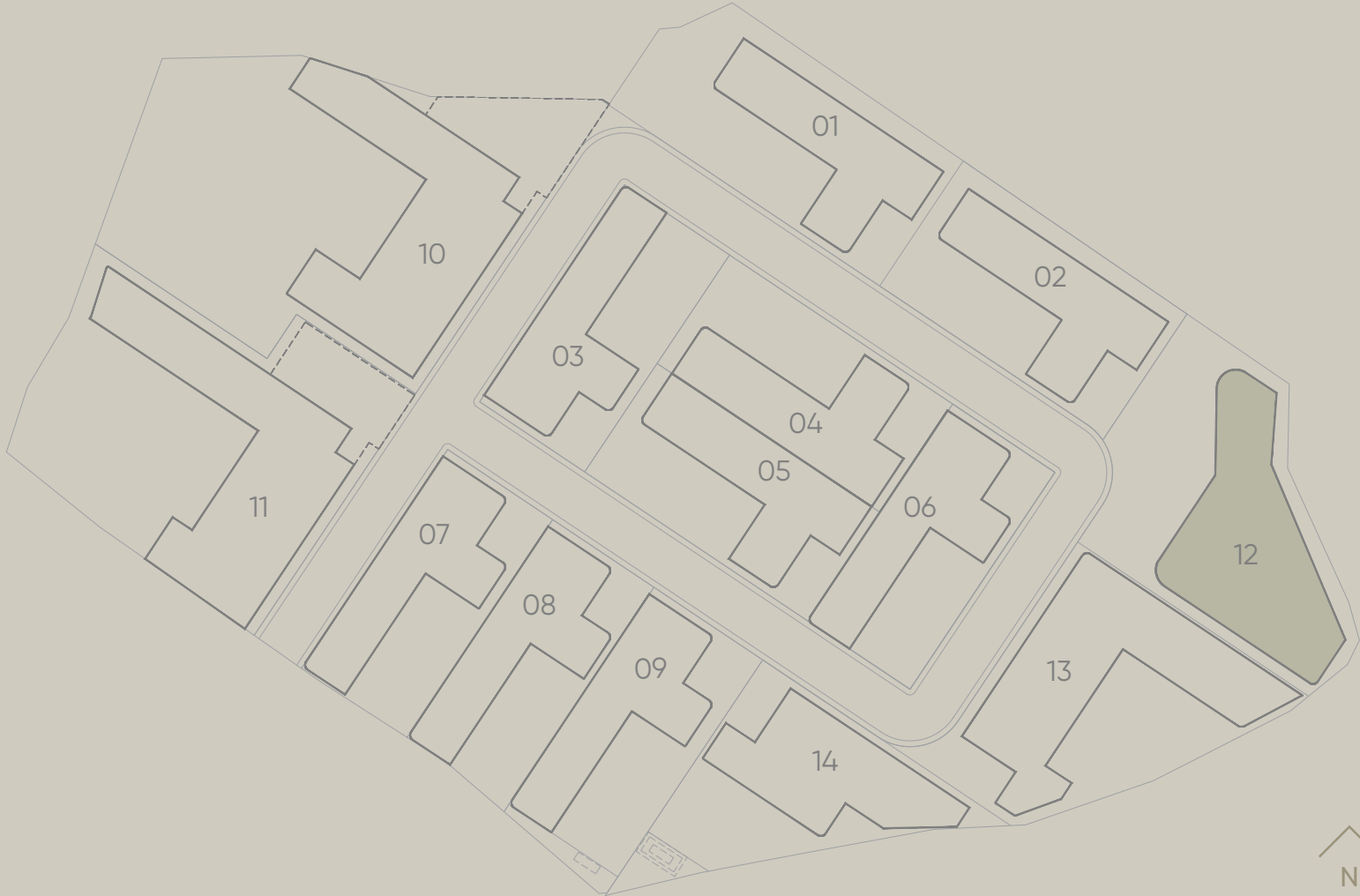


# 2 Bedroom PENTHOUSE

Set above the community clubhouse with elevated views and serene seclusion, the penthouse residences offer a rare balance of privacy and connection. Each unit features spacious, open living areas, premium kitchens, and refined design details that reflect OXO's signature touch. With access to all amenities below, including a gym, sauna, lounge, and riverside deck, this offers a tranquil lifestyle for conscious investors or remote professionals seeking both beauty and functionality.



# 2 BEDROOM PENTHOUSE

12A

**Building Area**  
279 m<sup>2</sup>

**Swimming Pool Area**  
12 m<sup>2</sup>

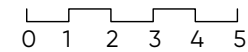
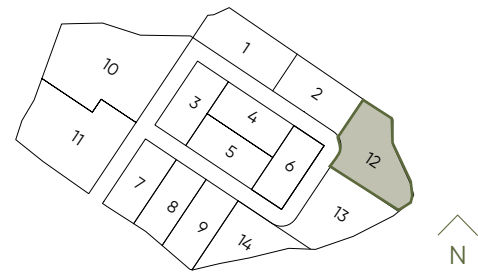
**Parking Area**  
15 m<sup>2</sup>

**Bedroom**  
2

**Bathroom**  
2

**Key Features**

- Great Investment Opportunity
- Great Views
- Premium Finish, Strong ROI



# 2 BEDROOM PENTHOUSE

12B

**Building Area**  
229 m<sup>2</sup>

**Swimming Pool Area**  
9 m<sup>2</sup>

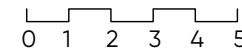
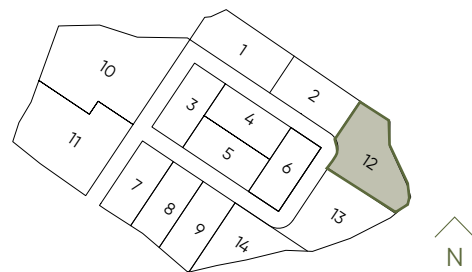
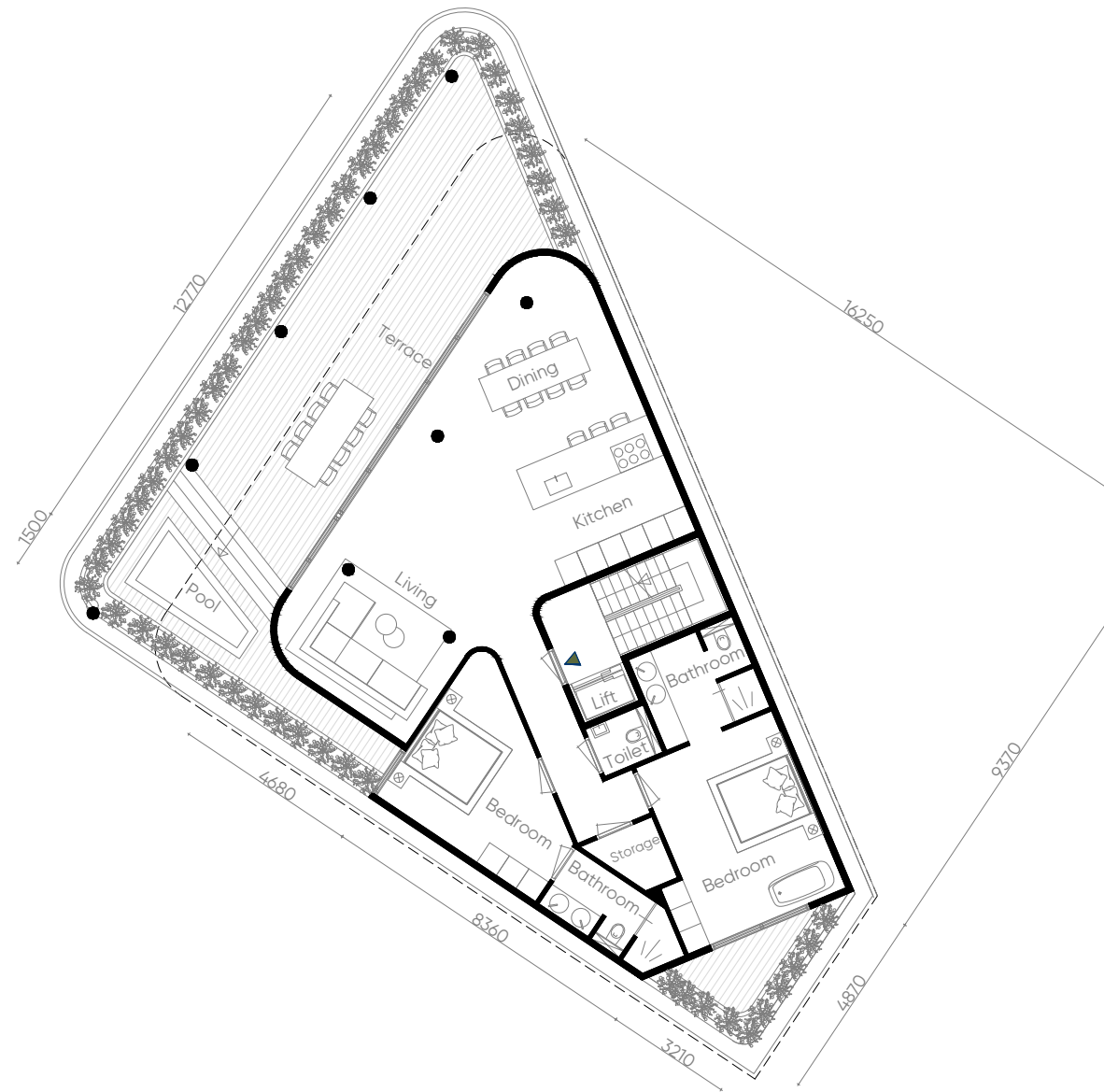
**Parking Area**  
15 m<sup>2</sup>

**Bedroom**  
2

**Bathroom**  
2

**Key Features**

- Great Investment Opportunity
- Great Views
- Premium Finish, Strong ROI



# 6 Bedroom VILLAS

Facing the best riverfront views, the 6-bedroom villa is a modern statement of scale, privacy, and serenity. With generous living spaces, a large pool, sauna, and lush garden, this home is perfect for large families or groups seeking a long-term sanctuary in the heart of Pererenan. Its spacious layout and natural finishes allow for seamless indoor-outdoor living, with every detail designed to invite stillness, comfort, and connection.



