



UMAIAS
Reserve



Kaluna
DEVELOPMENT

100+

Villas Delivered

31.000+

Sqm Land Delivered

12+

Years of Experience

Powered by

BLUEPRINT

Bank Partner



BCA



BANK BRI

Entertainment
Partner

CANNA

Development
Partner



ANJUNA

the ISLAND OF GODS

TOP
1

BEST TOURIST DESTINATION
IN THE WORLD

by TripAdvisor

16.3
MILLION

LOCAL & FOREIGNER
TOURIST IN BALI

**2025 BPS Data*

TOP
1

BEST ISLAND

by DestinAsian Readers'
Choice Awards

Location

Walking Distance

- Liga Tennis & Padel
- LEON Restaurant
- Satoshi Restaurant
- 7 AM Cafe
- You Spa

Within 10 min drive

- ProEd School
- Lycee Francais de Bali - Maternelle
- Bhumi Bali School
- Revive + Pilates
- Amplitude Skatesocial
- Nude Cafe
- BAKED. Cafe

Beachfront Leisure

- Berawa Beach
- FINNS Beach Club
- Atlas Beach Club
- Potato Head Beach Club

Google Maps Link:

<https://maps.app.goo.gl/5wEqcAkGhps4tnAaA>

Canggu Beach

Berawa Beach

Petitengget Beach

Seminyak Beach

CANGGU

BAKED.

nüde

ATLMS
Beach Fest

FINNS
World's Best Beach Club

potato head

KU DE TA

UMALAS
Reserve

LÉON
BLISSUM

ProEd
Global School

Canggu
Community
School

Revive +
Pilates

Bali Medical
Assistance

Lira
Medica
Hospital

SEMINYAK

Best School Around



ProEd Global School

5 minutes away



Canggu Community School

5 minutes away



Lycee Francais de Bali - Maternelle

8 minutes away



Bhumi Bali School

15 minutes away

Best Cafes & Restaurants Around



LEON BRASSERIE

100 m away



SATOSHI Restaurant

500 m away



7AM BAKERS

100 m away



BAKED. Cafe

10 minutes away

Health Care & Wellness Center Around



LIRA HOSPITAL

4 minutes away



YOU SPA UMALAS

100 m away



HYDRO MEDICAL

4 minutes away



REVIVE+ PILATES

2 minutes away

Best Gym & Sports Center Around



INFINITUS GYM

2 minutes away



AMPLITUDE SKATESOCIAL

15 minutes away



LIGA TENNIS

100 m away



EQUISTRIAN HORSE RIDING

5 minutes away

Best Beach Club Around



ATLAS BEACH CLUB

10 minutes away



CAFE DEL MAR BEACH CLUB

10 minutes away



FINNS BEACH CLUB

10 minutes away



POTATO HEAD BEACH CLUB

10 minutes away

UNIT Specifications

 375 m²

 299 m²

4 Bedrooms

4 Bathrooms
+ Powder

1 Private Pool
10x3 m

1 Pavilion

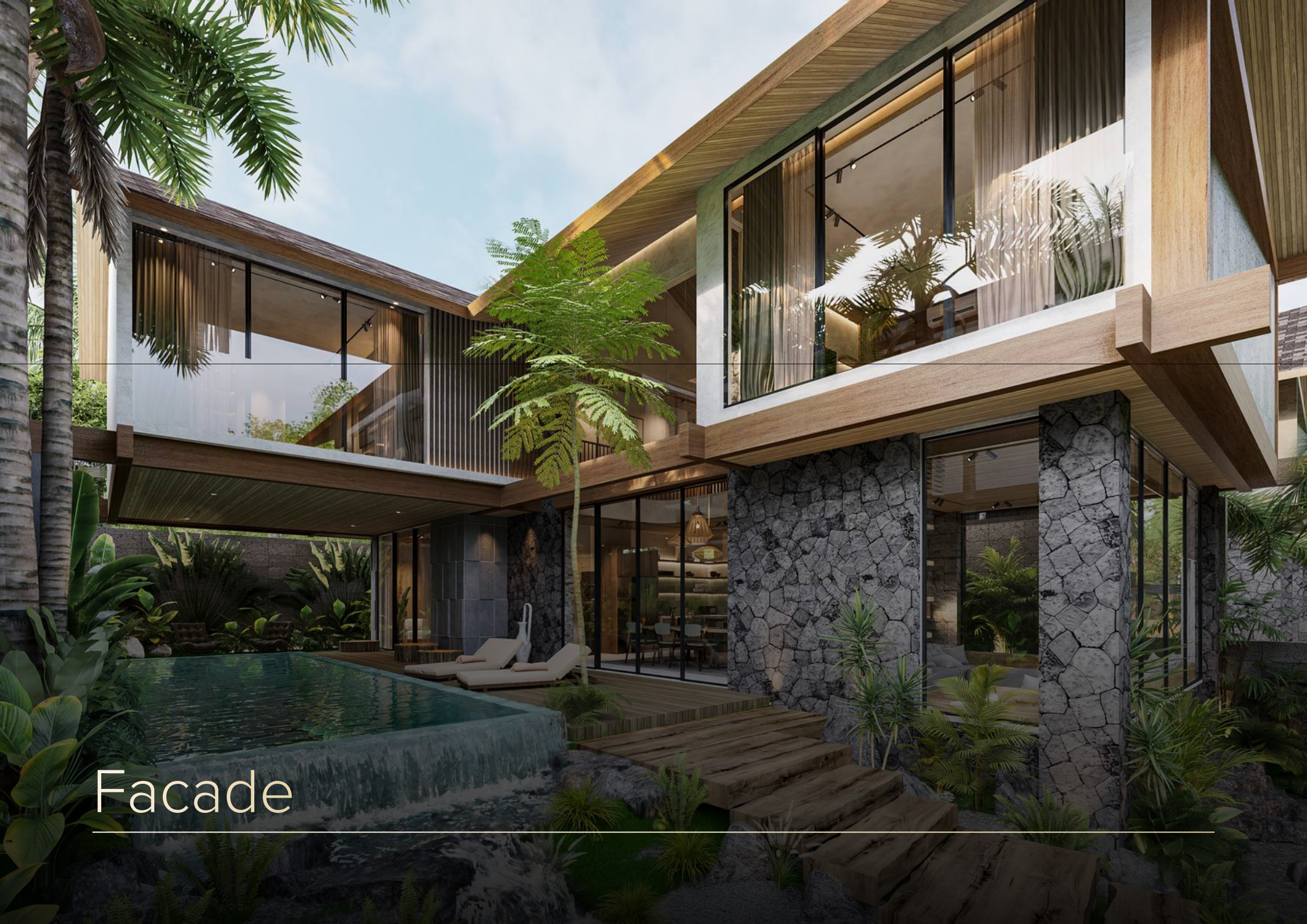


Ground Floor

First Floor

A modern bedroom interior featuring a wooden wardrobe on the left with hanging clothes and shelves. A low-profile bed with a beige duvet and pillows is in the foreground. A large window with white curtains offers a view of a garden. A TV is mounted on the wall, and a long wooden console holds a lamp and decorative items. Track lighting is installed on the ceiling.

The
DESIGN



Facade



Pavilion



Pool



Living Room



Dining Room



Dining Room



Master Bedroom



Master Bathroom



Study Room

Invest Smart with

FOREIGN INSTALLMENT PLAN

INVEST SAFELY

Protected by **BANK
GUARANTEE**



UMALAS

Reserve

WHERE LIFE FINDS ITS BALANCE...

