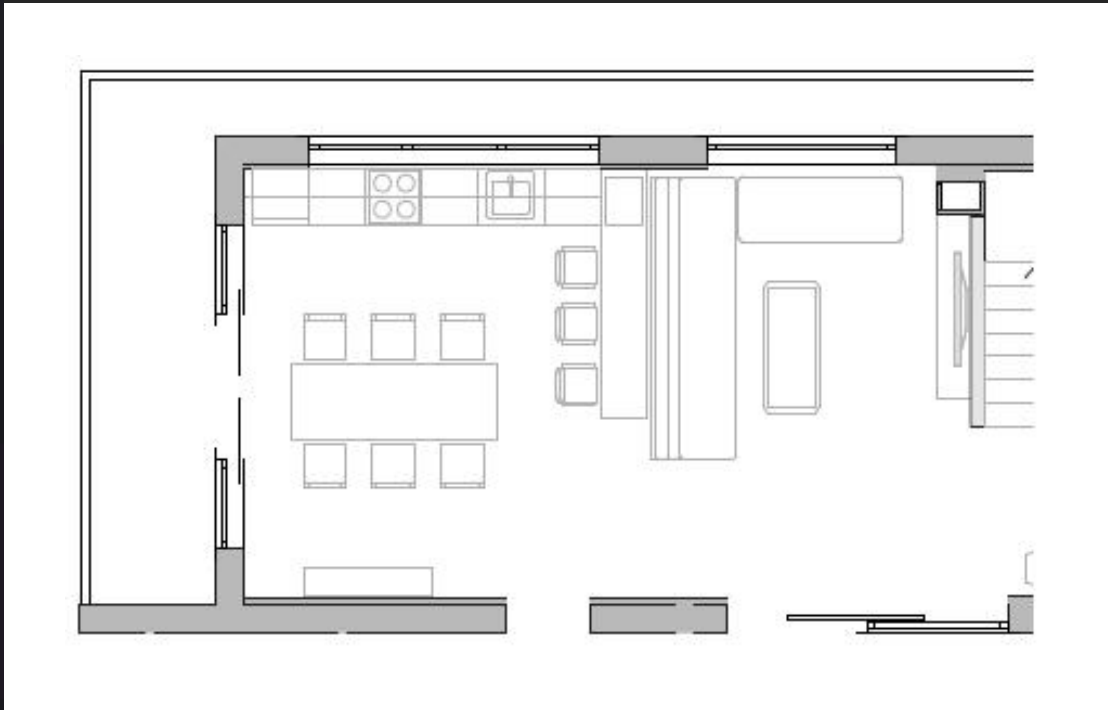
Request a detailed description of the villa
and a profitability consultation with our manager

