



Eternal

by Arconique

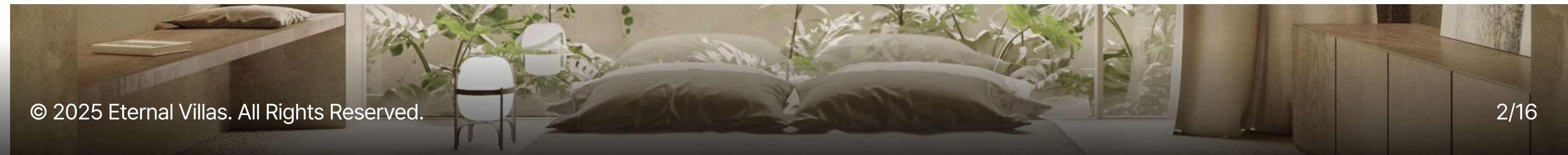
Annual returns **14% in a project**
in a Project with a Strong Concept and Low Risks.

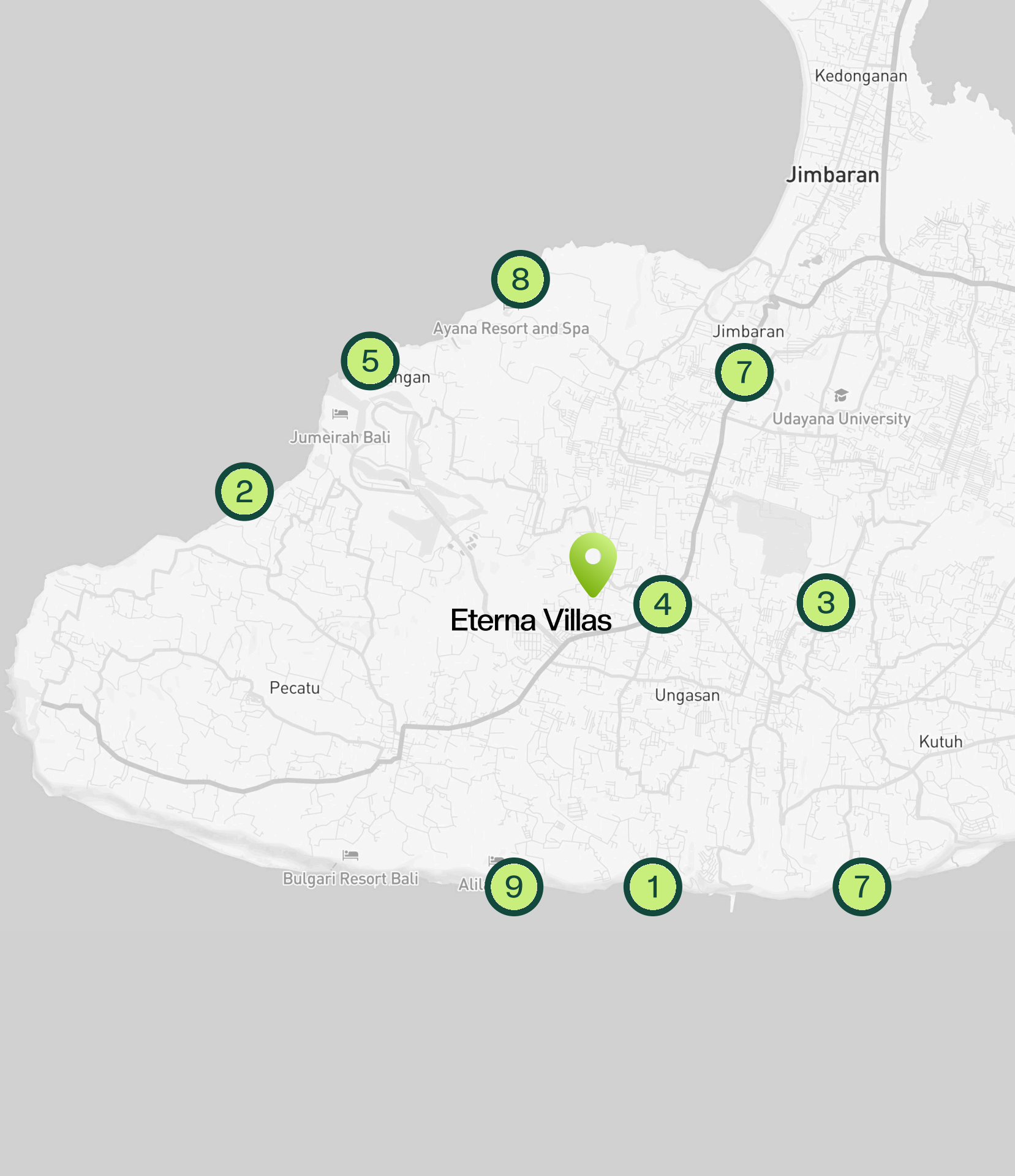
Project Description

Eternal Villas is a premium complex of 8 villas created by a renowned Spanish architectural firm ranked in AD100. Modern minimalism with unconventional architectural solutions makes the project unique and memorable.

The project embodies bold ideas that captivate at first sight: a floating kitchen with a bar area, a bath integrated into the floor, underwater glass in the pool inside the bedroom, panoramic windows, and an infinity pool.

Eternal Villas brings together three different concepts of experience within a single space: freedom is symbolized by the rooftop, happiness by the living room, and coziness by the bedrooms on the first floor. Anyone who experiences this unique interaction with the project will be enchanted.





Location Map

The project is in Southern Bali’s rapidly growing Bukit area, near the ocean and landmarks like Parq Blue, Melasti, Dreamland Beaches, and Bali Helicopter Pad. Close to cafes, spas, and shops, it also offers a peaceful, village-like atmosphere away from noisy roads, surrounded by friendly locals.

