

ГОТОВНОСТЬ В 2025 ГОДУ

# SEAFORA

PRICE

369 000\$ / 386 000\$

OWNERSHIP

LEASEHOLD 30 YEARS +  
20 YEARS EXTENSION

LAND COLOR

YELLOW

# WHY SEAFORA

Tropical villa in Mexican style.

This villa has been designed with current trends and buyer preferences in mind: minimalism, natural materials, and warm tones create a stylish and sought-after living space. Fully furnished—everything from furniture to finishing touches is taken care of.

3 bedrooms - **16m<sup>2</sup>** | Living Room - **57m<sup>2</sup>**

Pool - **33m<sup>2</sup>** | Office | Garden

**450-529m<sup>2</sup>**

Land area

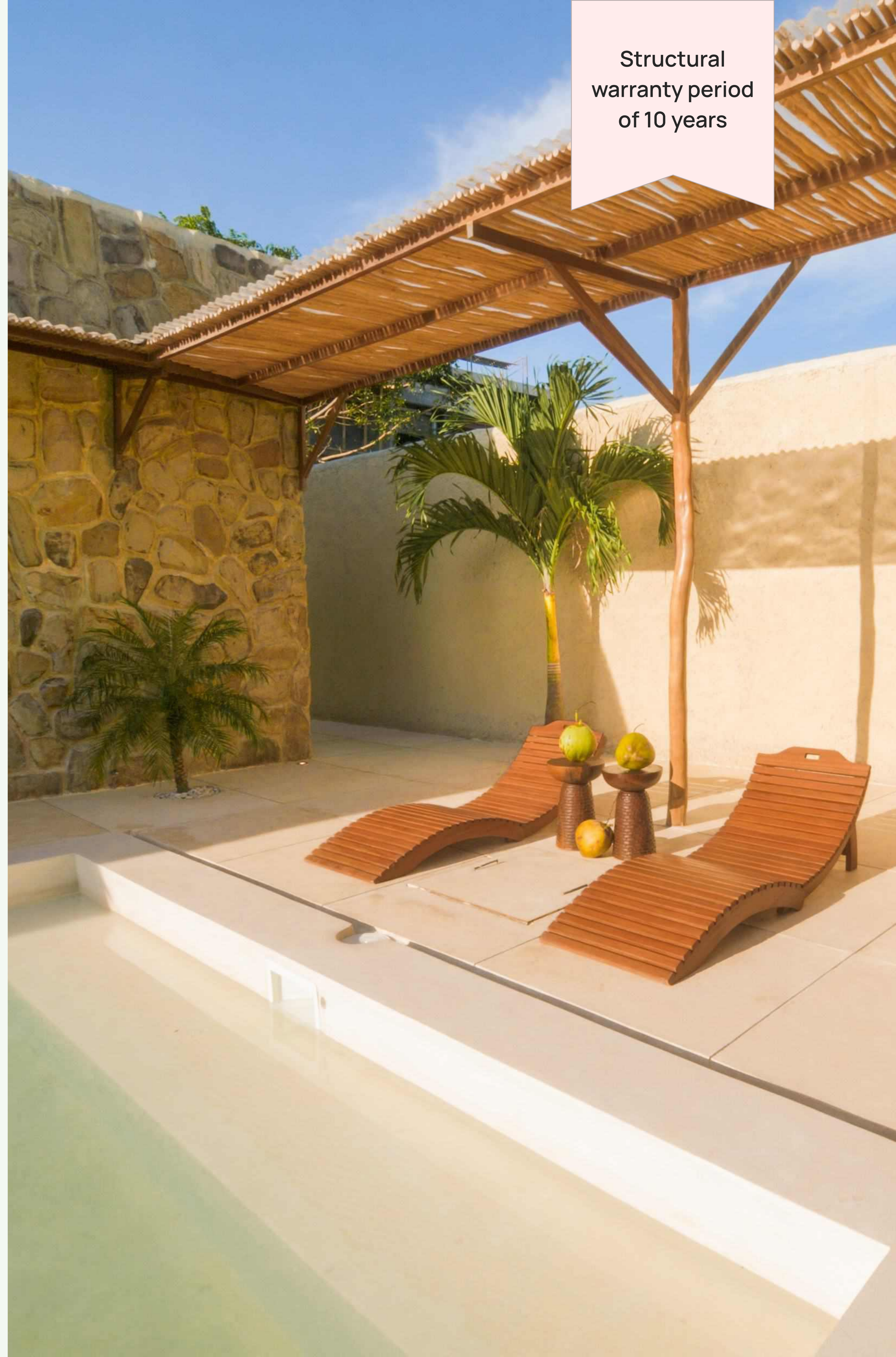
**142m<sup>2</sup>**

Villa area

**24/7**

Service

Structural  
warranty period  
of 10 years





## 2 MINUTES FROM NEW FITNESS CENTRE KANANA.

GYM

GROUP TRAINING

SWIMMING POOL

SAUNA IN ONE PLACE.