1st Floor Layout

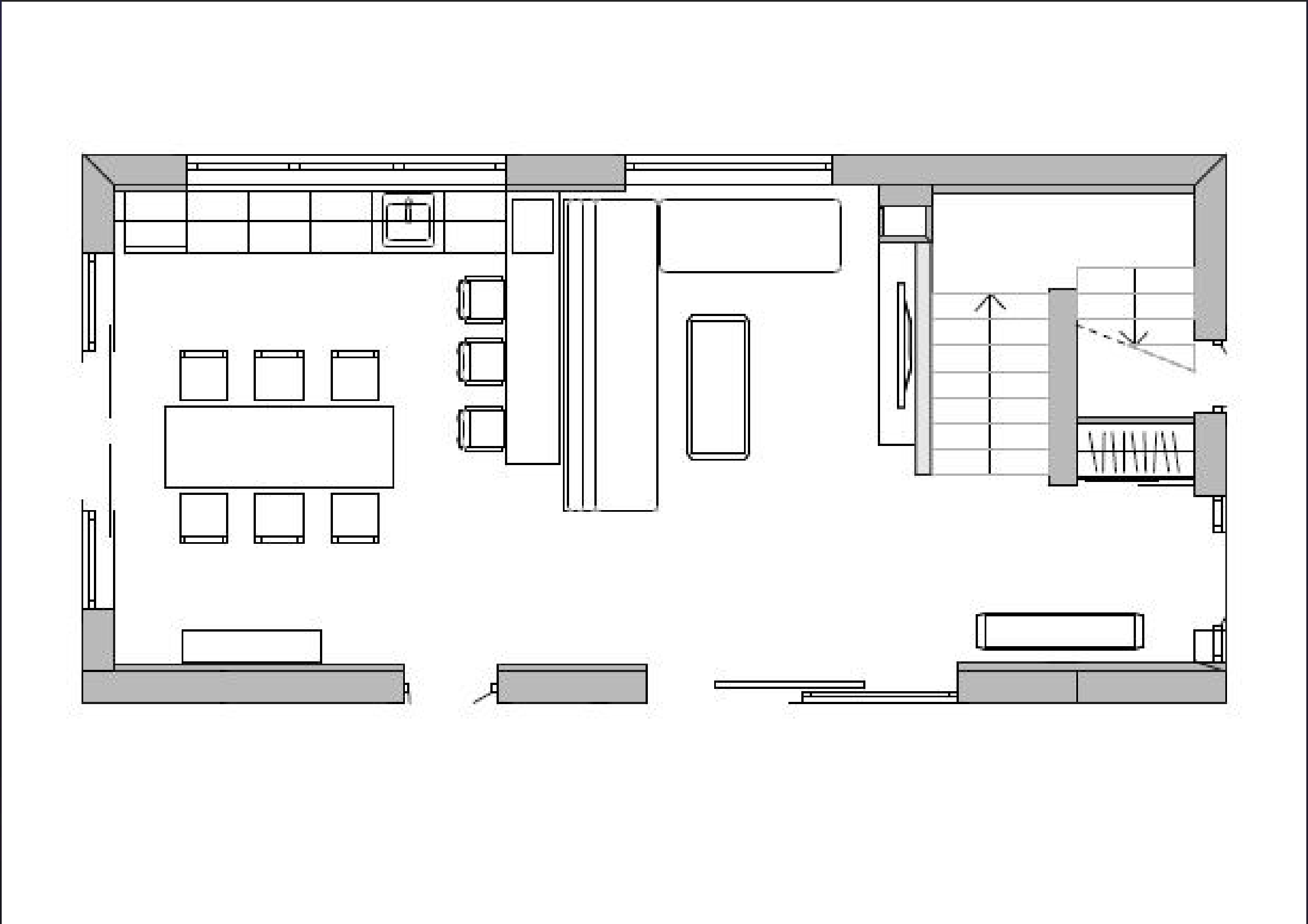
Adjacent territory



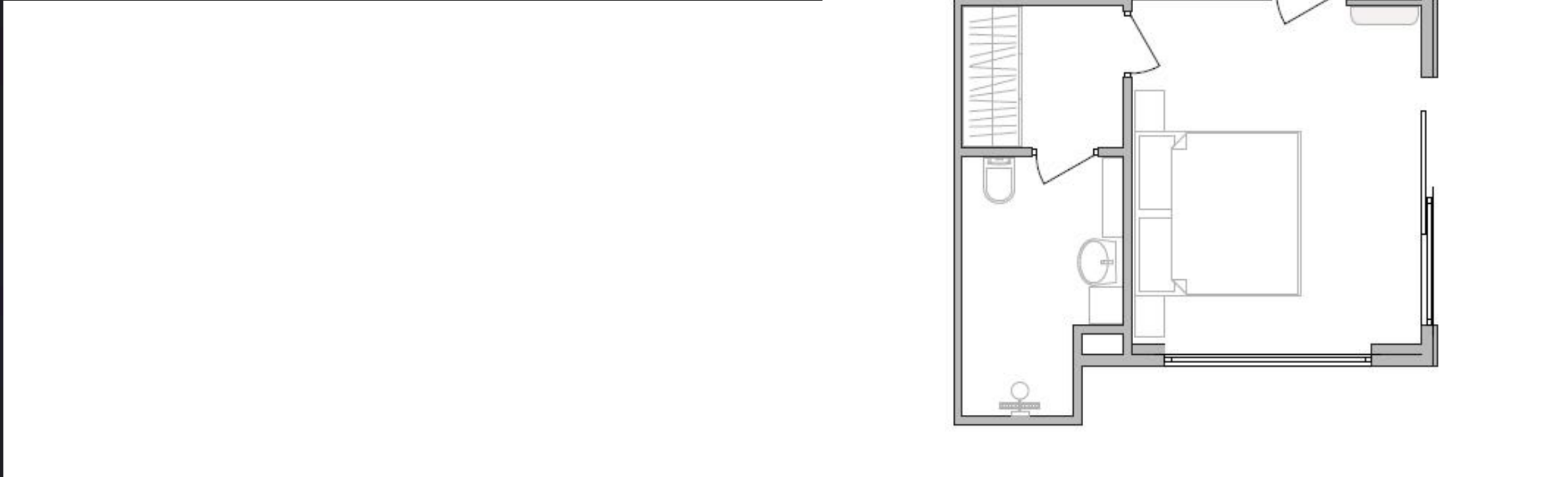
Adjacent territory



Kitchen - living room

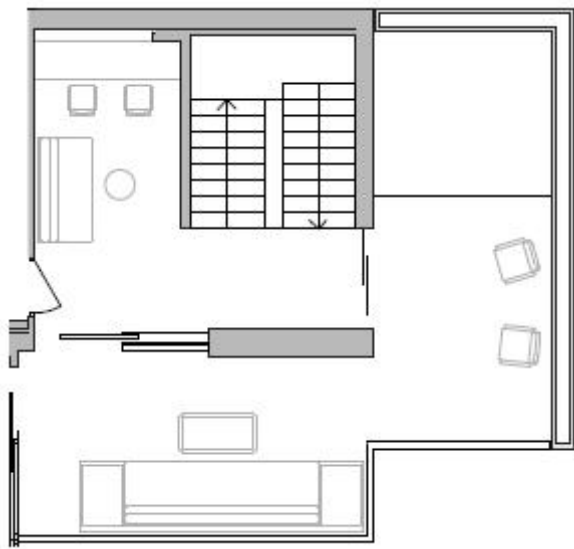


Bedroom, dressing room, toilet

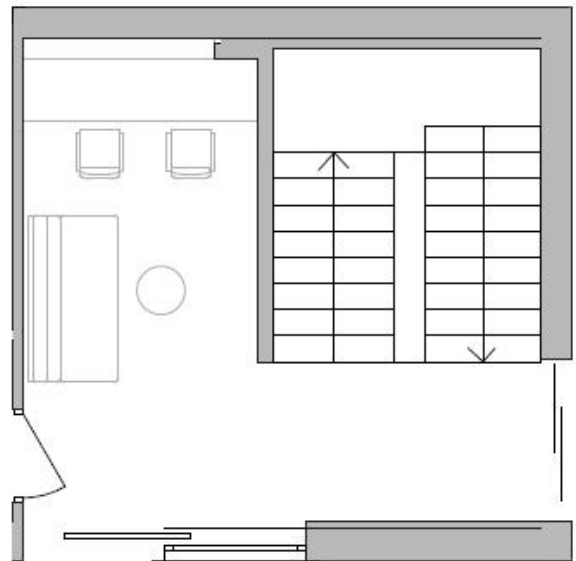


2nd Floor Layout