# 6 BEDROOM

10

**Building Area**

665 m<sup>2</sup>

**Net Land Area**

885 +300 m<sup>2</sup> island

**Semi-Gross Land Area**

1500 m<sup>2</sup>

**Swimming Pool Area**

162 m<sup>2</sup>

**Parking Area**

56 m<sup>2</sup>

**Bedroom**

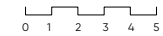
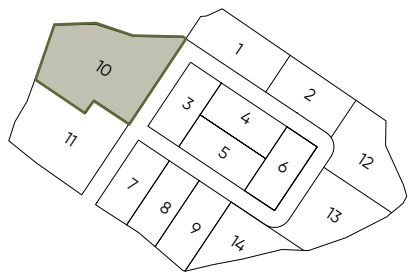
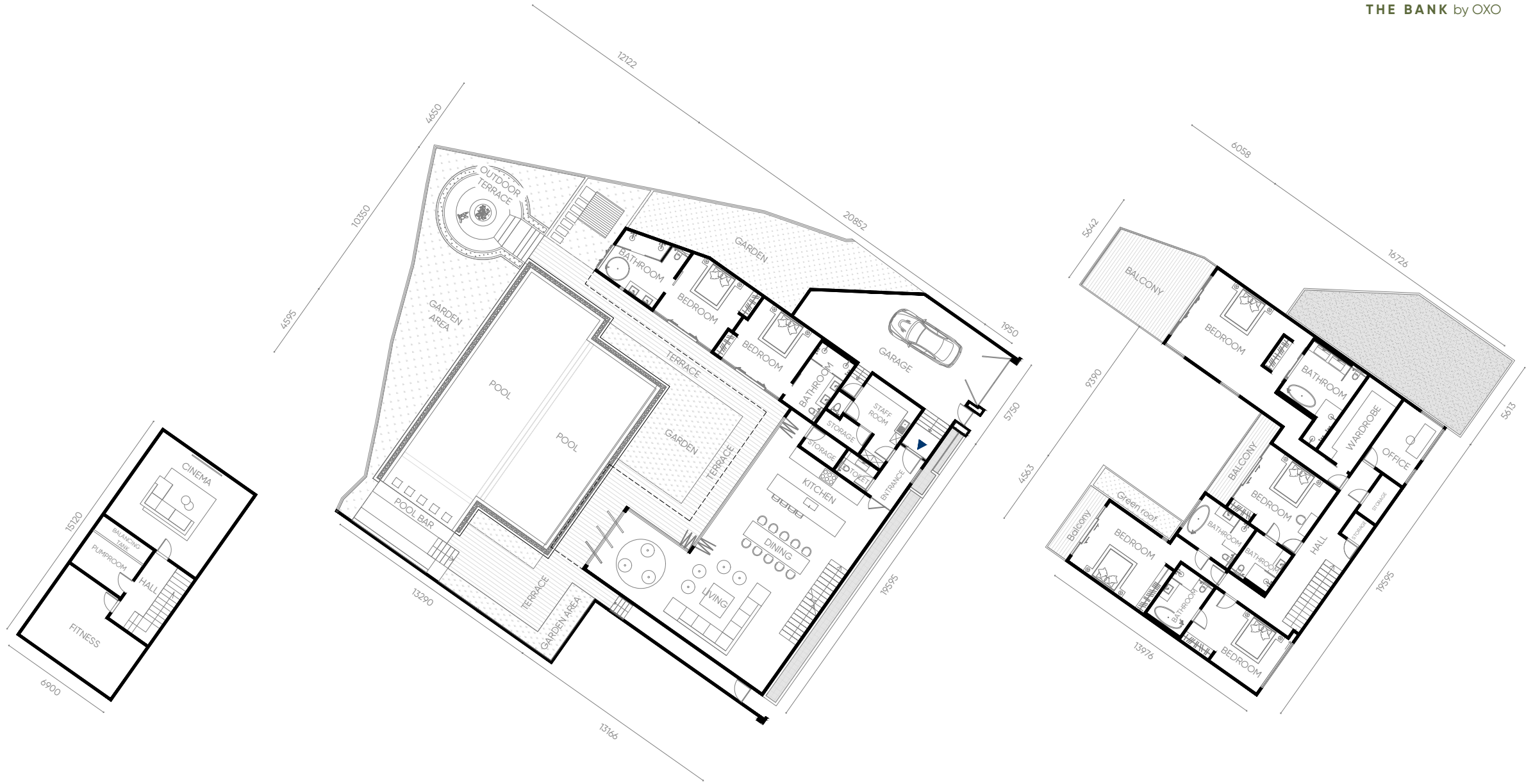
6

**Bathroom**

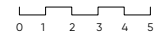
6

**Key Features**

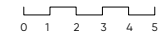
- Largest Build Area (885m<sup>2</sup>)
- 6BR Ultra Luxury Estate
- Amazing Jungle View
- 300m<sup>2</sup> Private Island
- River-front



Basement



Ground Floor



Second Floor



# 6 BEDROOM

11

**Building Area**

625 m<sup>2</sup>

**Net Land Area**

594 m<sup>2</sup>

**Semi-Gross Land Area**

652 m<sup>2</sup>

**Swimming Pool Area**

107 m<sup>2</sup>

**Parking Area**

59 m<sup>2</sup>

**Bedroom**

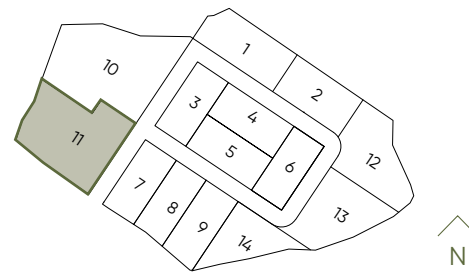
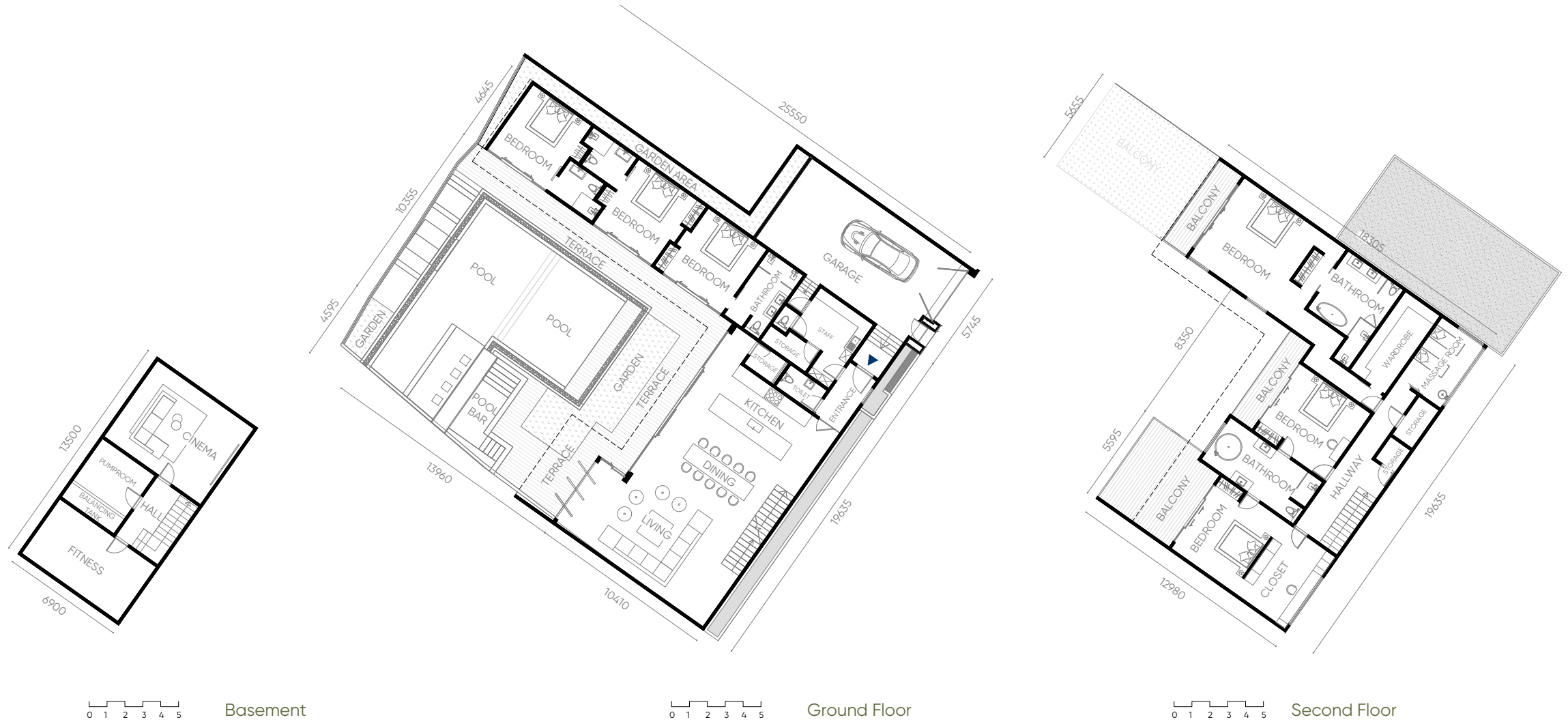
6

**Bathroom**

5

**Key Features**

- Generous 625m<sup>2</sup> Land Plot
- Spacious 6BR Configuration
- High-End Finishes & Volume
- River-front



# 6 BEDROOM

13

**Building Area**

578 m<sup>2</sup>

**Net Land Area**

402 m<sup>2</sup>

**Semi-Gross Land Area**

460 m<sup>2</sup>

**Swimming Pool Area**

40 m<sup>2</sup>

**Parking Area**

20 m<sup>2</sup>

**Bedroom**

6

**Bathroom**

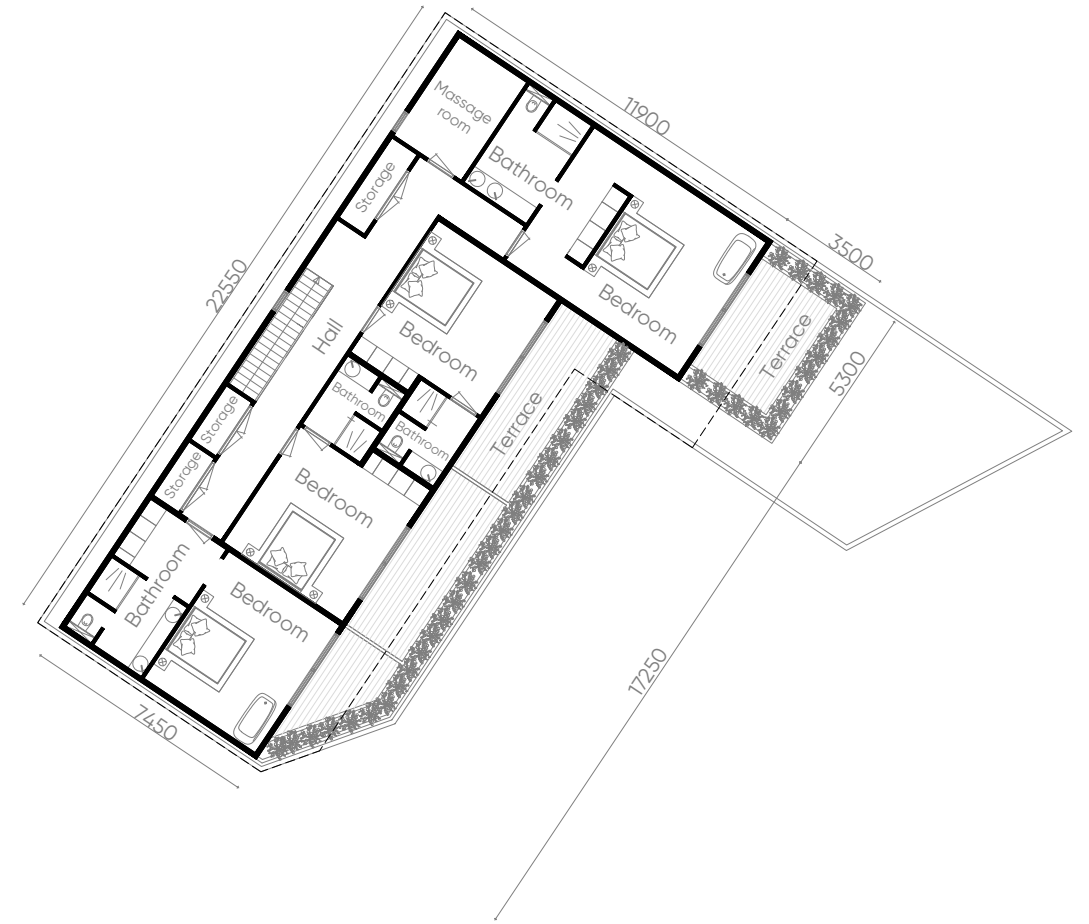
6

**Key Features**

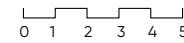
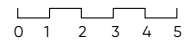
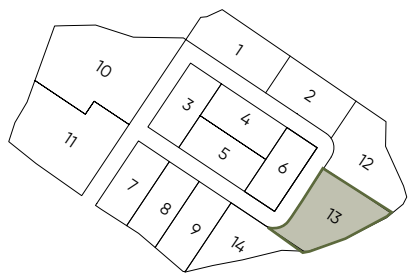
- 6BR with Strong Value Ratio
- Large Landscaped Garden
- Balanced Indoor-Outdoor Living