# EXTERIOR



# LIVING ROOM





# BEDROOM





# KITCHEN





# BATHROOM



# TERRACE



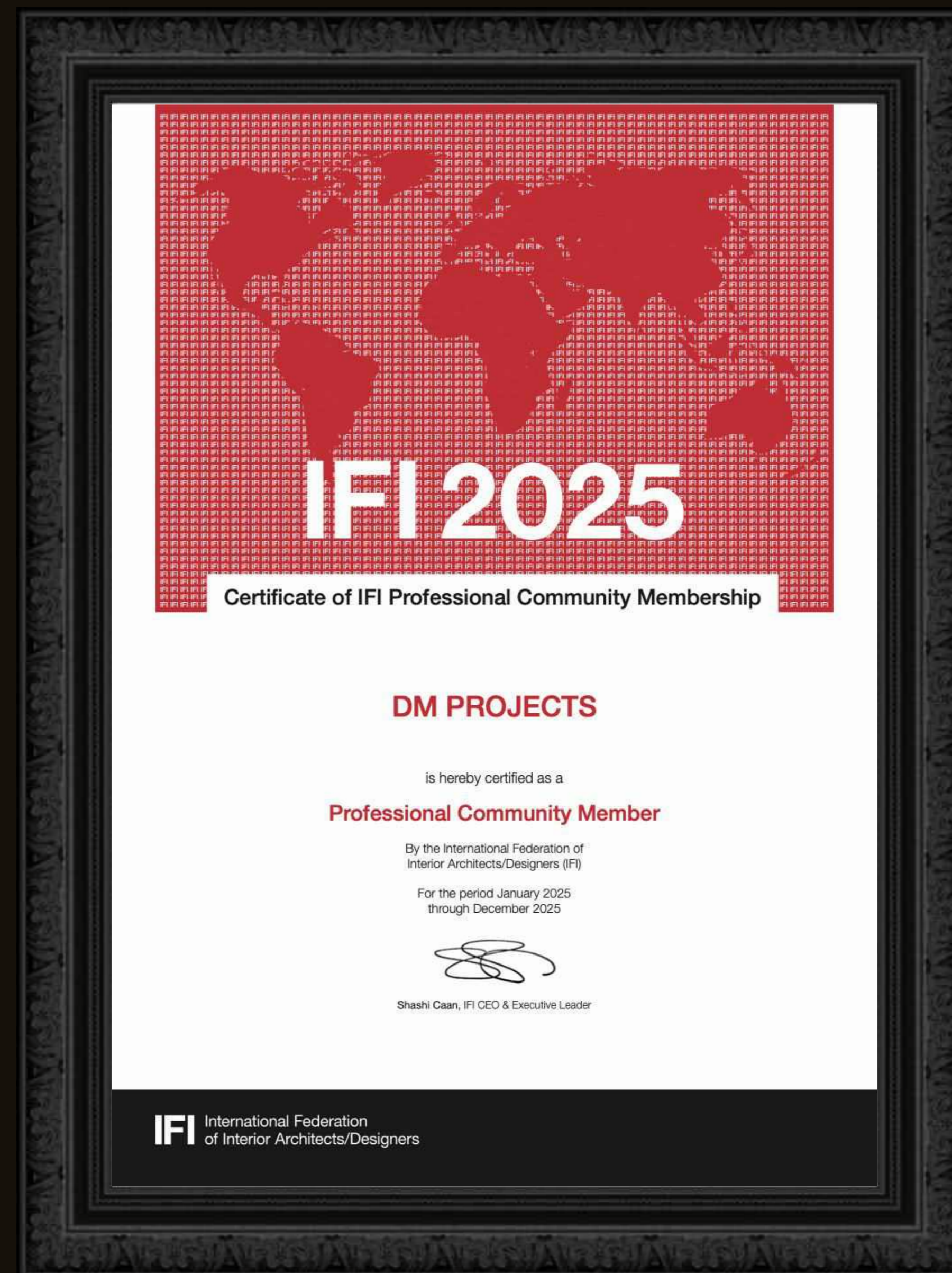
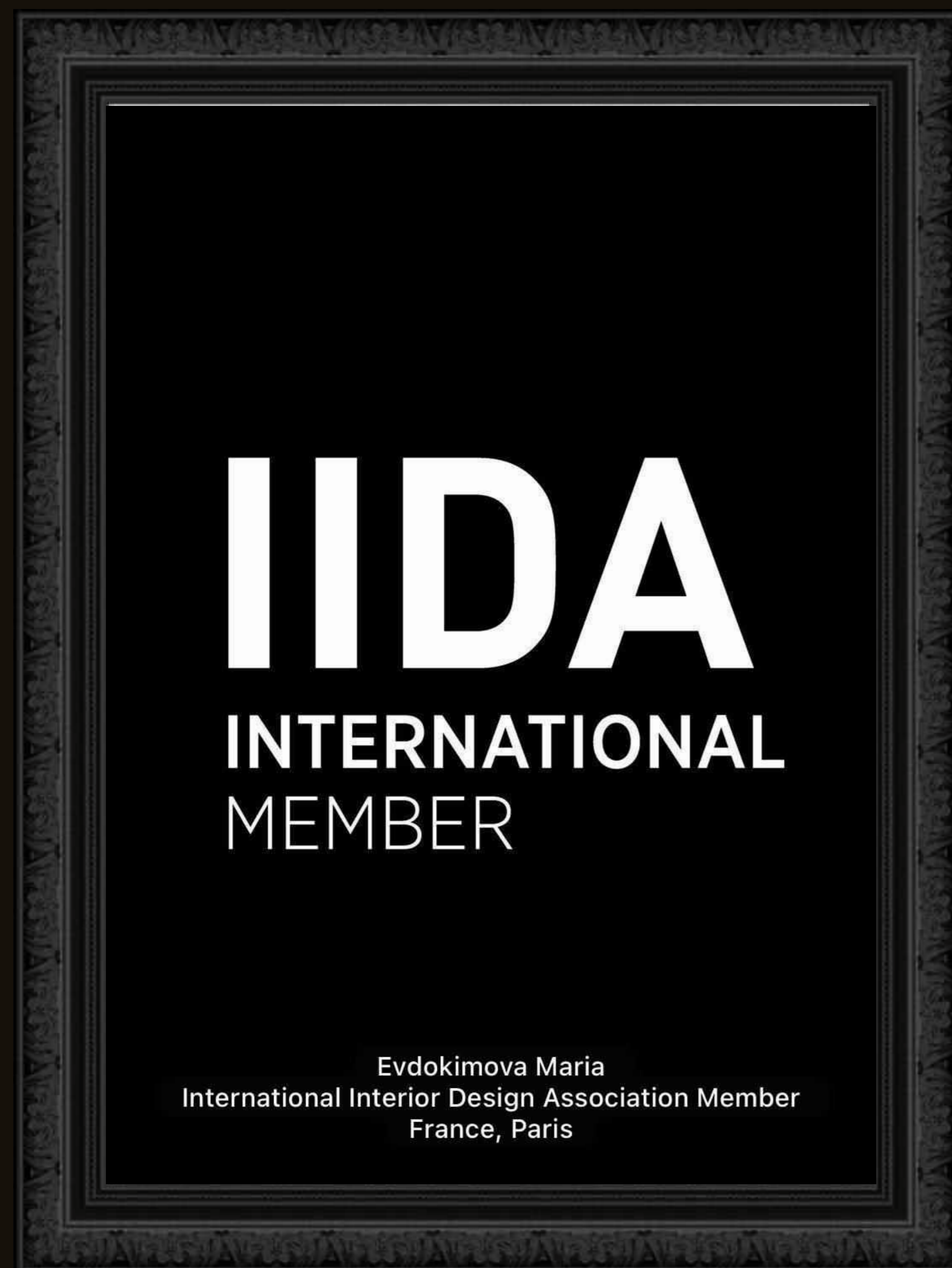
# WHY DM