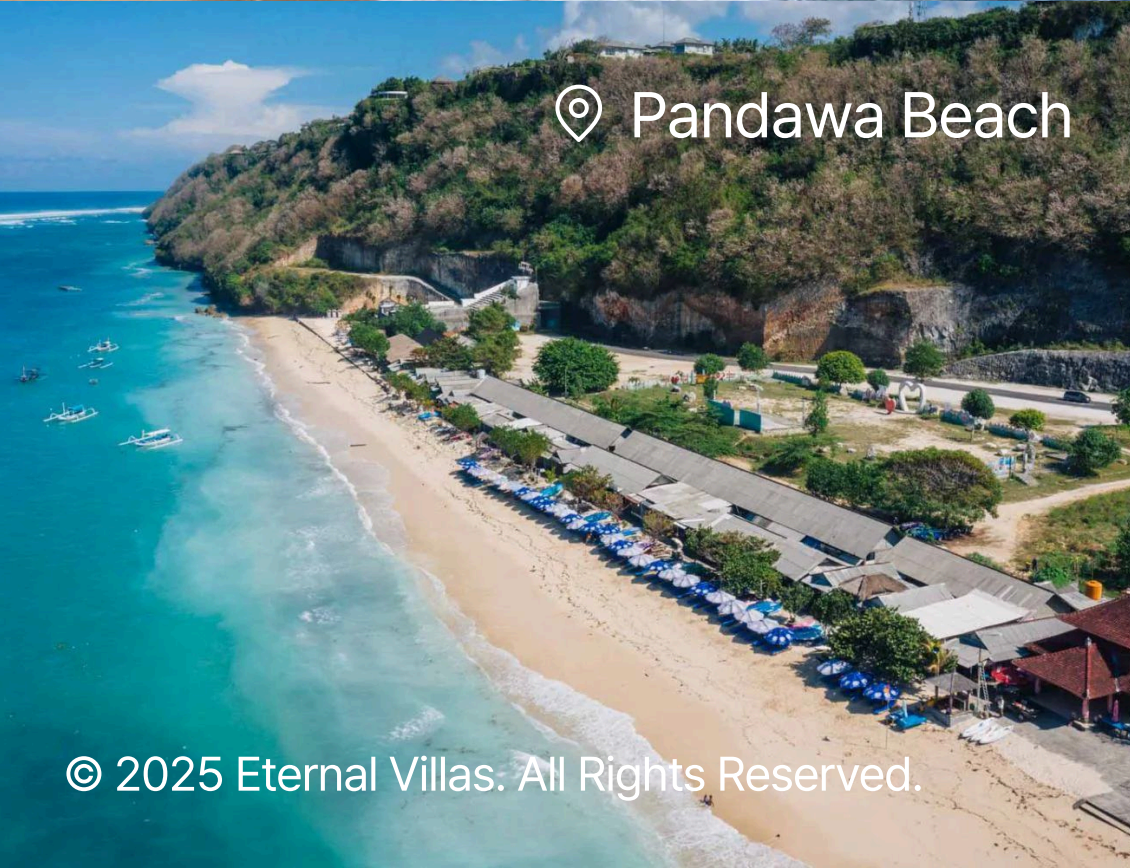
1	Melasti Beach	20 Minutes
2	Dreamland Beach	10 Minutes
3	Tarabelle	3 Minutes
4	Ohana	5 Minutes
5	Bingin	15 Minutes
6	Jimbaran Sidewalk Mall	15 Minutes
7	Pandawa Beach	20 Minutes
8	Balangan Beach	10 Minutes
9	Karma Beach Club	15 Minutes