Ground Floor



Second Floor



# 4 Bedroom VILLAS

The 4-bedroom villa is a private oasis designed for effortless family living. With soft natural light, riverside-inspired materials, and flowing indoor-outdoor layouts, each space invites calm and clarity. The home features a sun-soaked pool, in-villa sauna, and crafted interiors that blend organic textures with high-end finishes. It's a grounded yet refined retreat for those who crave elegance, ease, and proximity to Bali's best.



# 4 BEDROOM

1

**Building Area**

334 m<sup>2</sup>

**Net Land Area**

335 m<sup>2</sup>

**Semi-Gross Land Area**

393 m<sup>2</sup>

**Swimming Pool Area**

44 m<sup>2</sup>

**Parking Area**

19 m<sup>2</sup>

**Bedroom**

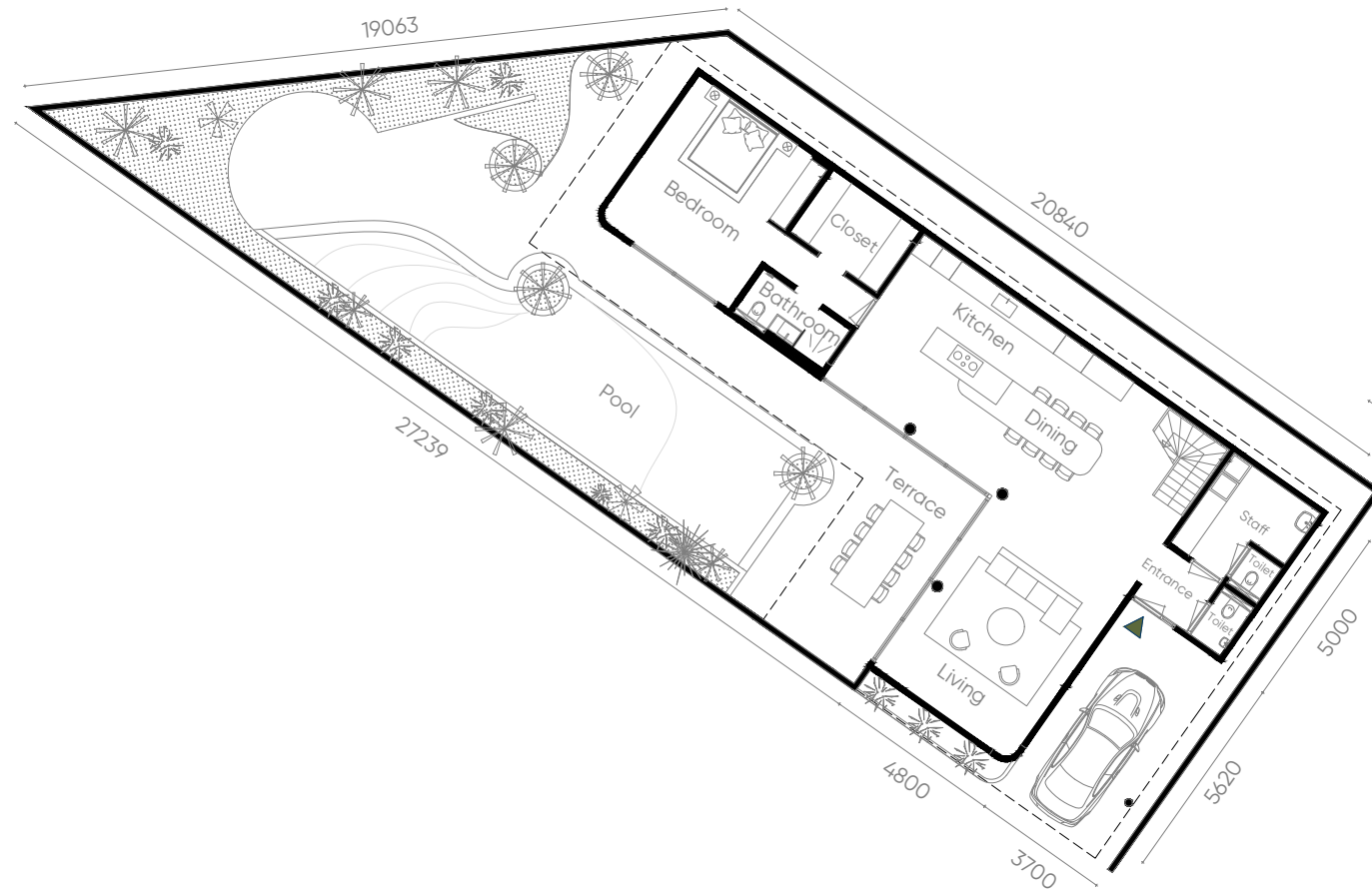
4

**Bathroom**

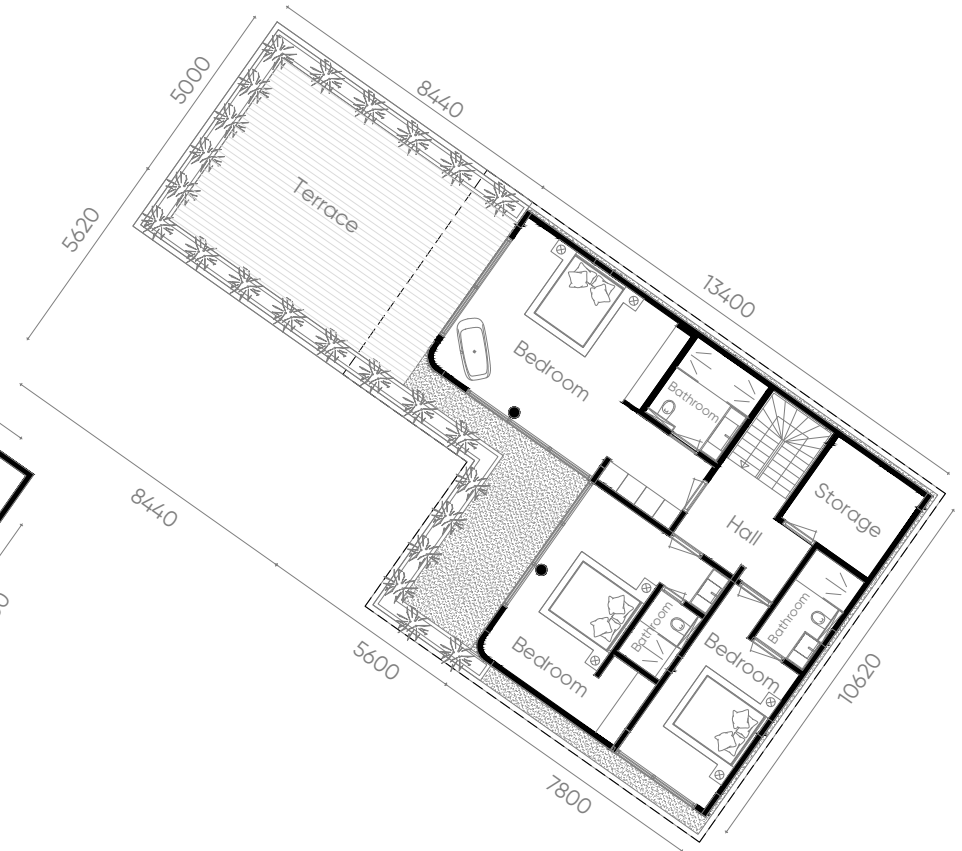
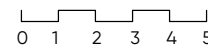
4

**Key Features**

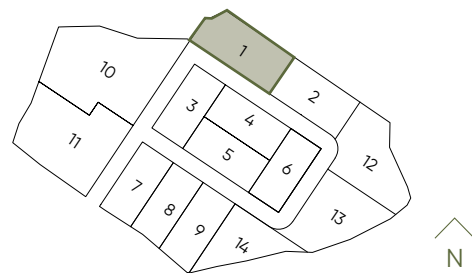
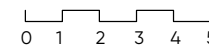
- Premium Corner Position
- Freehold Ownership



Ground Floor



Second Floor



# 4 BEDROOM

2

**Building Area**

334 m<sup>2</sup>

**Net Land Area**

288 m<sup>2</sup>

**Semi-Gross Land Area**

346 m<sup>2</sup>

**Swimming Pool Area**

27 m<sup>2</sup>

**Parking Area**

19 m<sup>2</sup>

**Bedroom**

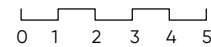
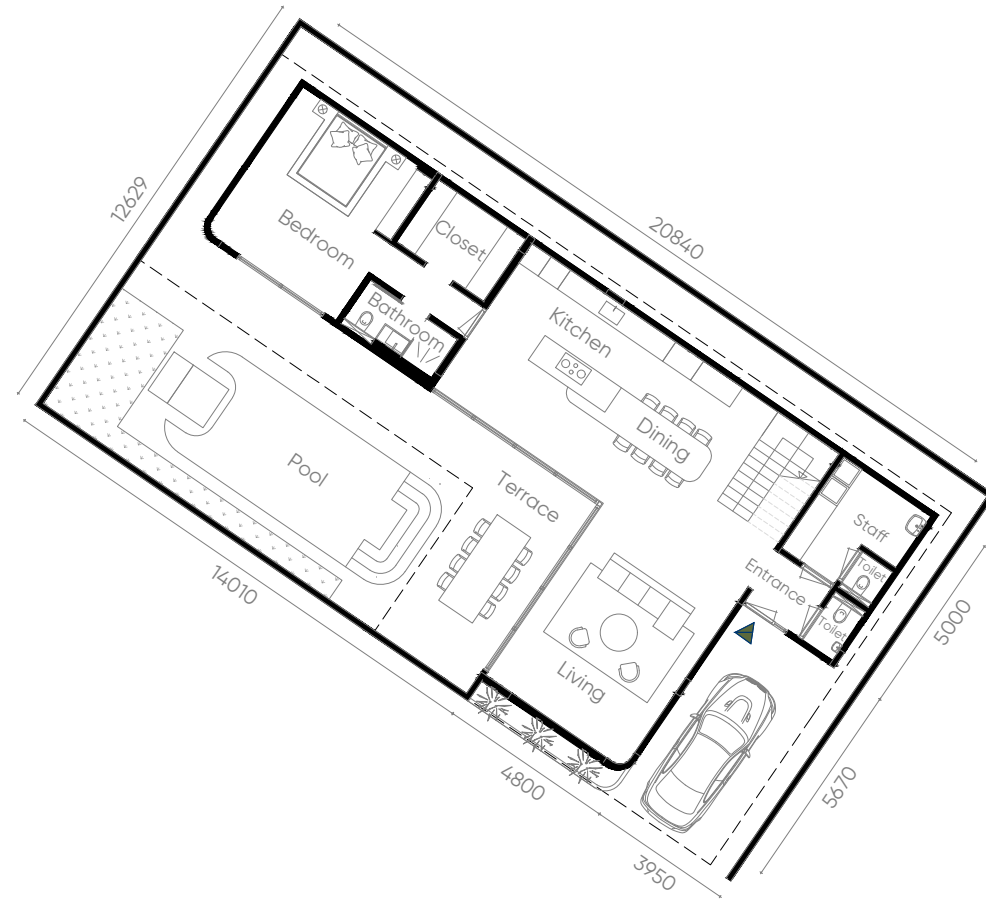
4