Crafting Timeless Luxury, Delivering Beauty & Profit

- **A Family Legacy:** Founded by an architect and designer duo, Daniel and Maria, who combine their passions to create beauty on the island while managing a thriving business.
- **13 Years of Expertise:** Redefining luxury villa design and construction in Southeast Asia.
- **Award-Winning Design:** Regularly recognized internationally, including Property Guru Awards and Asia Pacific Property Awards for high-end housing design and residential development.
- **End-to-End Excellence:** From land acquisition to interiors, all processes are managed in-house, ensuring unmatched quality.
- **Artistic Vision:** Each villa tells a unique story, blending custom furniture, rare art, and exclusive materials.
- **Built for Joy & Profit:** Surrounding people with beauty that not only inspires but also generates sustainable income.



# DM PROJECTS IS A MEMBER OF INTERNATIONAL DESIGN AND ARCHITECTURE ASSOCIATIONS (3 ASSOCIATIONS)



# Best Housing / Landed Interior Design (Asia)

PropertyGuru Awards

PropertyGuru Awards



# SALTY JIM VILLA BY DM PROJECTS GROUP



# INDUSTRY RECOGNITION & AWARDS

DM projects is a multiple winner of the 2024 International Awards. (7 awards)



**DM PROJECTS**  
*Bali, Indonesia*  
 Best Luxury Villa Interior Design - Country Level

**Congratulations..!**

*Celebrating excellence in  
 Real Estate Construction industry*

CONGRATULATIONS!  
**DANIEL & MARIA**  
 OWNER  
 DM PROJECTS GROUP

THE WINNER OF CATEGORY:  
**ASIA EXCELLENCE  
 VILLA  
 WINNER CHOICE  
 2024**



# REASONS TO INVEST WITH DM PROJECTS:

- 1 Construction time and quality (13-18 months)
- 2 Prime location (dead end, unlocked ocean view)
- 3 Spacious plot (11 are)
- 4 Exclusive design
- 5 Flexibility and loyalty (customizable)
- 6 Income-generating projects that grow in value

# MANAGEMENT COMPANY

Our villas are managed by professional international companies. More than 10 years of experience in Bali, helping to ensure year-round 75% occupancy and guarantee careful operation and safety.

**21% MANAGEMENT COMPANY COMMISSION**  
**75% COMPLEX OCCUPANCY**



## WHAT IS INCLUDED:

### GROUNDS MAINTENANCE

Maintenance and upkeep  
common area

Staff of the complex

Annual land tax

Rubbish collection and disposal

24/7 security

Pool maintenance

Maintenance of landscaping and complex

### UNIT MAINTENANCE

Daily cleaning

Replacement of bed linen and  
towels

Maintenance of household appliances

Utility bills:  
electricity, water, internet

Amortisation fund

Maintenance of building equipment

### EXPENSES

Marketing and promotion

Placing adverts in online  
services

Collection of rental payments

Monthly reporting

Receiving, placing and following up  
communication with renters

Material supply and accounting

Overheads

Management staff

# TRANSACTION STAGES

01

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BOOKING OF  
SELECTED UNIT

02

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RECEIVING DOCUMENTS FOR  
REVIEW AND VERIFICATION

03

SIGNING THE CONTRACT AND  
PAYMENT OF THE FIRST INSTALMENT  
UNDER INSTALMENT SYSTEM

04

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PAYMENT EXECUTION  
ACCORDING TO THE SCHEDULE

05

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UNIT READY. PROVIDING  
FINAL PAYMENT AND  
NOTARY REGISTRATION

06

YOU'LL START EARNING  
RENTAL INCOME THROUGH  
MANAGEMENT COMPANY