Nearby Photos

📍 Bingin Beach



📍 Pandawa Beach



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📍 Parq Blue

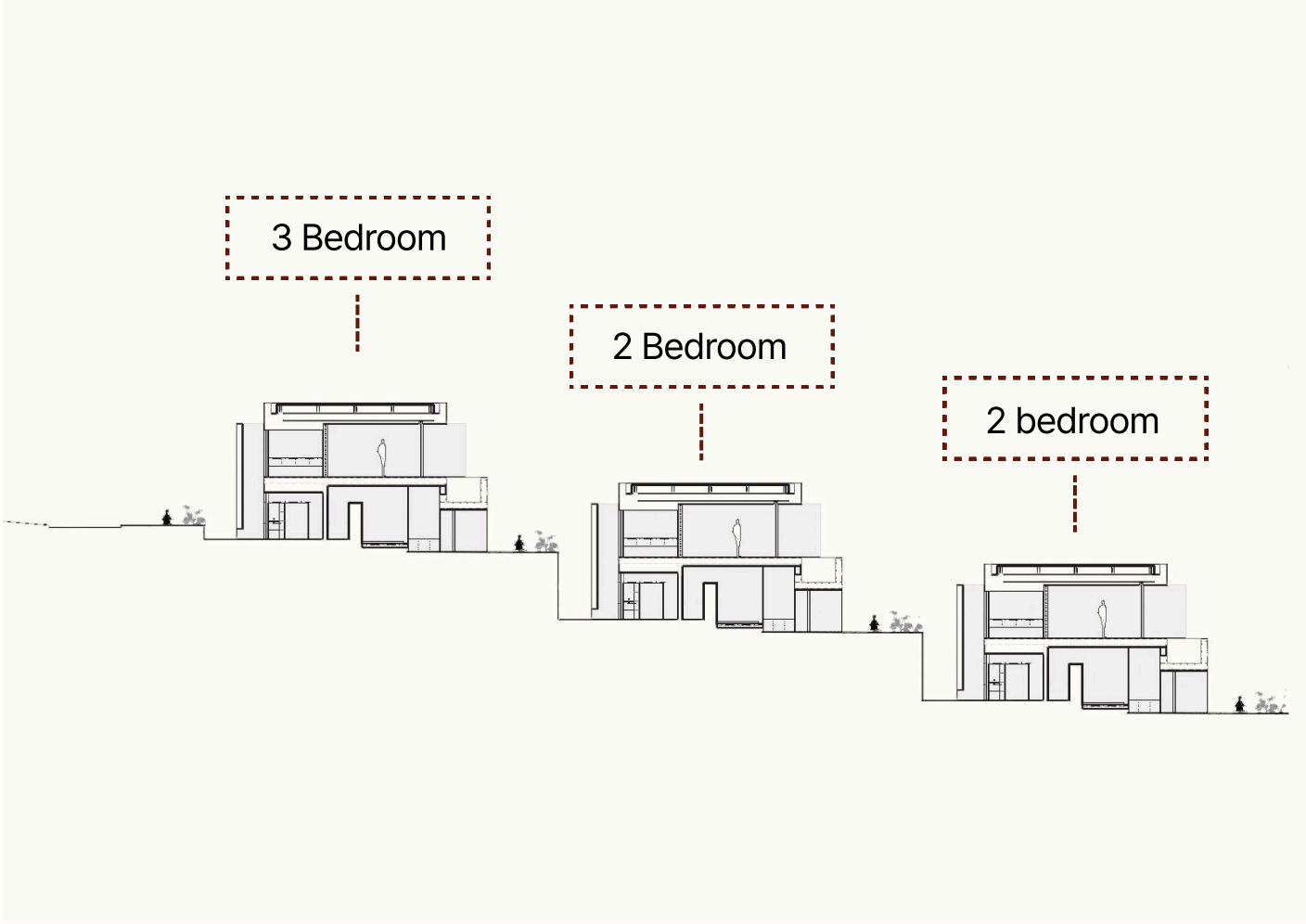
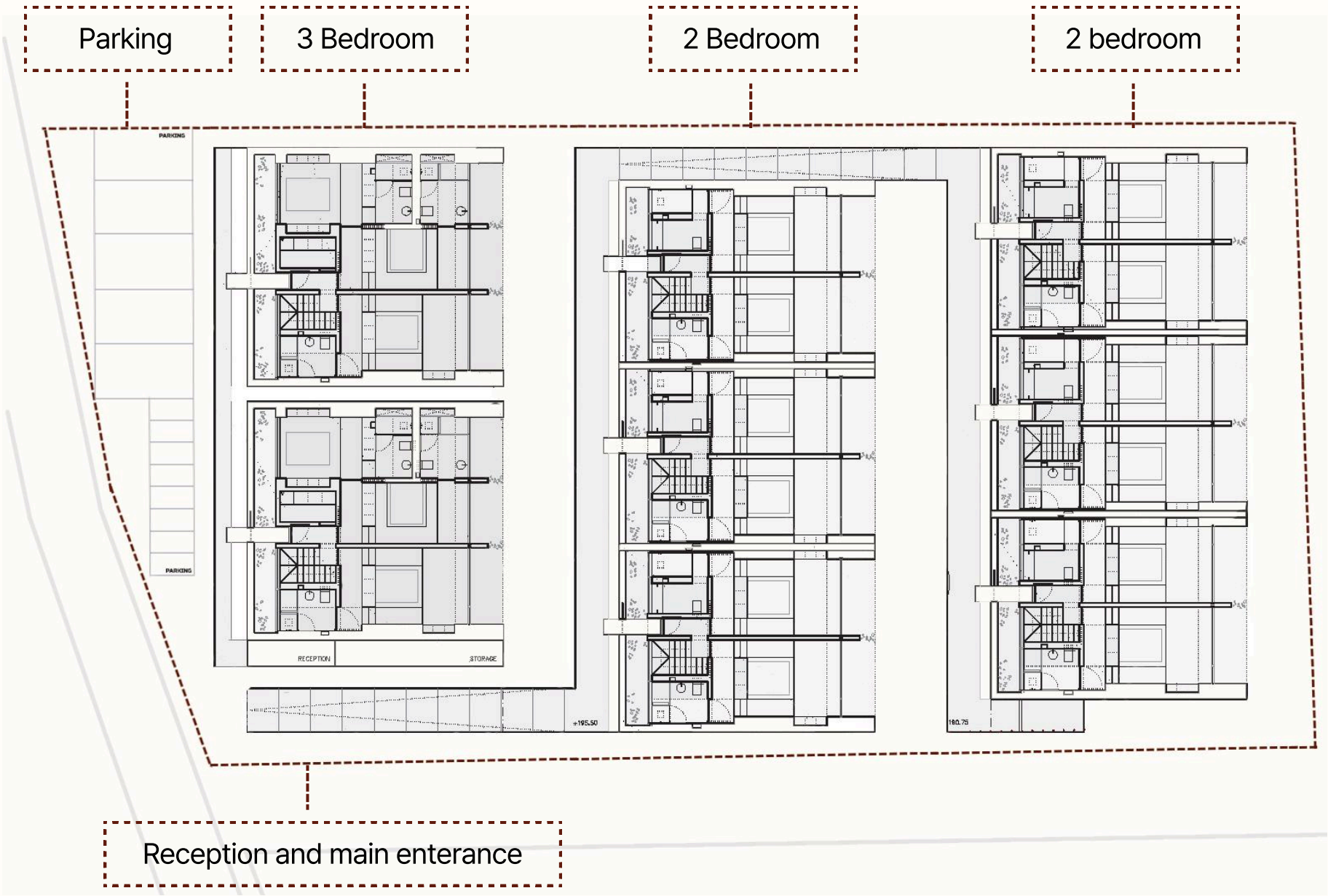


📍 Ohana



Master Plan

The communal spaces of the complex are meticulously designed, creating an atmosphere of seclusion and harmony. Guests will walk along picturesque paths, where trickling streams reflect the light in their crystal-clear waters. A spacious parking area is nestled among the greenery, and a 24/7 concierge service is available to ensure an unforgettable stay.

