




OASIS RESIDENCES

Luxury Living in Sanur, Bali

DESIGNED FOR ELEGANCE, BUILT FOR LIFE



Embrace the tranquility of beachside living,
just moments away from vibrant city life.

Your future paradise

Our exclusive Japandi-style villas are uniquely designed for the refined tastes of retirees and investors looking for a blend of luxury, comfort, and strategic location. Positioned just a 10-minute walk from the beach, these magnificent villas allow you to easily enjoy the soothing sea breeze and stunning sunsets. For the ultimate shopping experience, Icon Bali, the largest shopping mall in Bali, is located within 2 km. Additionally, a state-of-the-art international hospital is just 2.5 km away, providing peace of mind and convenience for our residents.



Each villa offers a tranquil, elegant living space that embodies the essence of Japandi style—a synergy of Japanese aesthetics and Scandinavian design. The decor showcases minimalism and functionality, with light, space, and natural materials at the forefront. Specially designed lighting and advanced water management systems ensure a hassle-free and comfortable living experience.





Relax in your private pool or explore the lush gardens surrounding the villa.

Modern comforts, guaranteed

The architecture and finishes of each property are thoughtfully designed with sustainability in mind, making each villa not only a home but an investment in your well-being.

Opt for a life where every day feels like a vacation. Our Japandi-style villas in Sanur offer you a perfect balance between natural beauty, elegant design, high-end quality building and a prime location.



Architectural design

Our villas in Sanur seamlessly blend Japanese and Scandinavian aesthetics, creating a tranquil haven with clean lines, natural light, and harmonious indoor-outdoor spaces. These beautiful homes are a testament to modern, sustainable architecture, providing both comfort and style in a peaceful and refined living environment.



Understated elegance

Experience understated elegance in our villas, where comfort and convenience harmonize. Each detail is thoughtfully chosen to create a refined yet functional living space.



Relax and entertain in the open-plan living area, designed for both everyday comfort and hosting guests.

Culinary and luxurious living in Sanur

The modern, stylish kitchen is perfect for culinary delights, complete with a spacious dining area, elegant lighting, and a cozy breakfast bar. It's an ideal space for both casual meals and entertaining guests.

Your villa also features an advanced water retention system specifically designed to prevent flooding, even during heavy rainfall. This system not only protects your beautifully landscaped garden and the villa itself from water damage but also ensures that the swimming pool remains clear and free from mud, even if the sewers elsewhere overflow.

One of the most stunning features is the starry sky lighting in the swimming pool, which creates an enchanting glow every evening. This unique lighting transforms evening swims into a magical experience, making your villa a haven of tranquility and beauty not just during the day, but also at night.





Discover serene luxury in your guest bathroom, featuring sleek luxurious finished and modern amenities.



Wake up refreshed as sliding doors reveal a private deck with breathtaking pool view.



Awaken to beautiful sunrises in this serene, spacious 2nd-floor suite. The small inset photo (white-bordered) shows the same room from a different angle, highlighting the cozy sofa and workspace. Enjoy stunning pool views from the balcony doors—a perfect spot to relax and unwind.



Relax in the master suite, with doors opening to a private deck and stunning pool views. Enjoy seamless access to a luxurious en-suite bathroom, your perfect sanctuary.

Moodboard

Explore the unique charm of Japandi and Modern Classic designs. Whether you're drawn to the serene simplicity of Japandi or the sophisticated elegance of Modern Classic, find the ideal aesthetic that suits your taste and lifestyle. Choose your favorite and transform your living space into a haven of beauty and comfort.



Japandi style

Japandi-inspired spaces seamlessly blend Japanese minimalism with Scandinavian functionality. Clean lines, natural materials, and abundant natural light create a serene and inviting atmosphere.



Modern classic

Modern classic spaces offer a sophisticated blend of timeless design and contemporary amenities. Enjoy spacious interiors, luxurious finishes, and state-of-the-art technology for a truly indulgent living experience.

LUXURIOUS VILLA

STARTING FROM
€379,000

*The equivalent in IDR is calculated based on the EUR exchange rate at the time of payment. Price valid until 1 August 2024.

- Premium finishing
- 30 Years leasehold + 30-year extension (guaranteed)
- Land area: 212 meter
- Toilets: 4
- Building size: 150 m²
- Floors: 2
- Bedrooms: 3 or 4
- Bathrooms: 3
- Private parking
- Private Pool





Property details

Thoughtfully designed floor plans prioritize spaciousness and functionality, creating a seamless flow between indoor and outdoor living.