**Bathroom**

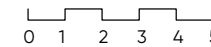
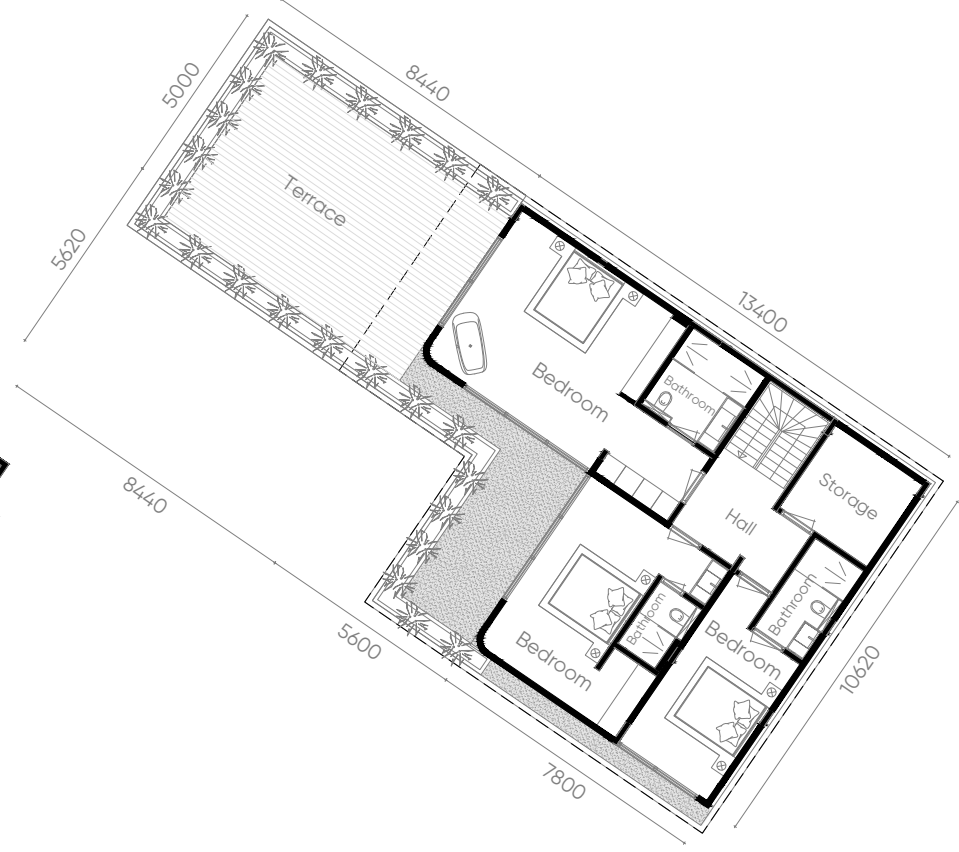
4

**Key Features**

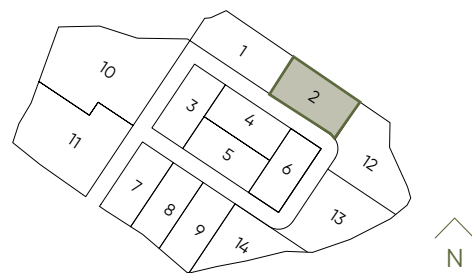
- Attractive Entry Price
- Close to The Clubhouse



Ground Floor



Second Floor



# 4 BEDROOM

3

**Building Area**

350 m<sup>2</sup>

**Net Land Area**

248 m<sup>2</sup>

**Semi-Gross Land Area**

306 m<sup>2</sup>

**Swimming Pool Area**

24 m<sup>2</sup>

**Parking Area**

18 m<sup>2</sup>

**Bedroom**

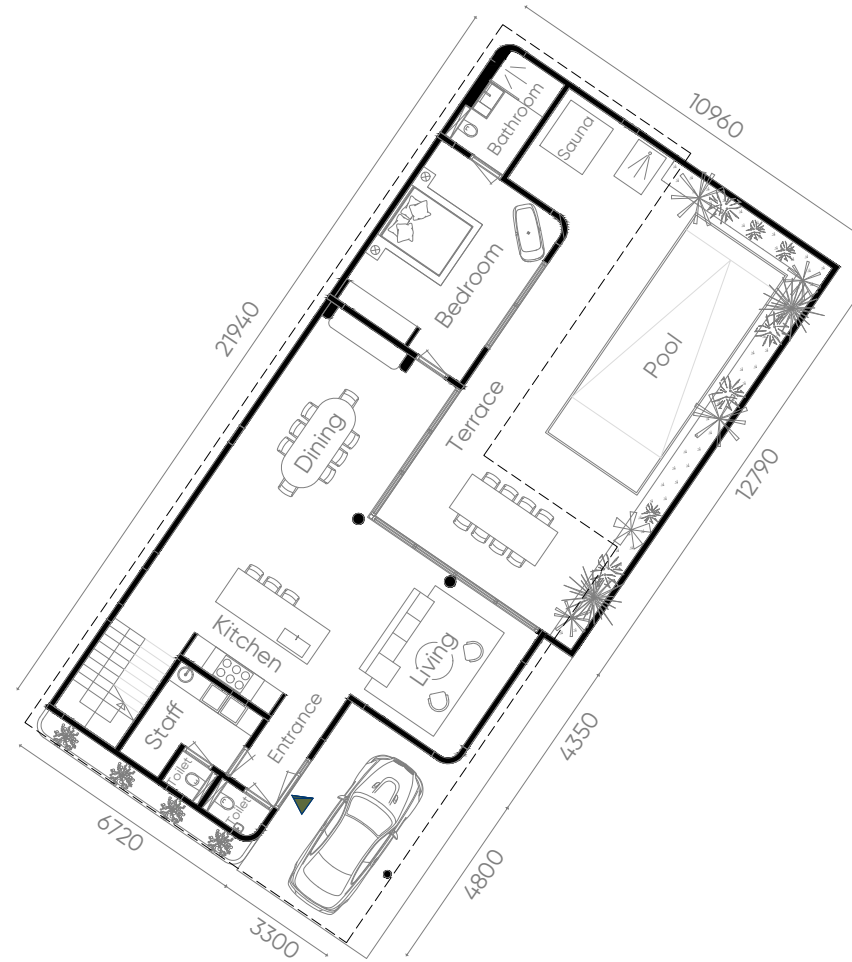
4

**Bathroom**

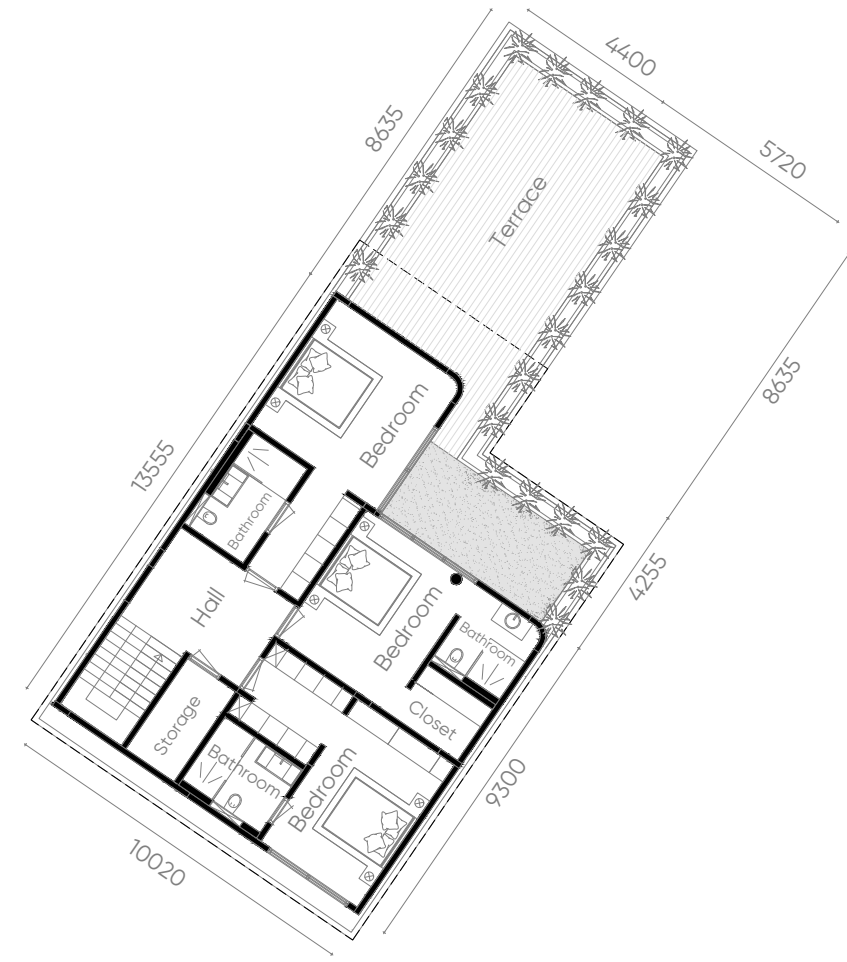
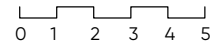
4

**Key Features**

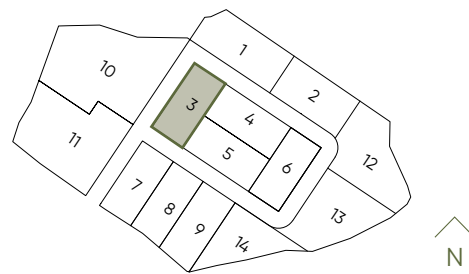
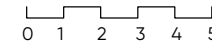
- Largest Land Size in 4BR Range
- Efficient 248m<sup>2</sup> Build Area
- Generous Garden Space