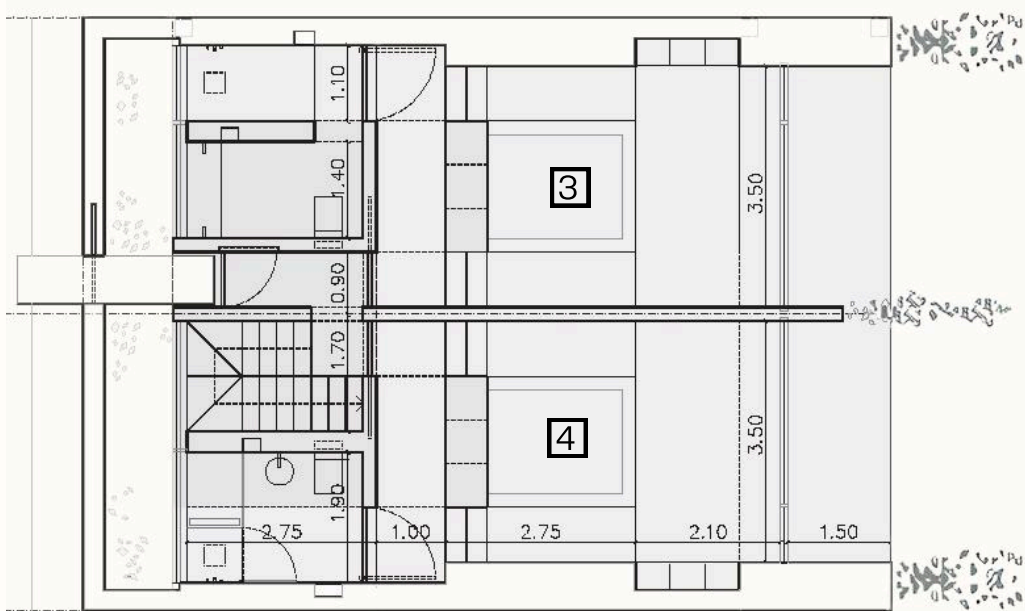


Master Plan Renders

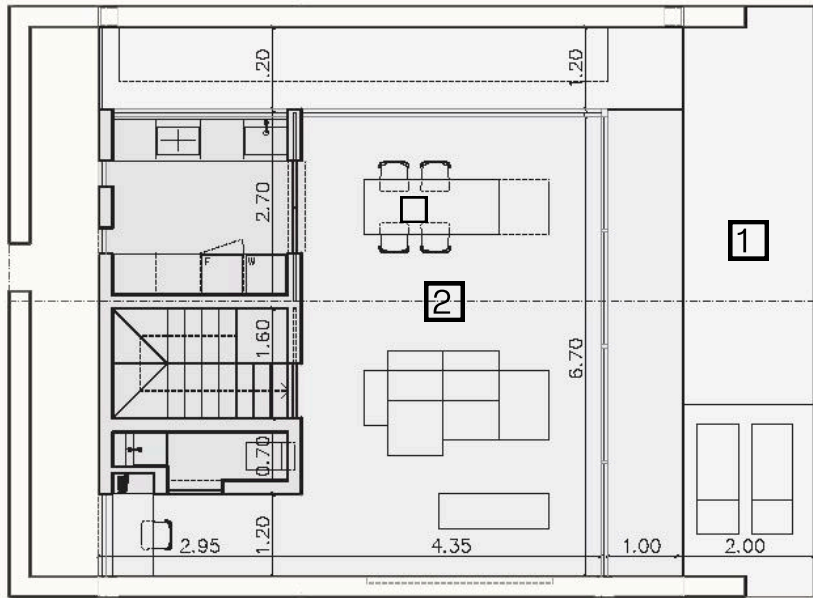


Villa 1 Features

ground floor



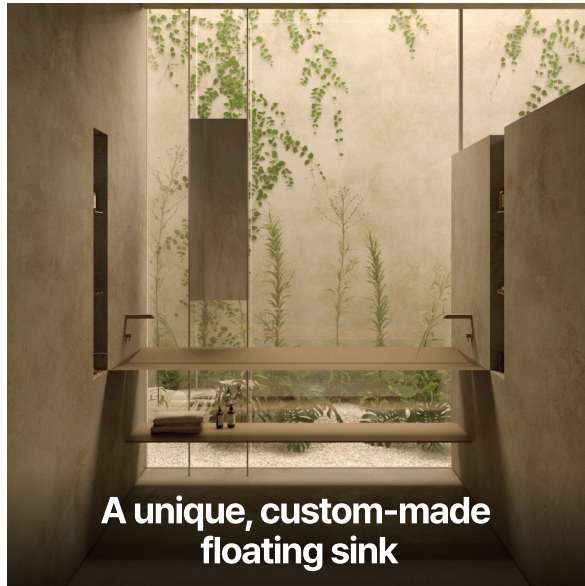
main floor



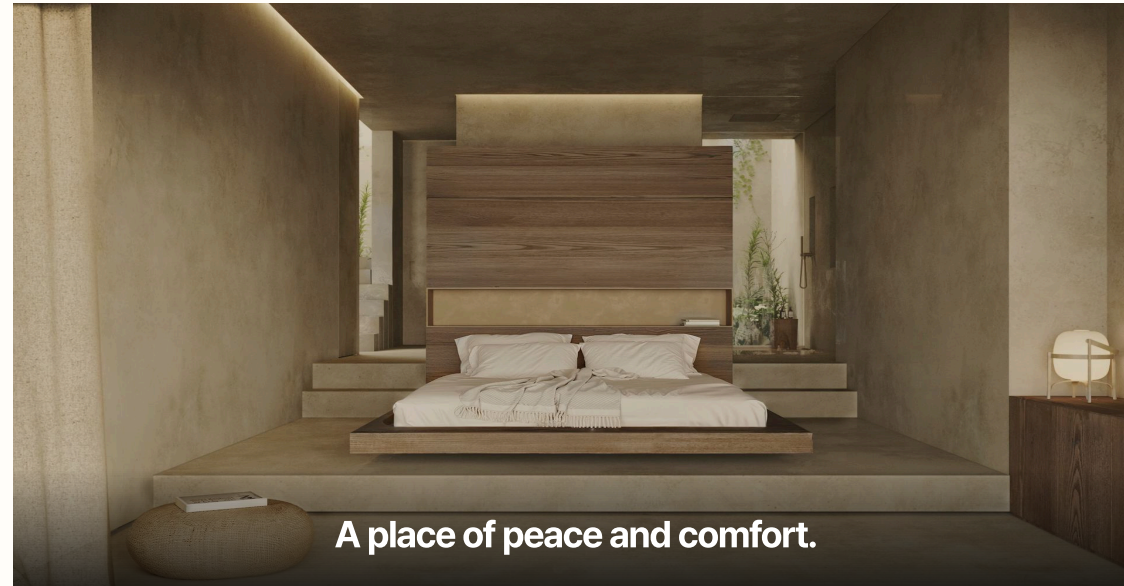
- ✓ Panoramic ocean view
- ✓ 2 floors with dzen-garden
- ✓ Laundry room and storage room
- ✓ Infinity pool with enhanced filtration and smart lighting
- ✓ Guest restroom on the second floor
- ✓ 2 isolated master bedrooms
- ✓ Home office for freelancers
- ✓ Mobile app control for access, lighting, and curtains
- ✓ Underwater glass in the pool inside the bedroom
- ✓ Smart home feature : motion, leak and smoke detectors