PRIVATE POOL

Private oasis



TROPICAL SERENITY

Landscaped Garden



MODERN KITCHEN

Culinary haven



LUXURY BATHROOMS

Spa-like retreat



SPACIOUS BEDROOMS

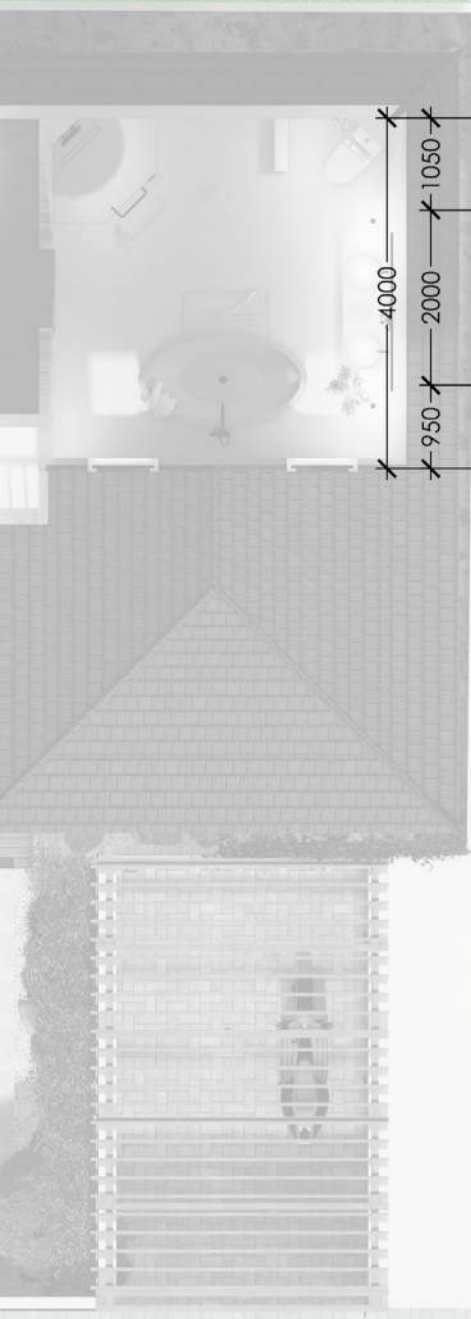
Restful slumber


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A modern villa courtyard featuring a wooden deck, a swimming pool, and traditional architectural elements like a tiled roof and bamboo wall. The scene is set in a bright, sunny environment with lush greenery and a clear blue sky. The villa has a white facade with dark wood accents and a balcony with a wooden railing. The courtyard is enclosed by a white wall with a wooden pergola structure on top. A large bamboo wall and a traditional pine tree are the focal points of the garden. The swimming pool is in the foreground, reflecting the sky and the surrounding greenery. The wooden deck is made of light-colored planks and has two white armchairs with wooden frames. The overall atmosphere is one of understated elegance and modern comfort.

Experience understated elegance in our villas,
where comfort and convenience harmonize.

Quality Construction

At the heart of our villa development in Sanur is a commitment to superior quality construction. Our engineering team, with over 20 years of experience, uses the latest innovations and builds to Western standards, ensuring exceptional quality and reliability.

Quality Materials

Use of certified, high-quality materials guarantees reliability, performance, and safety throughout construction.

Certified Steel and Concrete

Chosen to ensure structural integrity, durability, and safety.

Construction Quality Supervision

Experienced engineers ensure the highest quality standards at every stage.

Walls & Partitions

Double-layer insulation for superior thermal and sound insulation, maintaining comfortable indoor temperatures and reducing energy costs.

Sustainable Practices

Environmentally friendly methods reduce ecological impact and promote sustainability.

Insulation

Roofs and walls exposed to the sun are insulated for heat protection, enhancing energy efficiency and comfort.

Insect Protection

Comprehensive treatment to prevent structural damage and ensure long-lasting durability.

High-End Electrical Systems

Features touch dimmers, high CRI lighting, and professional grounding and lightning protection, chosen for safety and peace of mind.

High-End Plumbing Systems

Uses top-quality PVC and fusion-welded pipes, with extra septic tanks for efficient waste management and high sanitation standards, ensuring reliability and hygiene.