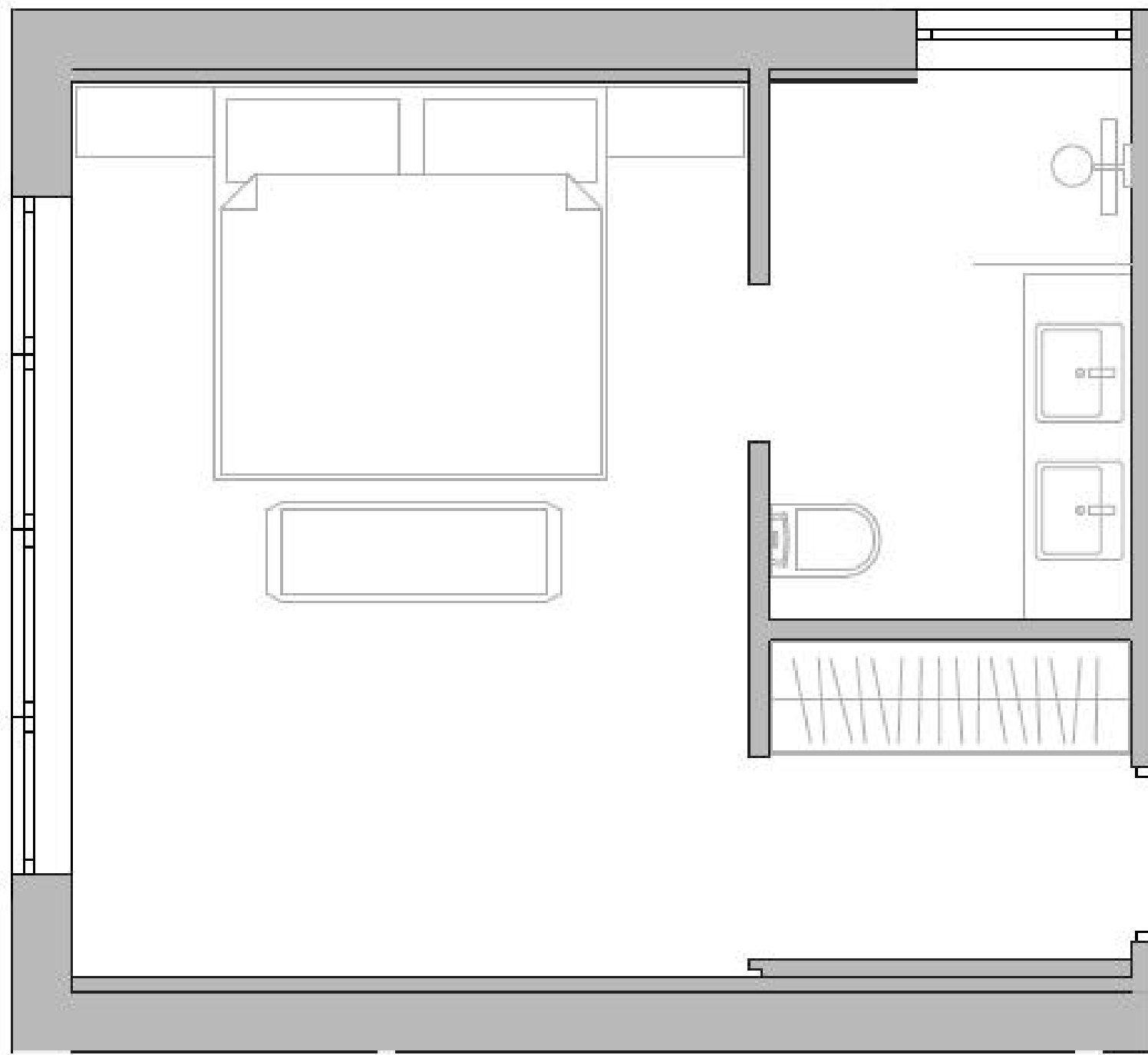
Loggia and balcony



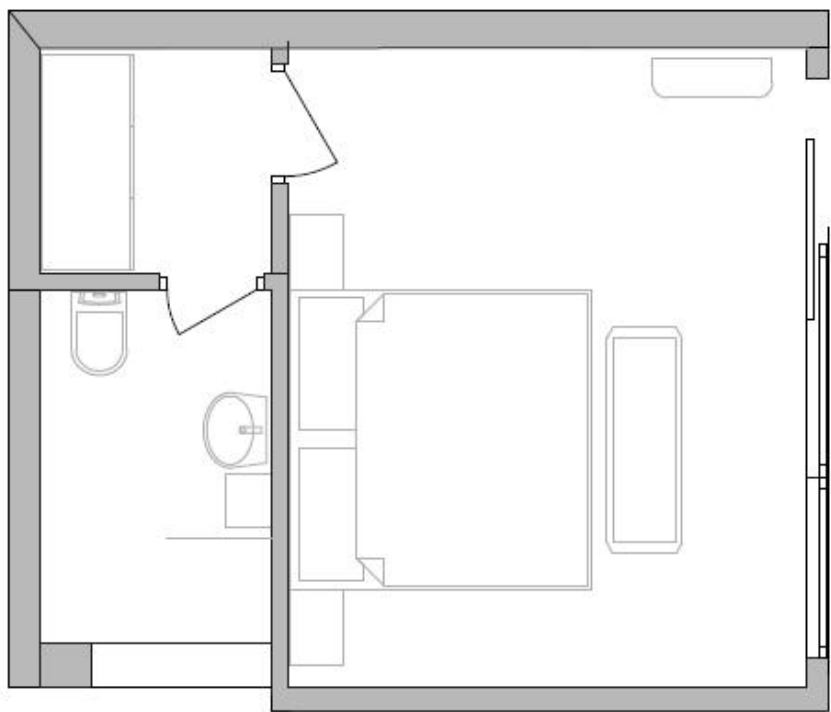
Study



Bedroom 1 and toilet



Bedroom 2, dressing room, toilet



3rd Floor Layout



Request the detailed floor plan

3rd floor



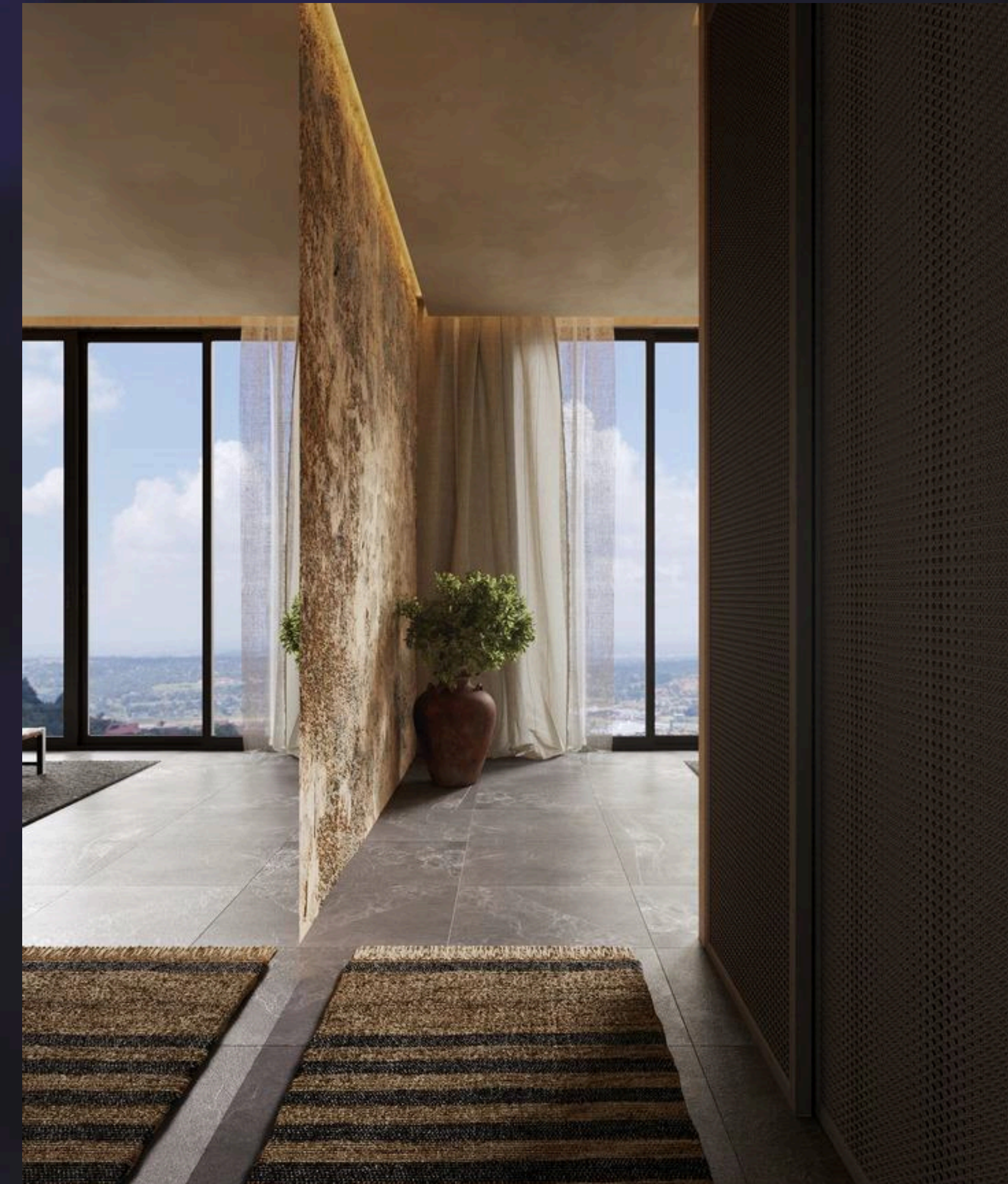
VILLA DREAMLAND 1

Traditional Balinese motifs and elegant architectural solutions imbue the villa with a unique charm. It exudes an atmosphere of lightness and freshness.



VILLA DREAMLAND 1

Comfort technologies, climate control systems, lighting, and security make living in the villa pleasant and convenient.



VILLA DREAMLAND 1

Every corner of this villa embodies the dream of a home where modernity meets tradition, and convenience blends with natural beauty.



Location

Area
Bukit, Dreamland, Uluwatu
Bali



 Request a video presentation

Location

The property is located in a private, secure complex within a golf park, offering convenient access to three beaches: Dreamland, Bingin, and Padang Padang.

The wide and spacious roads are perfect for walking and jogging. Additionally, a government ring road around the Bukit Peninsula is under construction, passing through the park.

The complex is free of overhead wires, ensuring a clean and aesthetic environment.