Ground Floor



Second Floor



# 4 BEDROOM

4

### Building Area

334 m<sup>2</sup>

### Net Land Area

264 m<sup>2</sup>

### Semi-Gross Land Area

322 m<sup>2</sup>

### Swimming Pool Area

27 m<sup>2</sup>

### Parking Area

19 m<sup>2</sup>

### Bedroom

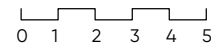
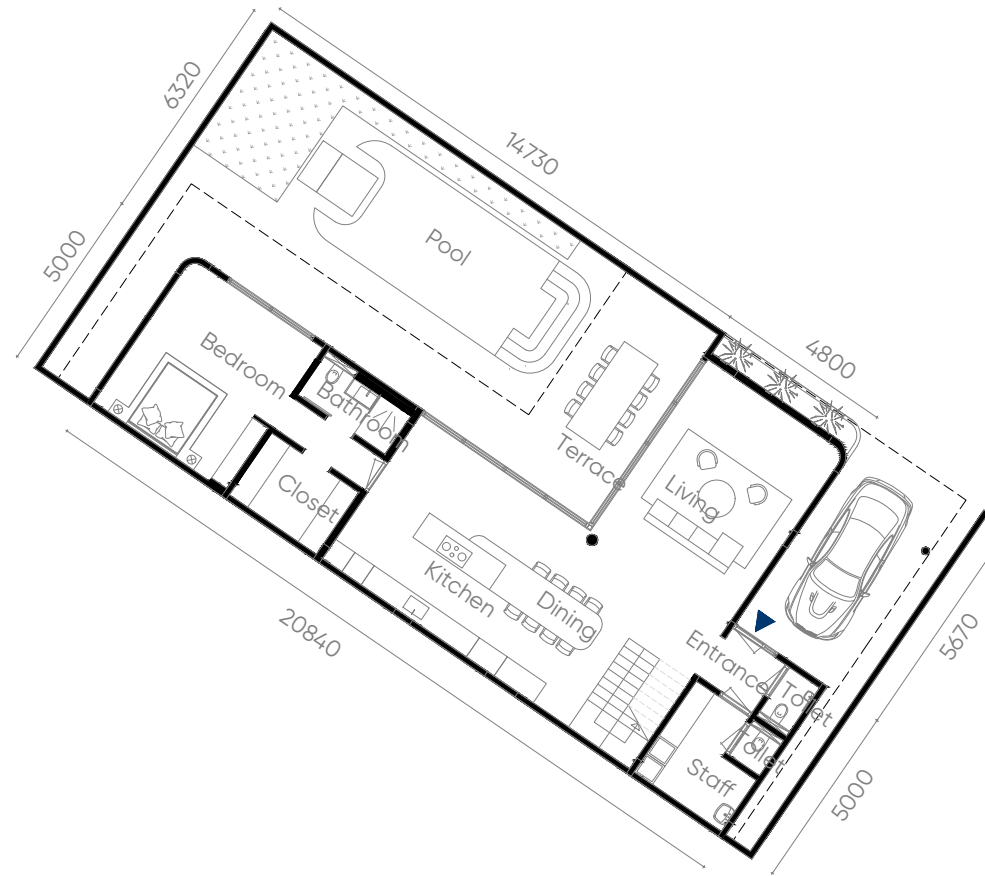
4

### Bathroom

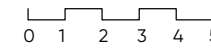
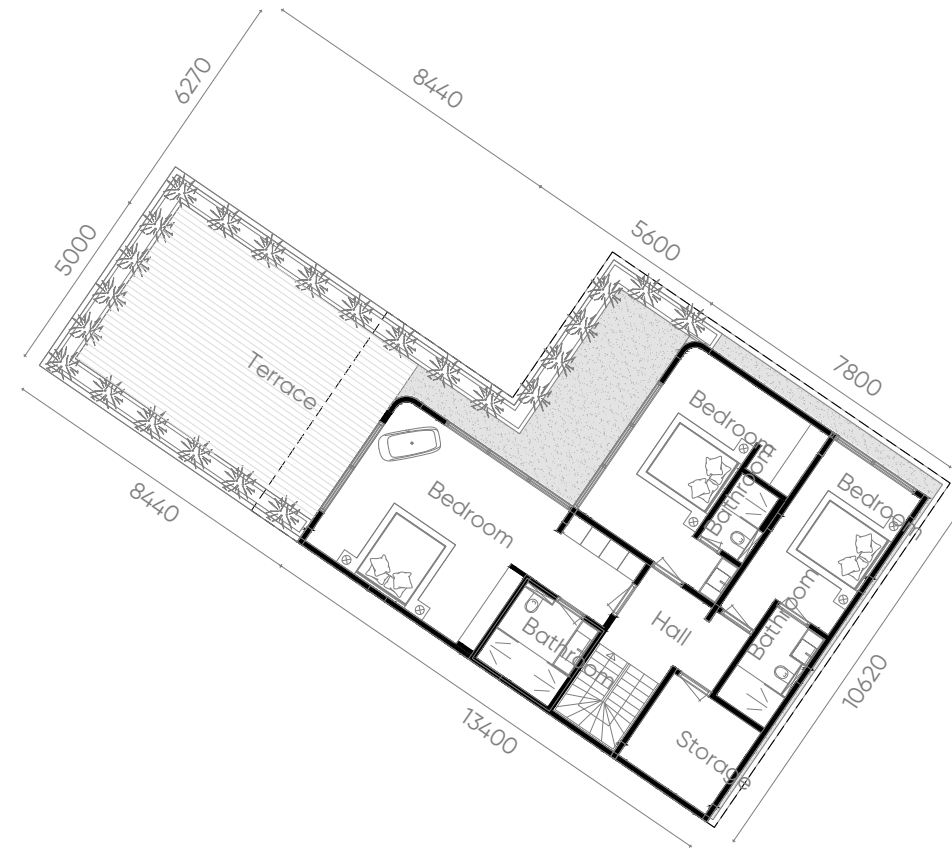
4

### Key Features

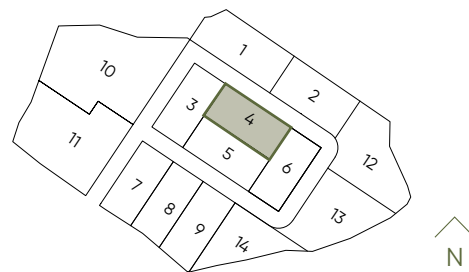
- Attractive Price per m<sup>2</sup>
- Low Entry Price



Ground Floor



Second Floor



# 4 BEDROOM

5

**Building Area**

334 m<sup>2</sup>

**Net Land Area**

263 m<sup>2</sup>

**Semi-Gross Land Area**

321 m<sup>2</sup>

**Swimming Pool Area**

27 m<sup>2</sup>

**Parking Area**

19 m<sup>2</sup>

**Bedroom**

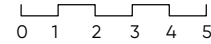
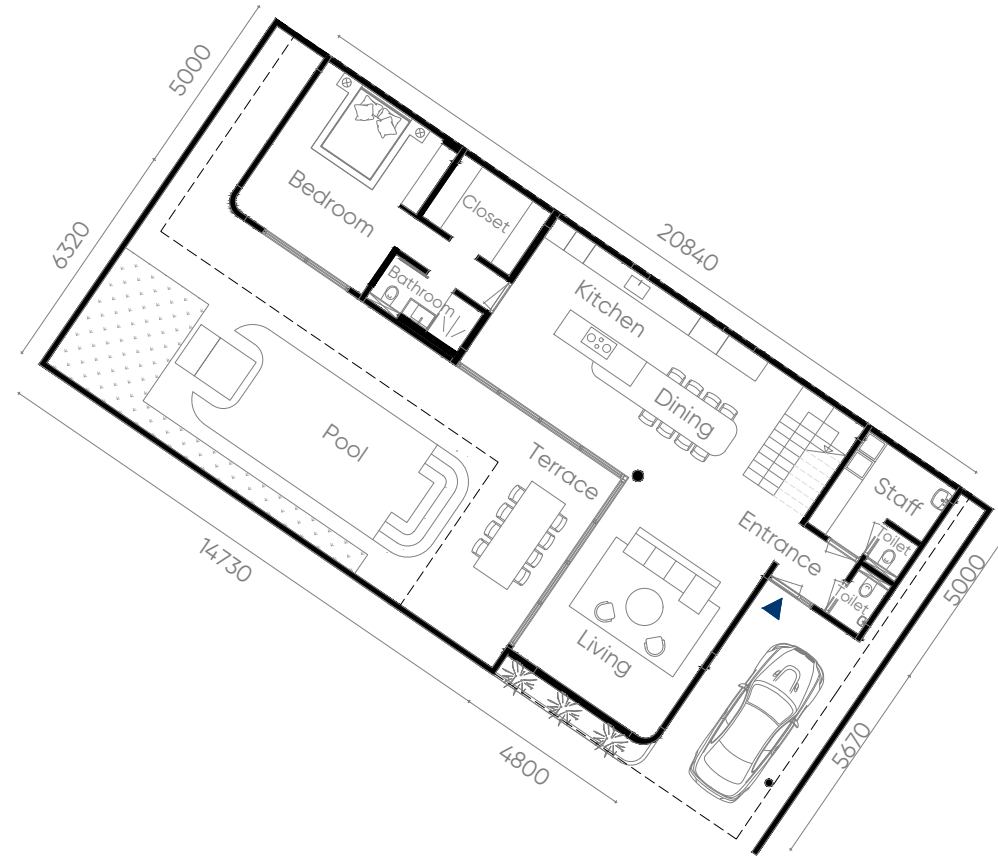
4

**Bathroom**

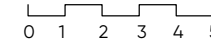
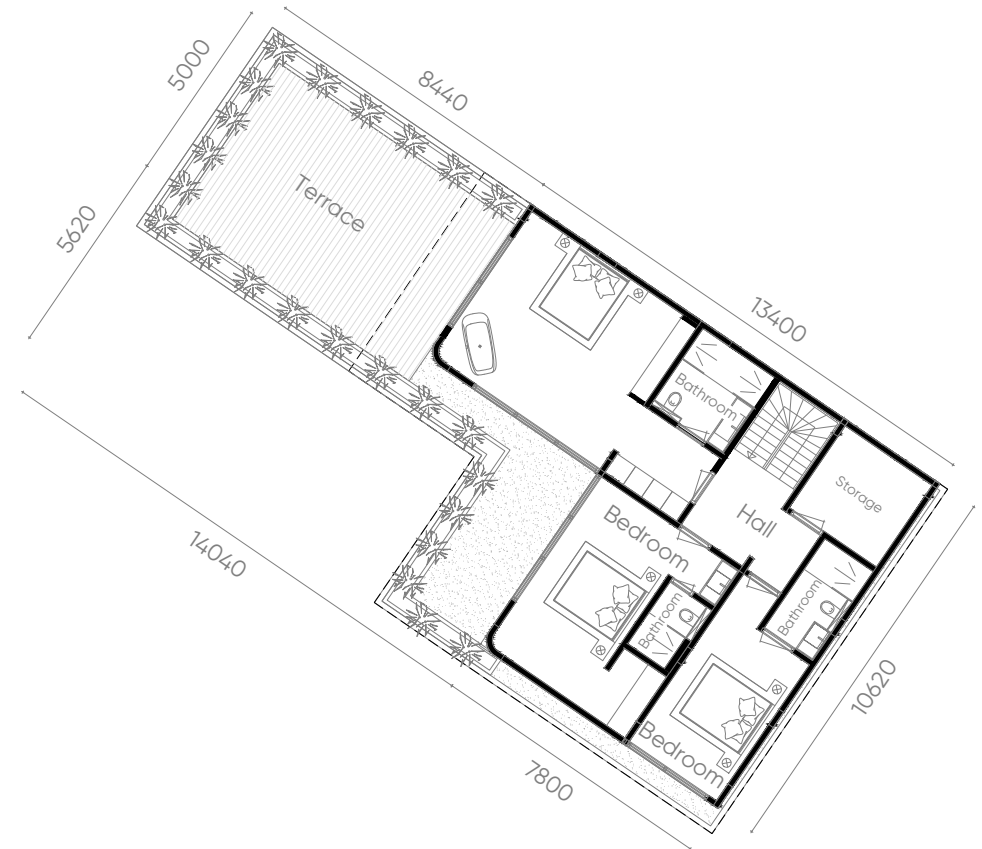
4