Advanced Water Retention System

Prevents flooding during heavy rainfall, protecting your garden and villa, and keeping the swimming pool clear.

First-Class Finishing

Meticulous high-quality finishing from start to finish ensures excellence in both visible aspects and underlying structures.

Bali: The Island of Gods

Bali is renowned for its natural beauty, vibrant ceremonies, unique arts, luxurious beach resorts, and exciting nightlife.

The island welcomes approximately 10 million domestic and 6 million international tourists annually.

Bali's rich cultural heritage and spiritual atmosphere, with thousands of temples and shrines, offer something for every traveler.

Bali is a top destination for investment and living, known for its thriving tourism industry, favorable business climate, and high quality of life.



Sanur: The Serene Side of Bali

Sanur, located on Bali's southeast coast, offers a tranquil atmosphere perfect for those seeking peace.

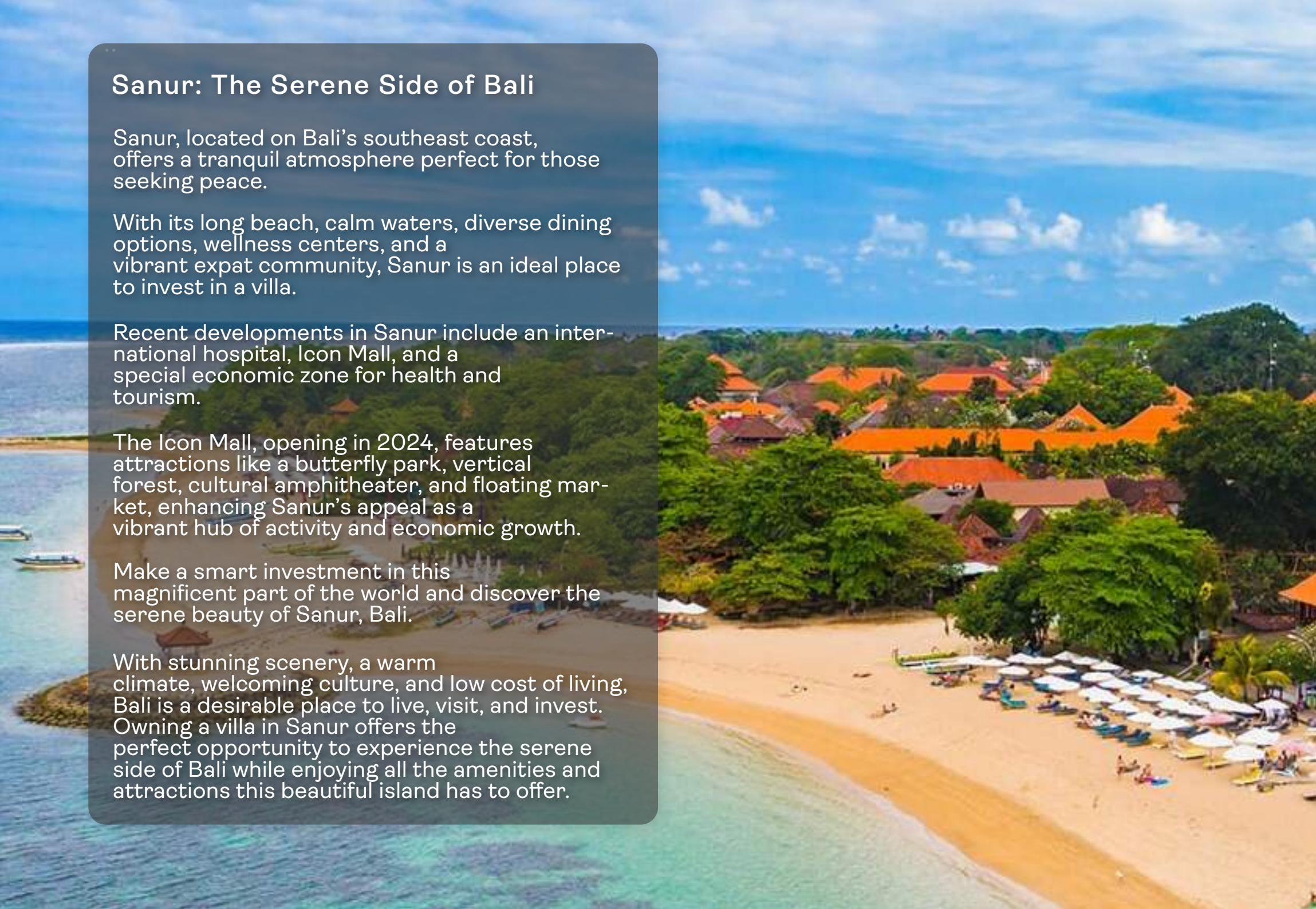
With its long beach, calm waters, diverse dining options, wellness centers, and a vibrant expat community, Sanur is an ideal place to invest in a villa.