Plot size	:	120m2
Villa size	:	141,7m2
1 Pool size	:	15,77m2
2 Living room	:	44,17m2
3 Master-Bedroom -1	:	34,01m2
4 Master-Bedroom -2	:	33,8m2

Villa 1 Exterior and Interiors



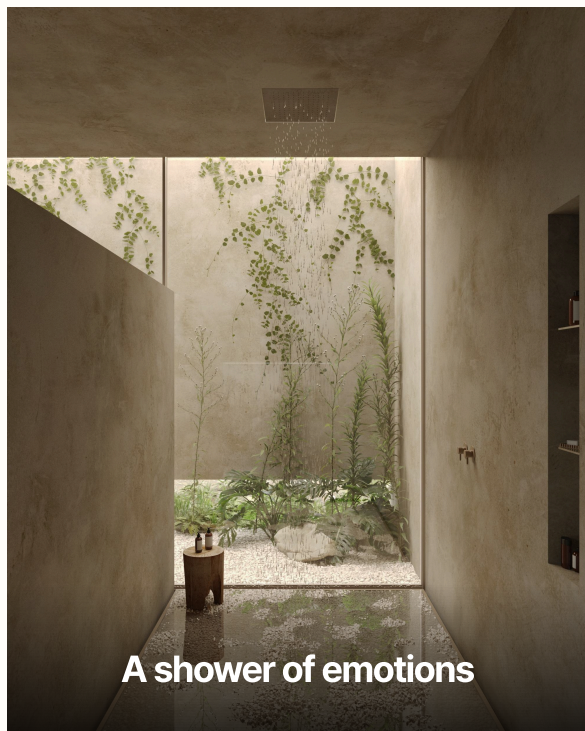
A unique, custom-made floating sink



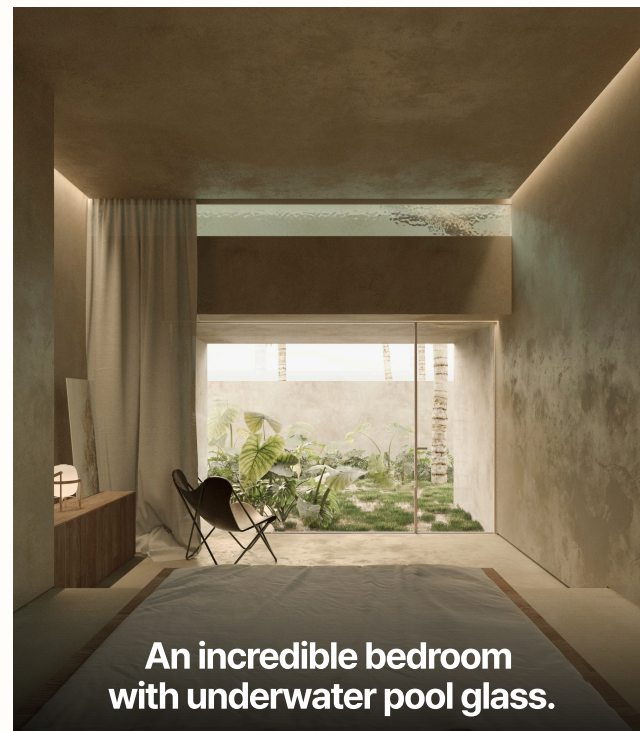
A place of peace and comfort.



An underwater bathtub offering a unique experience of unity with a natural Zen garden.



A shower of emotions



An incredible bedroom with underwater pool glass.



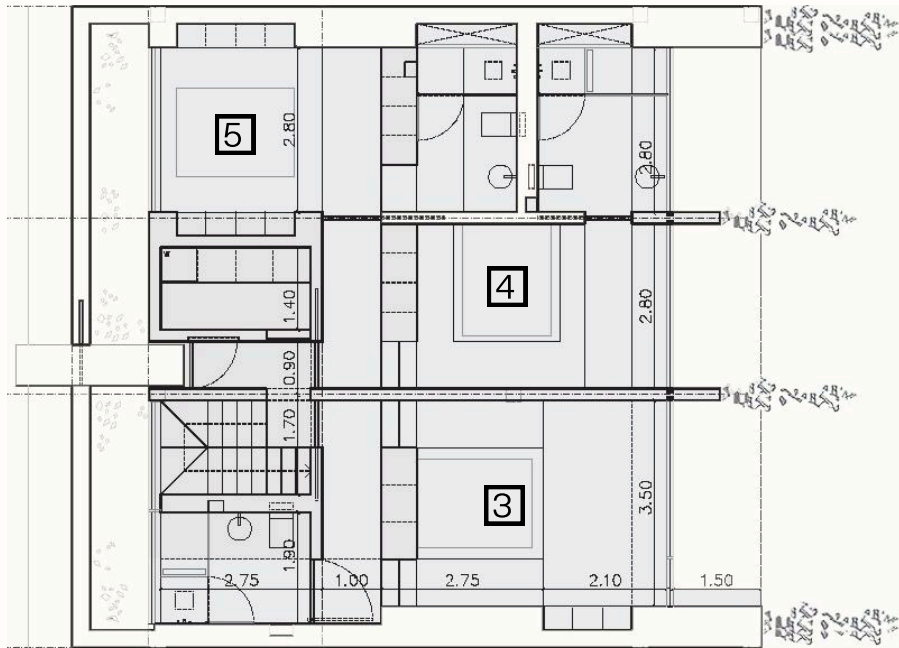
Minimalist design by the finest architects of Spain.