**Key Features**

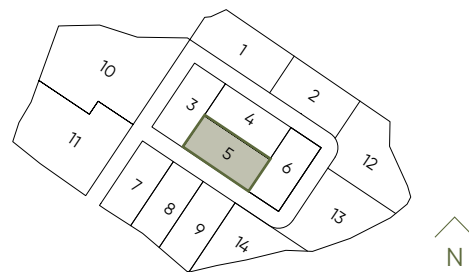
- Entry Level Pricing
- Efficient 4BR Layout



Ground Floor



Second Floor



# 4 BEDROOM

6

**Building Area**

334 m<sup>2</sup>

**Net Land Area**

242 m<sup>2</sup>

**Semi-Gross Land Area**

300 m<sup>2</sup>

**Swimming Pool Area**

23 m<sup>2</sup>

**Parking Area**

18 m<sup>2</sup>

**Bedroom**

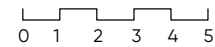
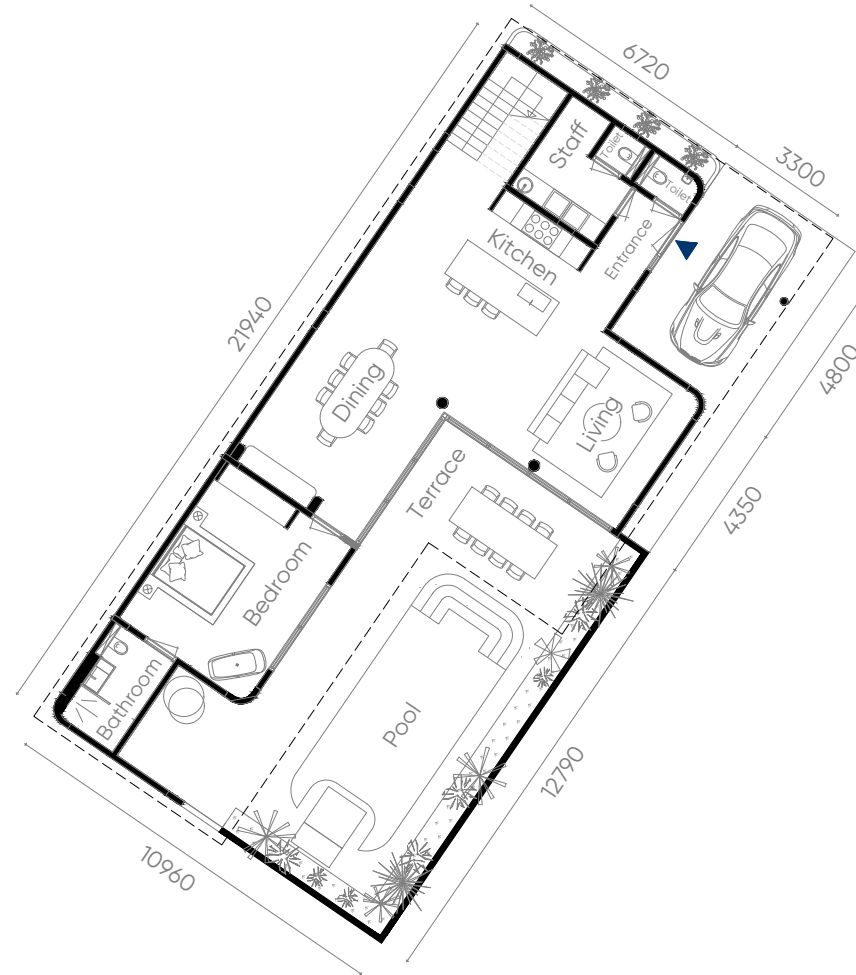
4

**Bathroom**

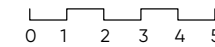
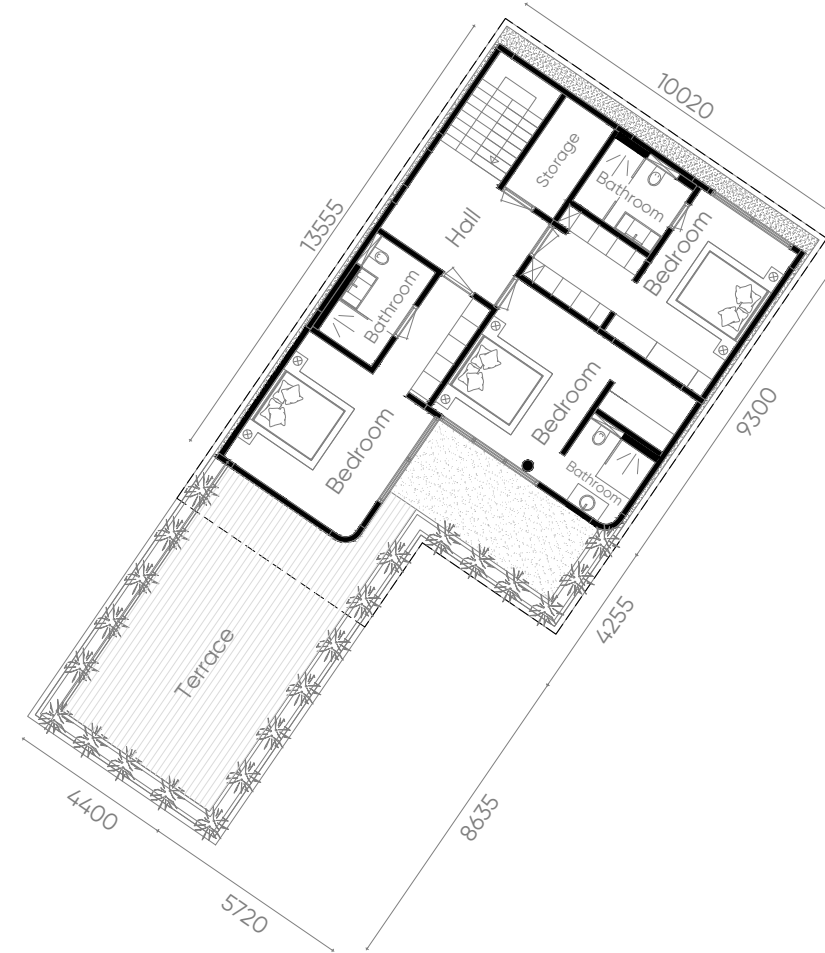
4

**Key Features**

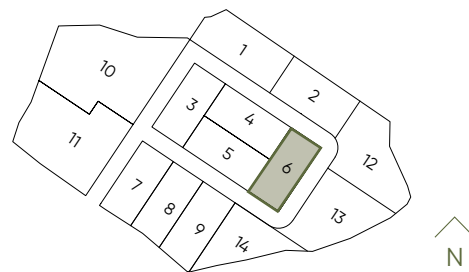
- Close to The Clubhouse
- Great Resale Potential



Ground Floor



Second Floor



# 4 BEDROOM

7

### Building Area

350 m<sup>2</sup>

### Net Land Area

252 m<sup>2</sup>

### Semi-Gross Land Area

310 m<sup>2</sup>

### Swimming Pool Area

24 m<sup>2</sup>

### Parking Area

18 m<sup>2</sup>

### Bedroom

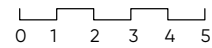
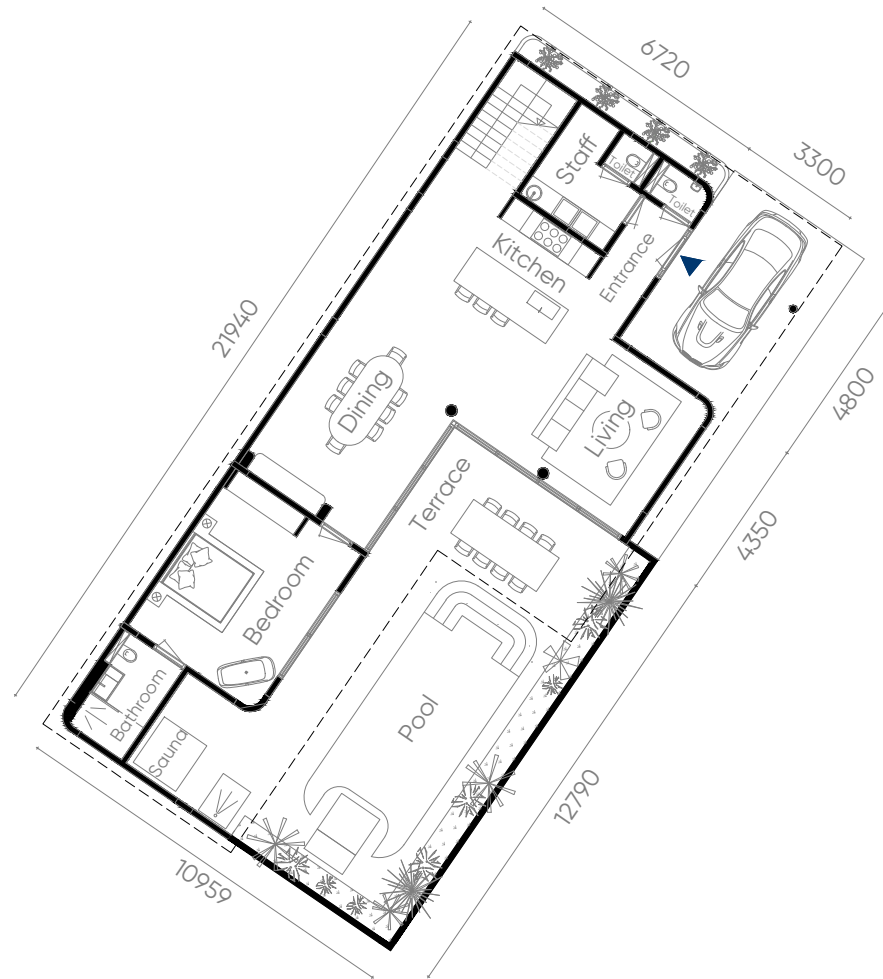
4