Recent developments in Sanur include an international hospital, Icon Mall, and a special economic zone for health and tourism.

The Icon Mall, opening in 2024, features attractions like a butterfly park, vertical forest, cultural amphitheater, and floating market, enhancing Sanur's appeal as a vibrant hub of activity and economic growth.

Make a smart investment in this magnificent part of the world and discover the serene beauty of Sanur, Bali.

With stunning scenery, a warm climate, welcoming culture, and low cost of living, Bali is a desirable place to live, visit, and invest. Owning a villa in Sanur offers the perfect opportunity to experience the serene side of Bali while enjoying all the amenities and attractions this beautiful island has to offer.



Your gateway to Sanur's charms



LIQUIDITY FACTORS

Location Benefits Sanur

Serene Environment

Tranquility and natural beauty with a low crime rate, ensuring safety for residents.

Beach Access

Long coastline with beaches ideal for swimming, relaxation, and watersports.

Property Value Appreciation

Steadily increasing property values, bolstered by the economic development zone, make it an attractive investment.

Diverse Dining Options

Wide range of local and international dining experiences.

Strategic Location & Transport

Ideally situated near Denpasar, with convenient access to the international airport, ferries to various islands, beautiful beaches, and other parts of Bali.

Popular Among Expats, Families, & Tourists

Sought after for its amenities, family-friendly atmosphere, and vibrant community.

Educational & Wellness Facilities

International schools, modern gyms, wellness centers, and health clubs available.

Diverse Dining Options

Wide range of local and international dining experiences.

These factors make Sanur a prime location for real estate investments, combining serene living conditions, a strategic location, and strong property value growth.

Earn Passive Income with Optional Villa Management

Our optional villa management service allows you to earn passive income without the hassles. Experienced managers handle all rental operations, including marketing, guest services, maintenance, and financial reporting. This ensures your villa remains in top condition and achieves high occupancy rates.

Potential Gross Income for a 3-Bedroom Villa

With a villa priced at €379,000, you can achieve a gross ROI of up to 21,7%. Maximize your returns with our tailored service and enjoy hassle-free income and peace of mind.

Return on Investment

Based on an occupancy rate of a 3-bedroom villa at €270 per night in high season (8 months) and €210 per night in low season (4 months), the potential gross income is as follows:

Occupancy	Nightly Rate (High Season, EUR)	Nightly Rate (Low Season, EUR)	Annual Revenue (EUR)	Annual ROI (%)	Years to Breakeven
60% (Low)	270	210	54.810	14.5	6.9
75% (Mid)	270	210	68.512	18.1	5.5
90% (High)	270	210	82.215	21.7	4.6

Investment: €379,000 EUR

Note: Management fees, taxes, electricity, staff, internet costs and etc. are not included in these calculations.

Purchase process

Start your villa ownership journey with a personalized viewing, secure your reservation, finalize with a transparent sales agreement, enjoy flexible payment plans, and celebrate your luxurious new life in Bali at handover.



Initial inquiry

Express interest and receive a Letter of Intent (LOI). Return the LOI with a refundable deposit of 20 million IDR or equivalent. Receive draft contracts.



Reservation

After reviewing the contracts, secure your villa with a non-refundable deposit of 30 million IDR or equivalent. Your villa is then reserved



Sales Agreement

Our legal team delivers the final agreements within 10 days. Sign these documents within 14 days at our notary's office of digitally.