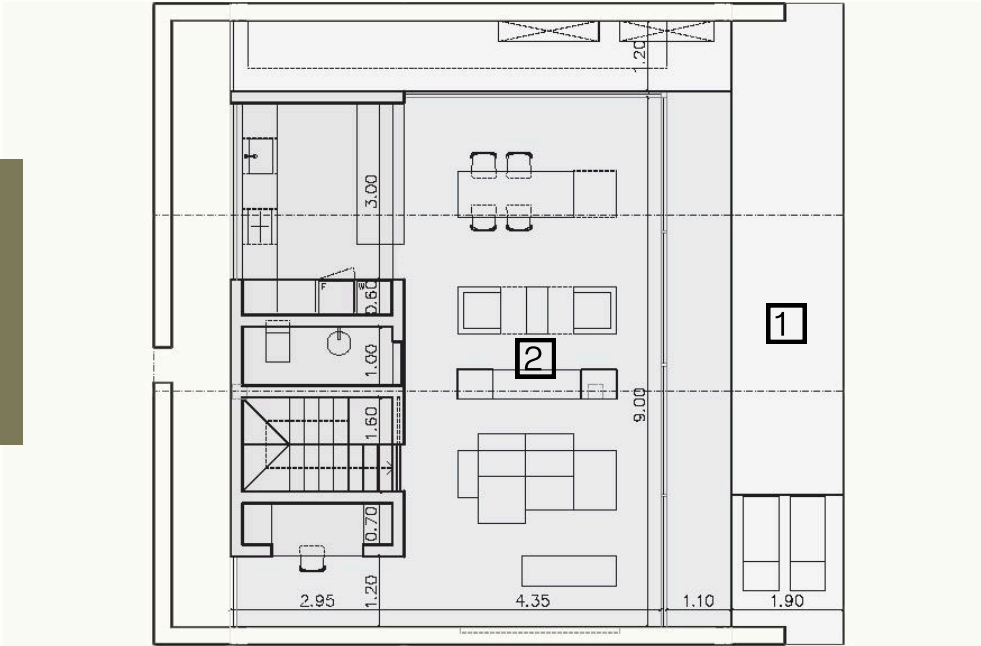
A living room with an infinity pool and a breathtaking panoramic view of the entire island and ocean.

Villa 2 Features

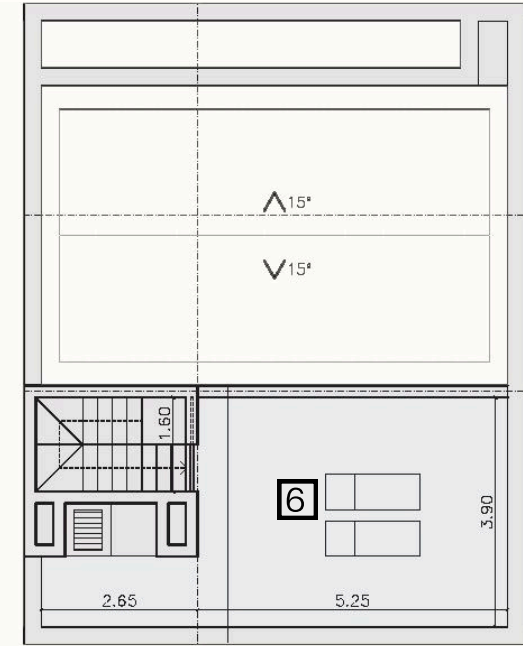
ground floor



main floor



rooftop



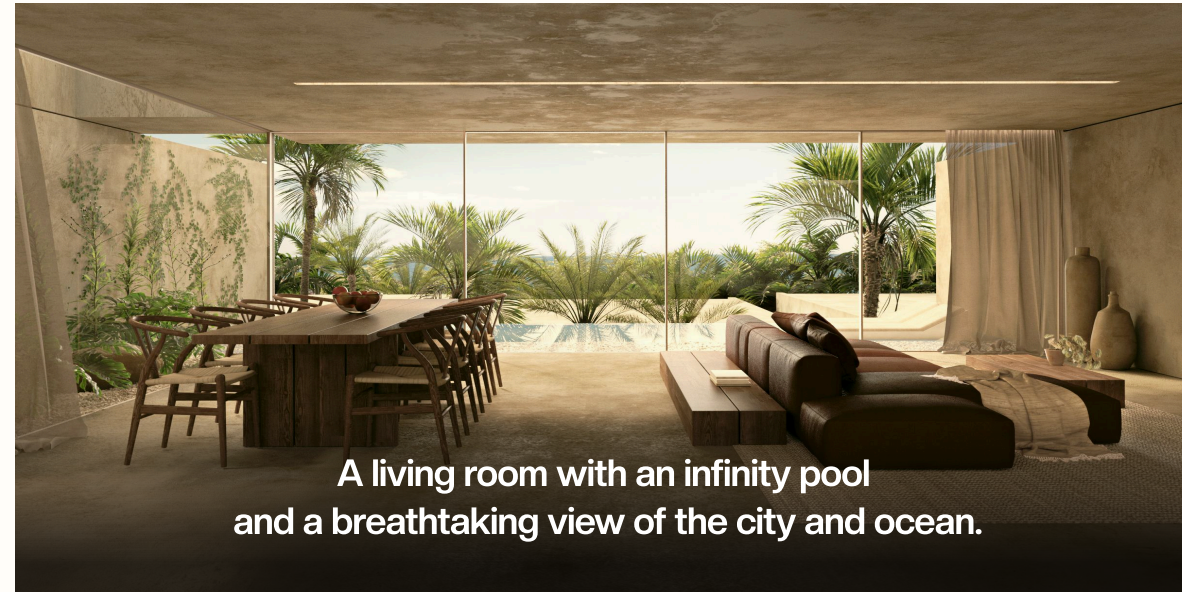
- ✓ Panoramic ocean view
- ✓ 2 floors + rooftops with BBQ and sunbathing areas
- ✓ Laundry room and storage room
- ✓ Infinity pool with enhanced filtration and smart lighting
- ✓ Guest restroom on the second floor
- ✓ 2 isolated master bedrooms
- ✓ Smart home feature : motion, leak and smoke detectors
- ✓ Mobile app control for access, lighting, and curtains
- ✓ Underwater glass in the pool inside the bedroom
- ✓ Home office for freelancers

Plot size	:	124m2
Villa size	:	218m2
1 Pool size	:	20.71m2
2 Living room	:	65,15m2
3 Master-Bedroom -1	:	32,99m2
4 Master-Bedroom -2	:	23,46m2
5 Master-Bedroom -3	:	24,67m2
6 Oceanview rooftop	:	32,02m2