### Bathroom

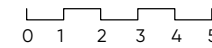
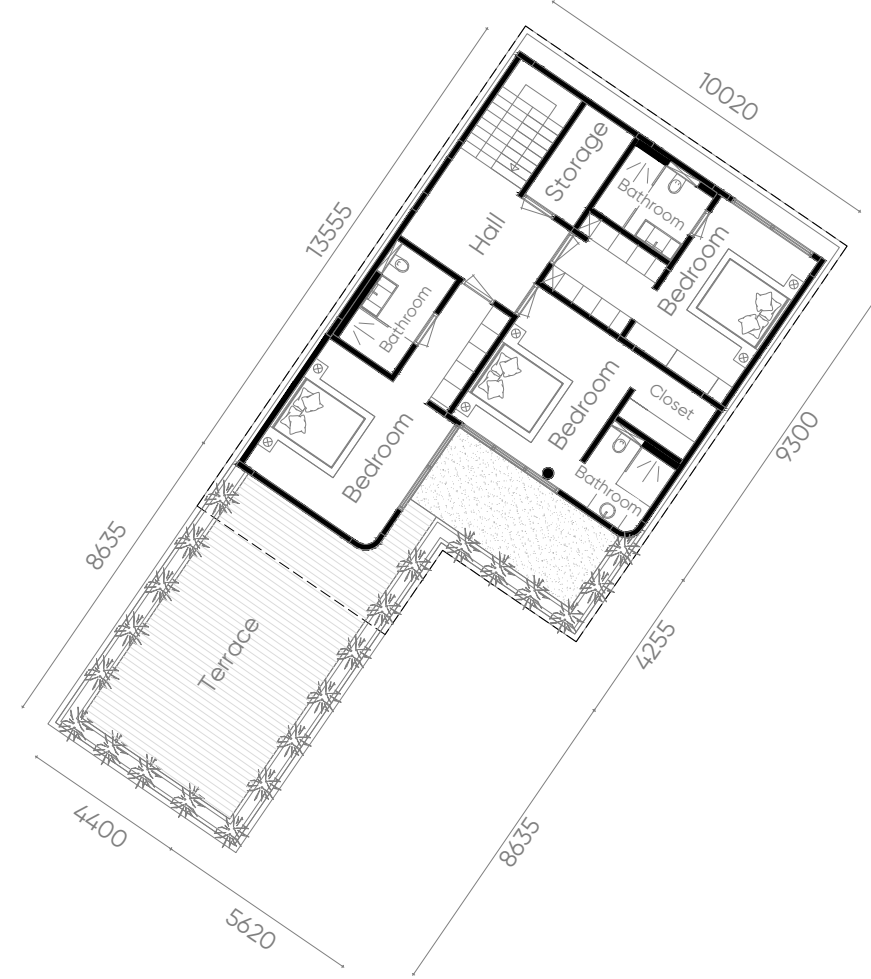
4

### Key Features

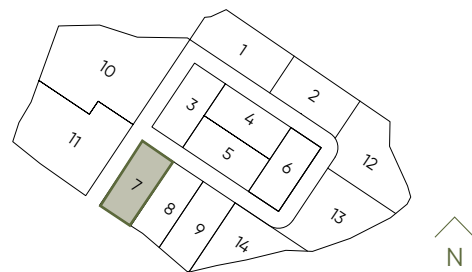
- Practical 4BR Layout
- Low Entry Price



Ground Floor



Second Floor



# 4 BEDROOM

8

**Building Area**

350 m<sup>2</sup>

**Net Land Area**

250 m<sup>2</sup>

**Semi-Gross Land Area**

308 m<sup>2</sup>

**Swimming Pool Area**

24 m<sup>2</sup>

**Parking Area**

18 m<sup>2</sup>

**Bedroom**

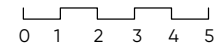
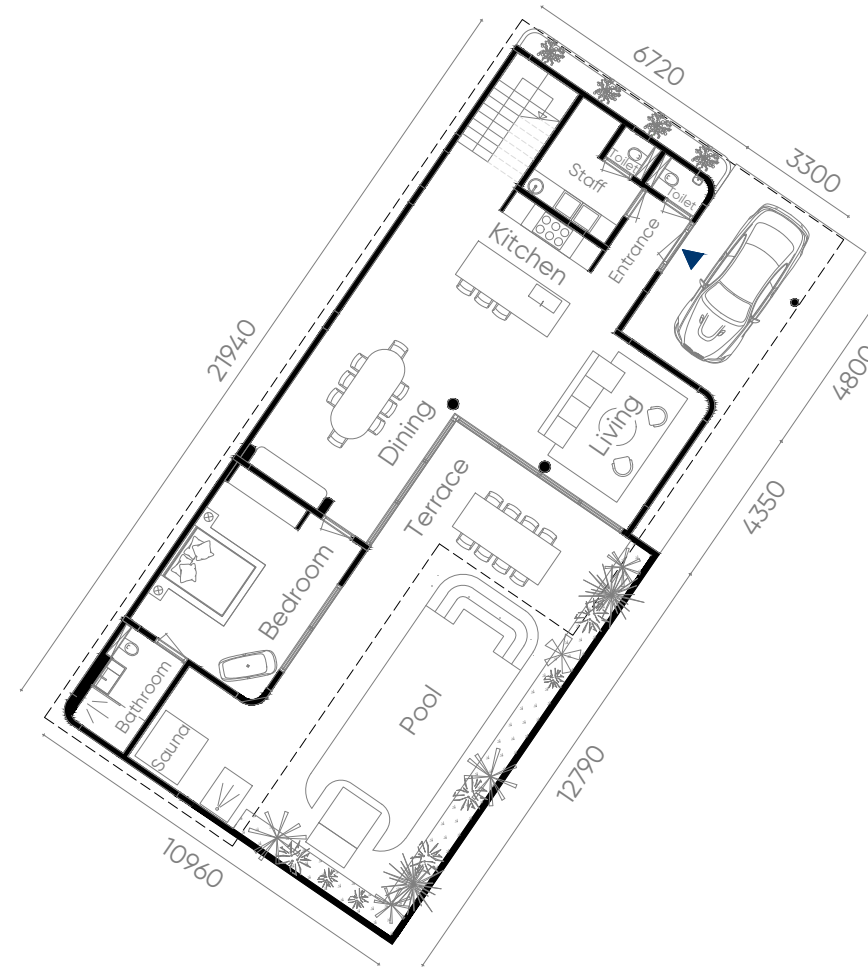
4

**Bathroom**

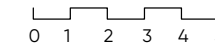
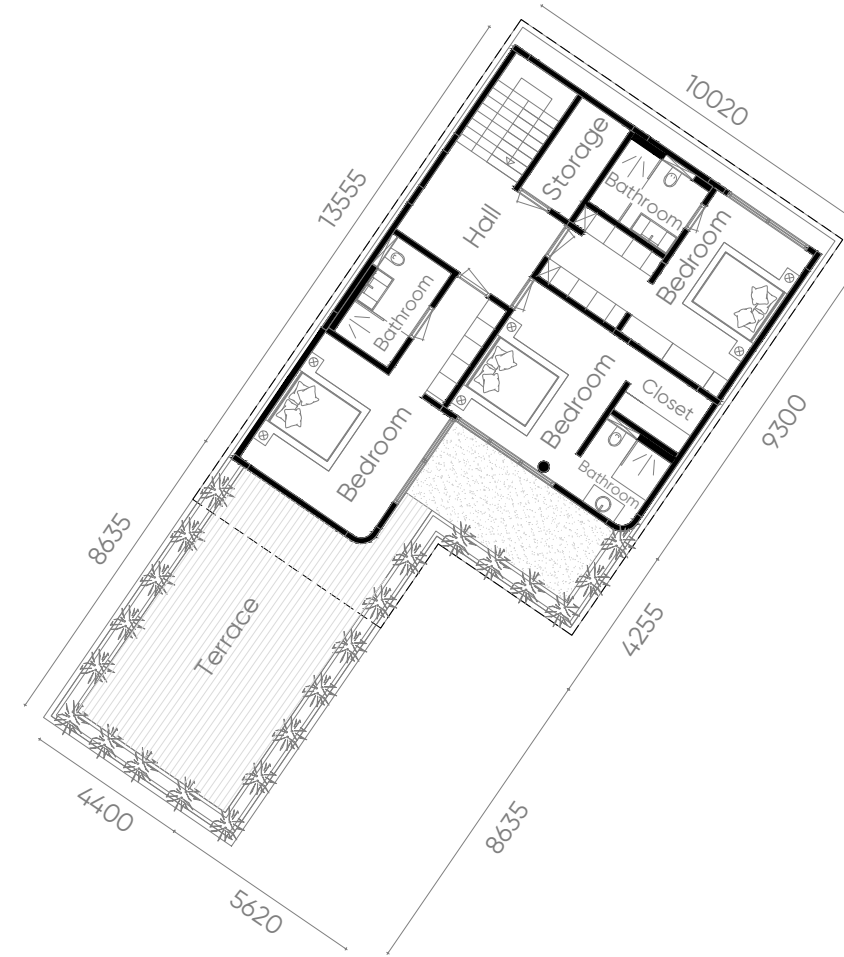
4

**Key Features**

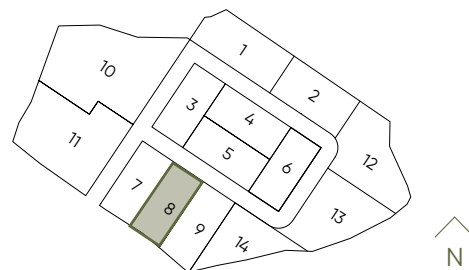
- Practical 4BR Layout
- Low Entry Price



Ground Floor



Second Floor



# 4 BEDROOM

9

**Building Area**

350 m<sup>2</sup>

**Net Land Area**

261 m<sup>2</sup>

**Semi-Gross Land Area**

319 m<sup>2</sup>

**Swimming Pool Area**

24 m<sup>2</sup>

**Parking Area**

18 m<sup>2</sup>

**Bedroom**

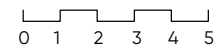
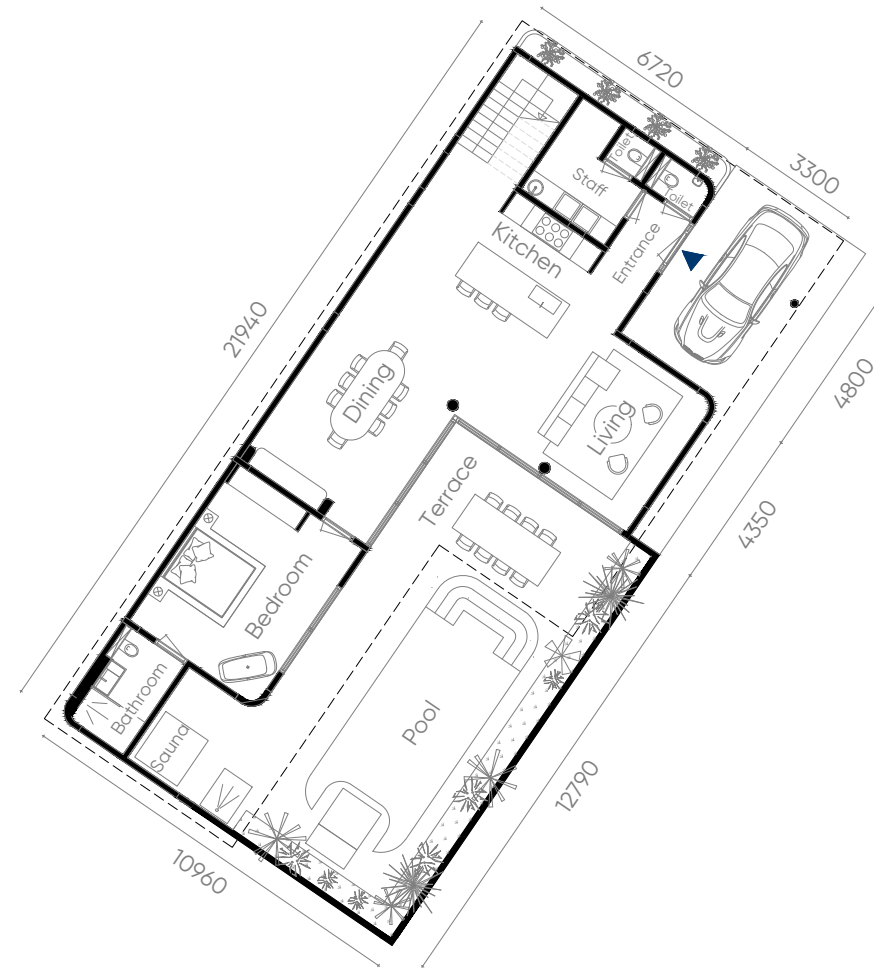
4