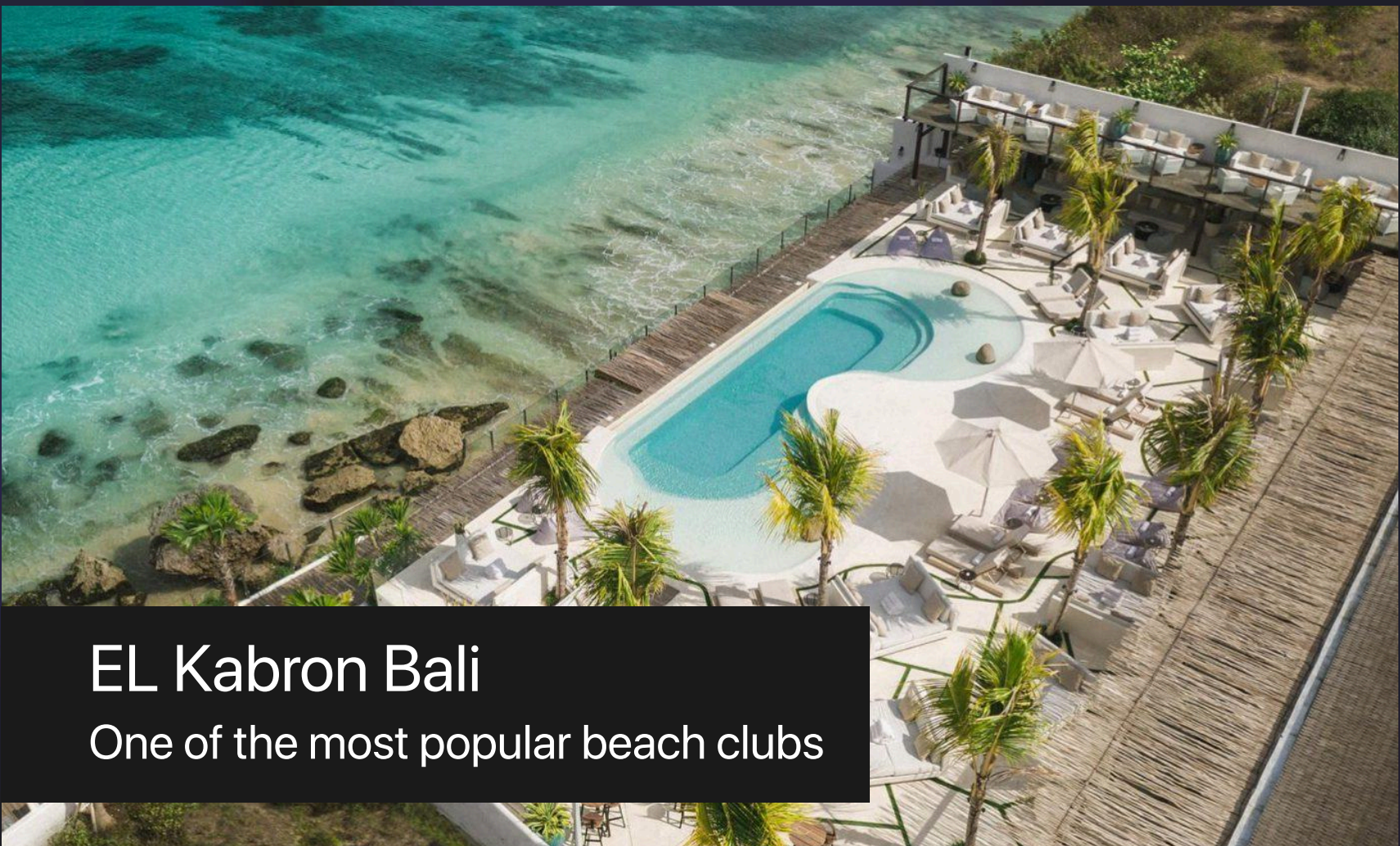
Surroundings	Golf course, 5-star hotels
Nearby Amenities	1 km (4 min) — Ohana Restaurant, Nourish, Frencha 3 km (5 min) — Golf Club, Dreamland Beach 5 km (10 min) — Bingin Beach 6.2 km (15 min) — Padang-Padang Beach
Development Density	Low-density development within the park area