Villa 2 Exterior and Interiors



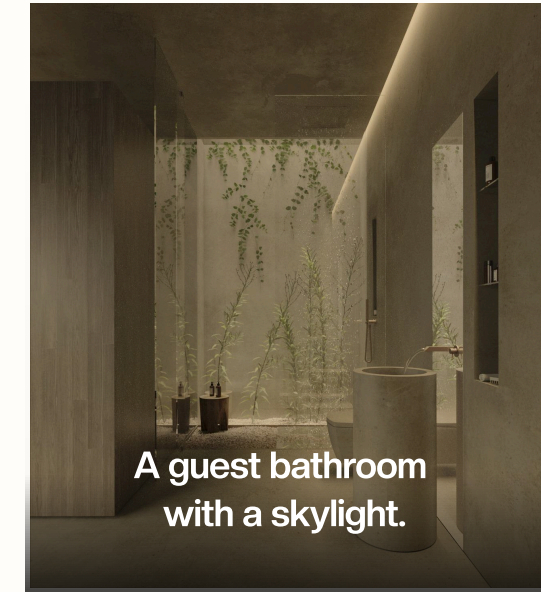
A bedroom with a Japanese alcove bed.



A living room with an infinity pool and a breathtaking view of the city and ocean.



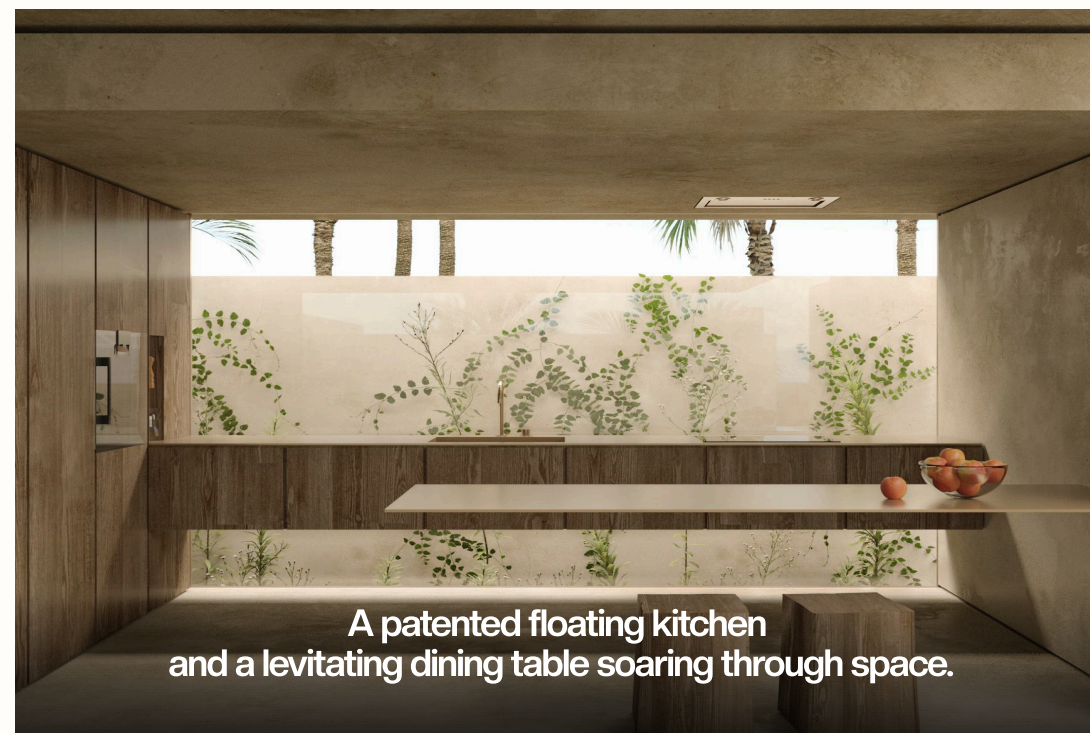
A comfortable staircase leading to the living room.



A guest bathroom with a skylight.



A modern and convenient wardrobe.



A patented floating kitchen and a levitating dining table soaring through space.







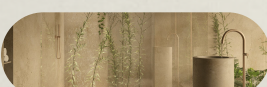
A home office.



A spacious bathroom with a private Zen garden.

Financial Model Overview

We understand how important it  to make the right investment decision, so we've developed a detailed financial model that takes into account over ten factors influencing profitability. Every decision is carefully thought out to help you confidently  and safely invest in the future.

Our project holds additional opportunities for growth — a unique concept developed by a renowned architectural bureau  with international recognition, as well as several "wow factors"  that are sure to surprise and inspire. We deliberately have not included these elements in the calculations, so the additional returns will be a pleasant surprise for you, an unexpected bonus  that will unfold over time.

Financial Model

2 bedroom villa

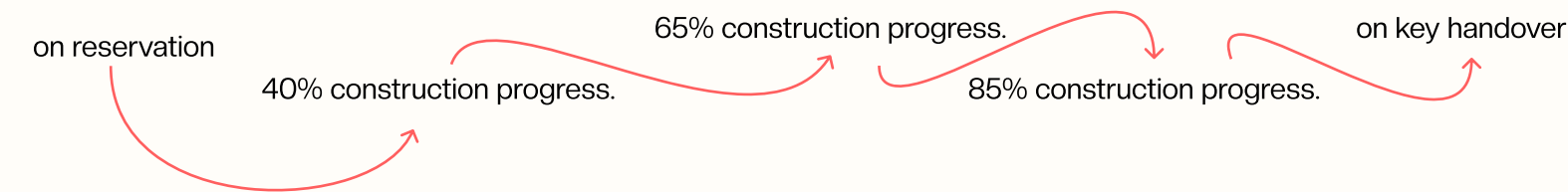
All full model with more than 100 different paramenters you can ask our manager.