**Bathroom**

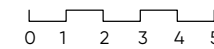
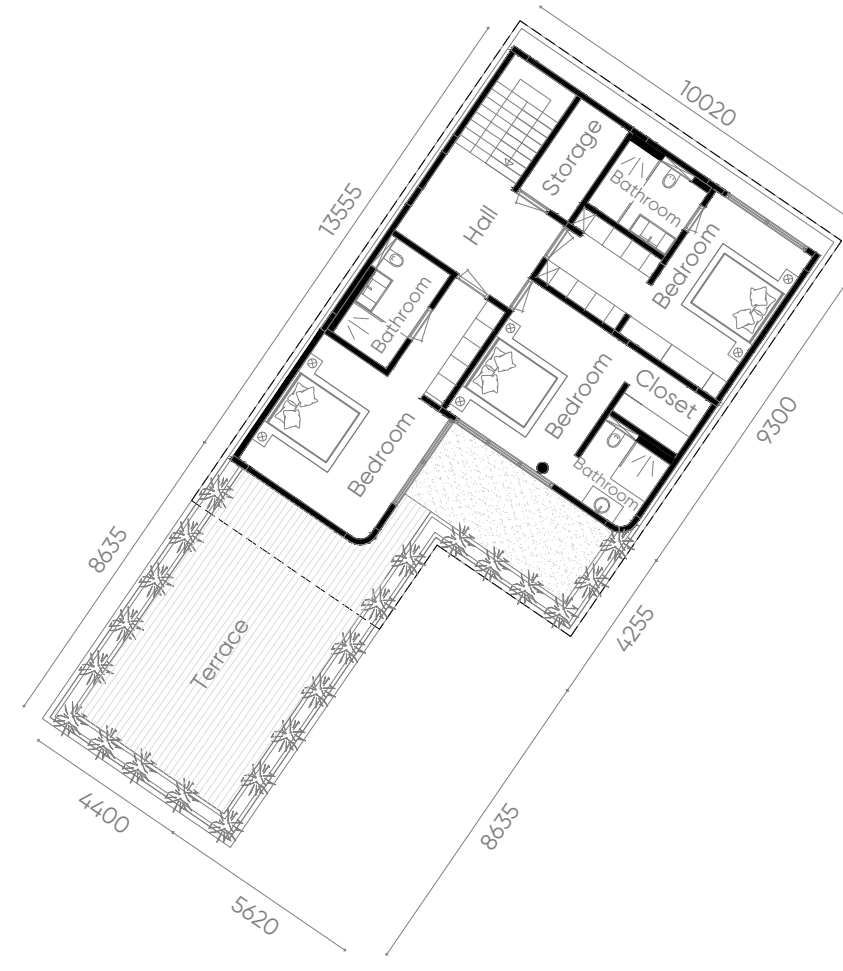
4

**Key Features**

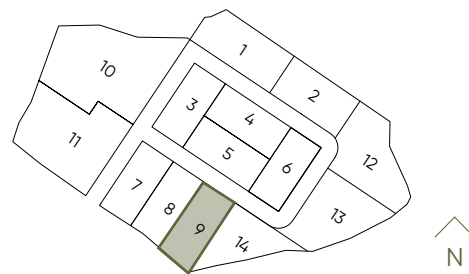
- Practical 4BR Layout
- Low Entry Price



Ground Floor



Second Floor



# 4 BEDROOM

14

**Building Area**

373 m<sup>2</sup>

**Net Land Area**

303 m<sup>2</sup>

**Semi-Gross Land Area**

361 m<sup>2</sup>

**Swimming Pool Area**

35 m<sup>2</sup>

**Parking Area**

20 m<sup>2</sup>

**Bedroom**

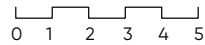
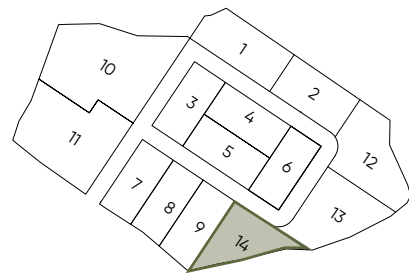
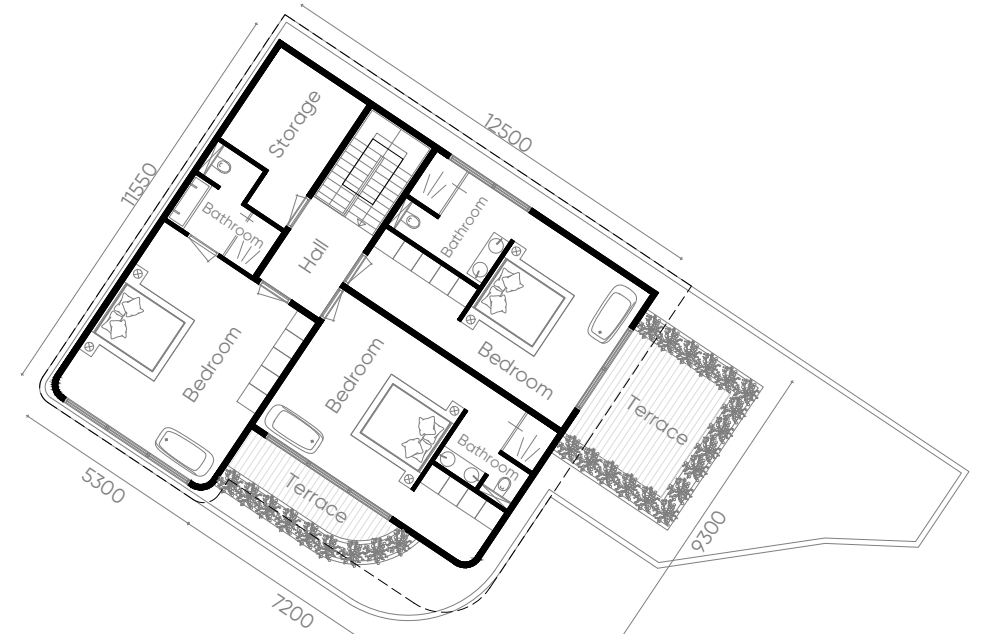
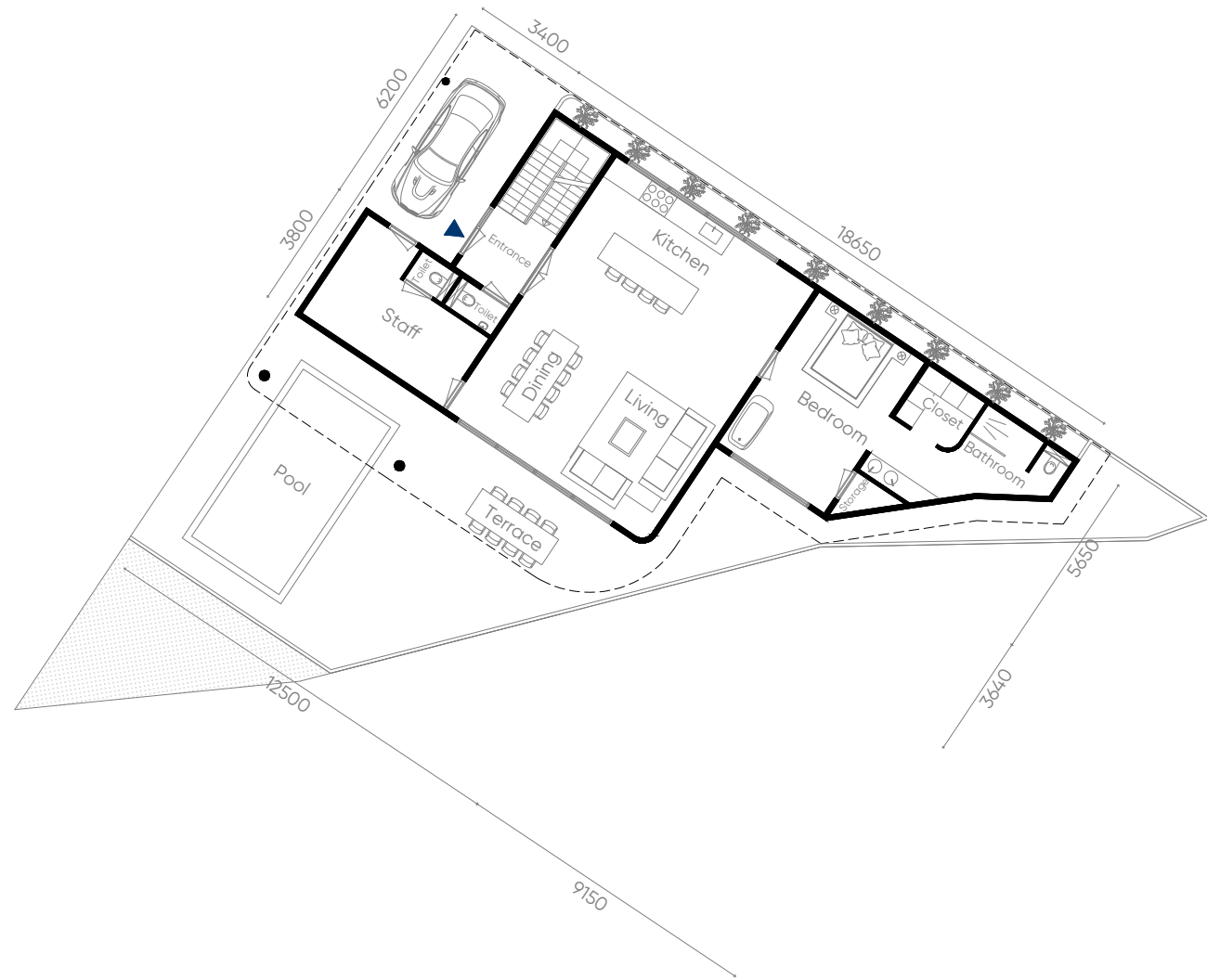
4

**Bathroom**

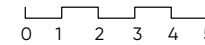
4

**Key Features**

- Affordable 4BR Entry
- 303m<sup>2</sup> Build on 373m<sup>2</sup> Plot
- Ideal for Large Families or Groups



Ground Floor



Second Floor