VILLA DREAMLAND 1



Dreamland Beach



EL Kabron Bali
One of the most popular beach clubs



Klapa New Kuta Beach Club
Concert venue



New Kuta Golf Bali

VILLA DREAMLAND 1

Investment amount at current stage:
\$410,000

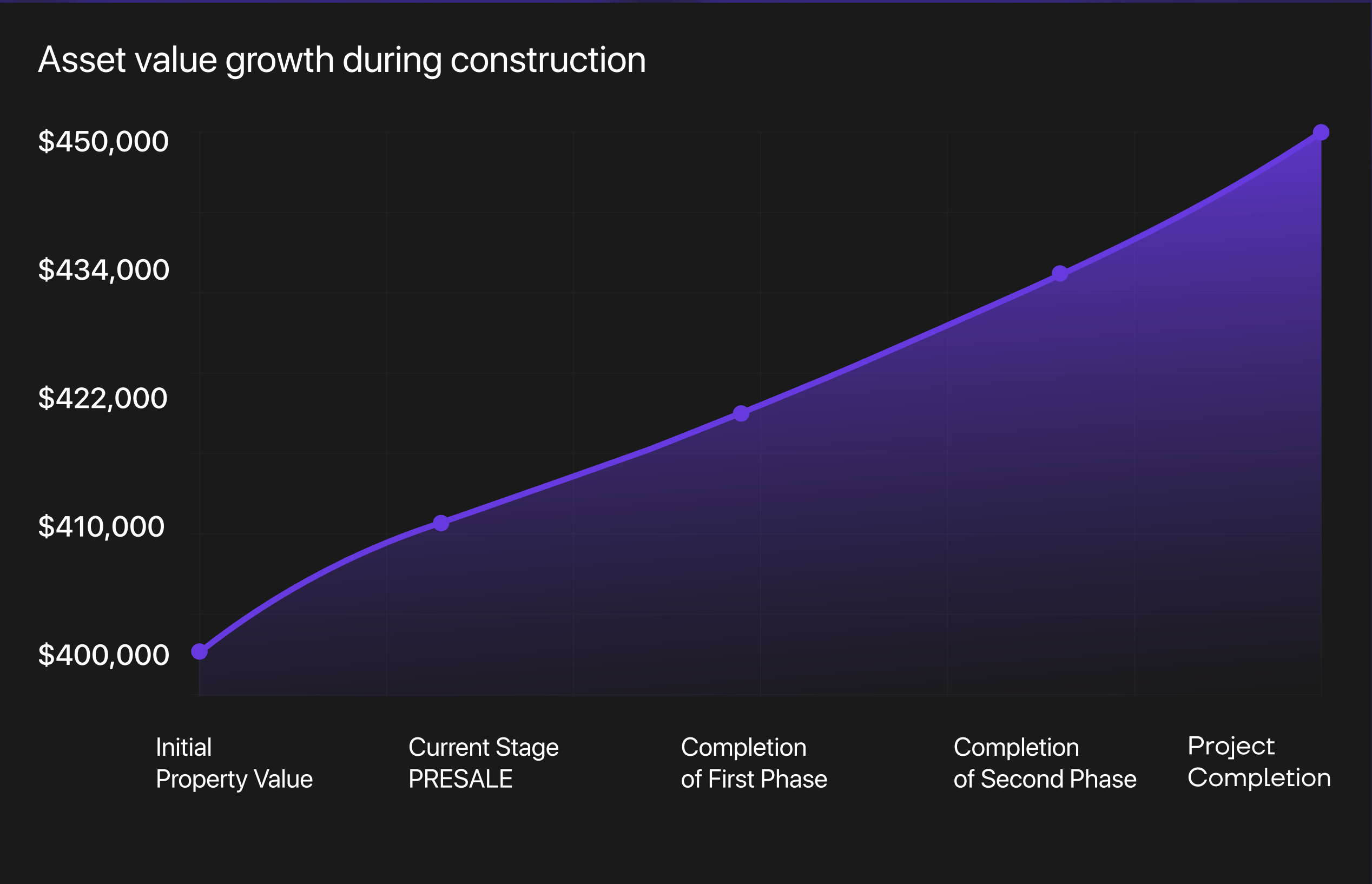
Property value after completion:
\$450,000

Annual yeld:
up to 10%

Passive annual income
up to \$41,000

* excluding rental price growth

Modern design and a popular location guarantee high interest from tourists, a high occupancy rate, and profitability.



 Get a detailed calculation from our manager

Investor summary



- Lease type — Freehold for 80 years

- Installment — up to 2 months

- Deal support

- Full equipment and furnishing of the villa according to the design

- Contract with a management company

- Exit opportunity

Upon request, the property can be listed on over 40 platforms, including partner brokerage networks



Contact our manager for more details

Transaction process

You acquire an income-generating property, serviced by a reliable management company, providing regular passive income



Request information about the management company

01 | Lot reservation

A deposit of \$6,000 is required. The lot is taken off the market.

02 | Transaction formalization

Transaction completion time: 2 weeks

The transaction is formalized with a notary.
The property and land are transferred to the client's international passport

03 | Payment

Funds are transferred according to the contract via SWIFT transfer or another agreed-upon payment method.
Conversion through cryptocurrency is also possible.

04 | Property management

A contract is signed with the management company

05 | Income generation

You receive income from the management company through any convenient method

Strengths of the Investment Property Low Risks

■ Attractive Entry Cost

- Excellent potential for property value growth
- Opportunity for profitable resale

■ Passive Income on Autopilot

■ Long Lease Term for Land (Freehold) — 80 years

- Possibility of resale to Indonesians with mortgage options
- Annual asset value growth of up to 10% due to Freehold