1 payment option

Standart payment plan

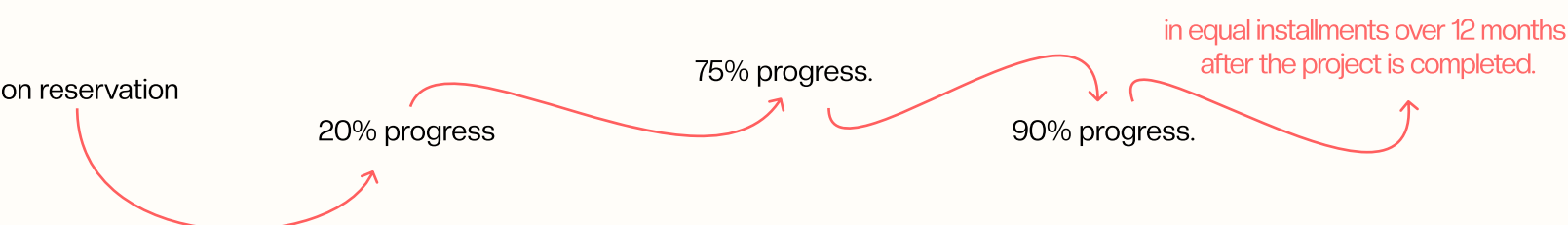
30% - 30% - 25% - 10% - 5%



2 payment option

Ultra-payment plan* with a 1-year post-handover payment plan.

20% - 20% - 15% - 15% - 30%



*We provide leasehold rights for 27 years with a priority extension.

\$520

Daily rate

\$95.472

Net annual rental profit

13.83%

ROI from renting

74%

Occupancy

\$8.010

Average monthly rental profit

112.26%

total ROI from rrenting and selling in 2031

Financial Model

3 bedroom villa

All full model with more than 100 different paramenters you can ask our manager.



\$730

Daily rate

\$136.422

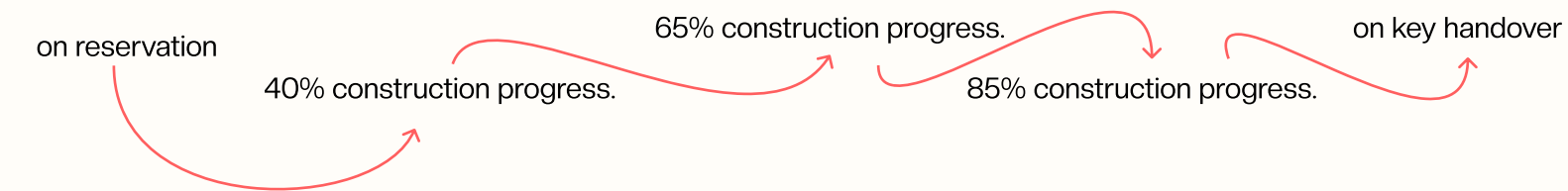
Net annual rental profit

13.94%

ROI from renting

Standart payment plan

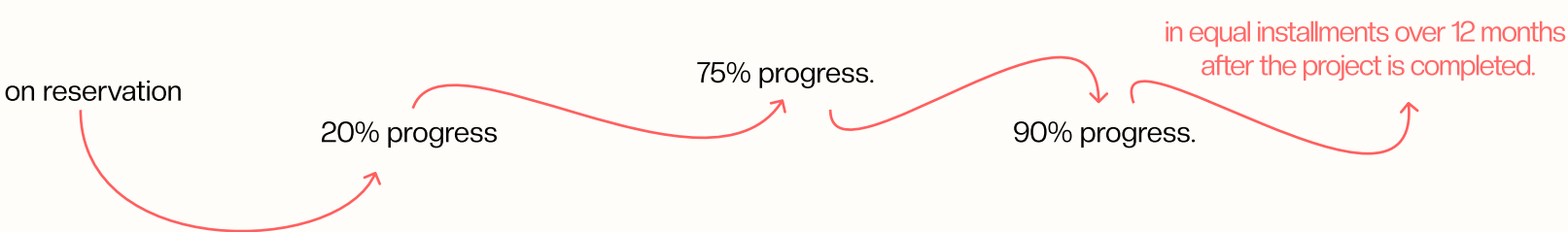
30% - 30% - 25% - 10% - 5%



2 payment option

Ultra-payment plan* with a 1-year post-handover payment plan.

20% - 20% - 15% - 15% - 30%



*We provide leasehold rights for 27 years with a priority extension.

72%

Occupancy

\$11.368

Average monthly rental profit

135.26%

total ROI from rrenting and selling in 2029

Team and Construction Quality



About the company

We are a team of creators crafting unique villa complexes in Bali, blending youthful ambition with over 20 years of expertise. Collaborating with top global architects, we redefine modern living spaces, aiming to inspire and leave a lasting legacy in architectural history.

Using premium materials and advanced technologies, we ensure comfort, durability, and exclusivity in every project. Our meticulous attention to detail and commitment to excellence transform investments into timeless masterpieces that offer both profit and aesthetic pleasure.



Quality Control and Transparency

We carefully monitor every step of construction, conducting daily quality control on-site, and offer you online access to video footage of all stages of the work. Transparency and honesty are our foundation, upon which your trust is built.

Every detail, every material is meticulously outlined in the contract, so you can be sure no changes will occur during construction. We don't just build homes; we build confidence that won't let you down..



Our Materials

- Enhanced waterproofing for the entire building
- 7-layer plaster finish with moisture protection
- Imported aluminum windows
- Belgian smart home system
- German sanitary ware with corrosion-resistant coating
- Furniture made of natural teak wood
- American pool equipment
- In-house glass production in Jakarta

Investor Path

Intent to Purchase

To take the first step toward your dream, make a refundable deposit of \$2000, and receive the full documentation package for legal review.

Legal Review

After receiving a positive legal review, we will sign a preliminary agreement for the lease of the land and the construction of the property. At this stage, you will need to pay 30% of the villa's cost, unlocking the realization of your project.

Flexible Payment Plan

We offer a convenient payment plan throughout the construction period, ensuring each stage is clear and affordable:

- * 30% — upon signing the agreement
- * 30% — upon 30% construction completion
- * 20% — upon 50% construction completion
- * 15% — upon 80% construction completion
- * 5% — upon receiving the keys and signing the main land lease agreement and agreement with the management company.

Project Launch

Upon completion of construction, the property will be put into operation within three months, and you will begin receiving the first income payments.

Stability Guarantee

We are confident in the timely execution of the project

Thank You

Take the first step and become part of something meaningful and valuable!

 Contact your personal broker for more detailed information.