Payment Plan

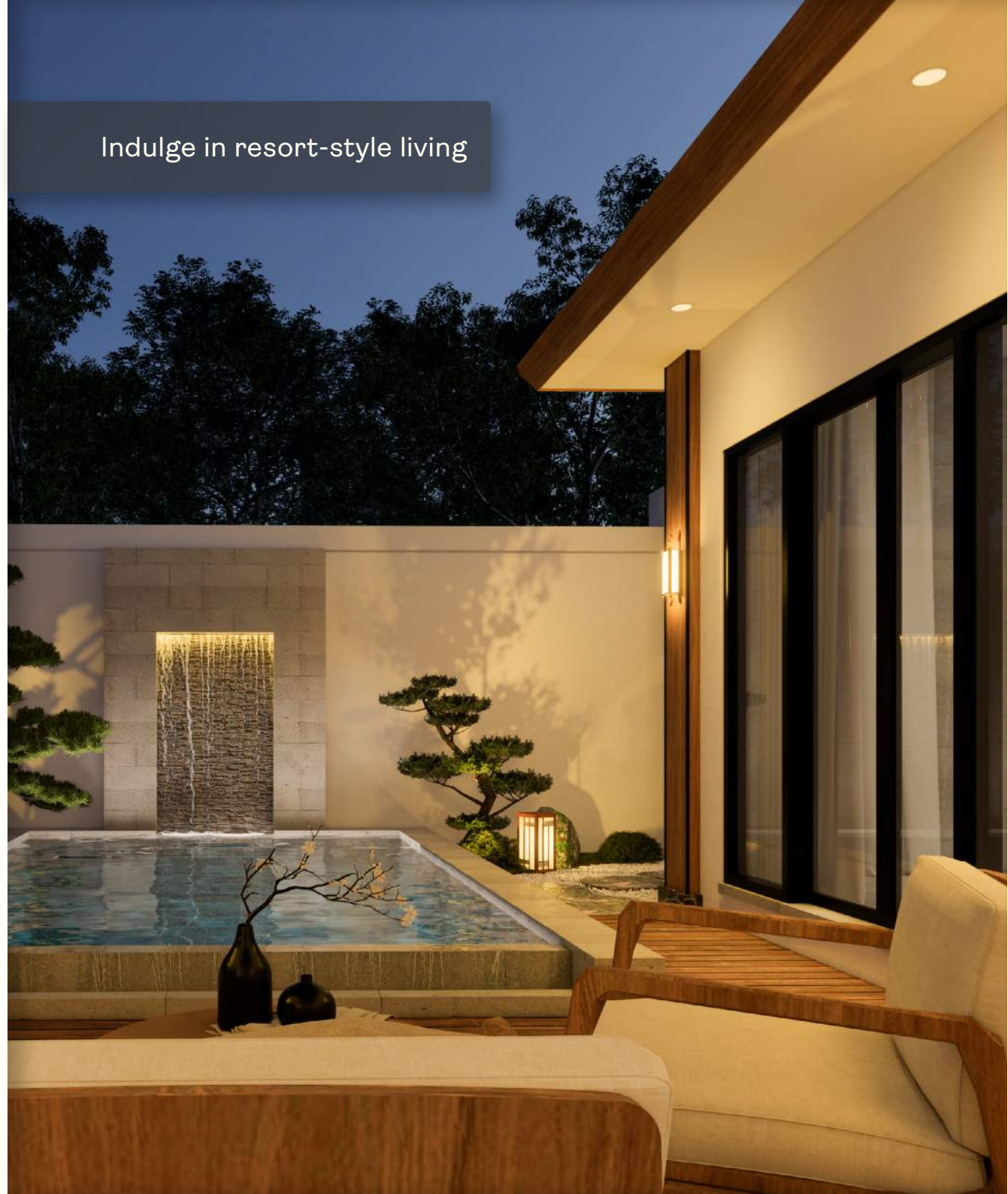
We offer flexible payment plans tailored to your needs, making your investment in paradise even more accessible.



Handover

Celebrate the final step as you take possession of your villa and embark on a new chapter of luxurious living in Bali.

Indulge in resort-style living



Oasis Residences Bali

At Oasis Residences Bali, we transform expertise into exceptional living. Our experienced team combines construction know-how with financial acumen to create luxurious, sustainable villas of unparalleled quality. We are committed to exceeding your expectations at every step, from design to construction to long-term investment value. Our strong local partnerships ensure our projects seamlessly integrate with the Balinese community and environment.

Each villa at Oasis Residences Bali is an investment in your quality of life. Our focus on premium materials and energy-efficient solutions guarantees a home that remains impressive and retains its value over time.

Choose Oasis Residences Bali, where every villa is a testament to luxury, comfort, and smart investment.

Whatsapp QR code



Reserve your villa today:

E-mail: info@oasisresidencesbali.com

Website: www.oasisresidencesbali.com



WhatsApp [+6285339391187](https://wa.me/6285339391187)

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