







NAI BY VIBE NUSA DUA – LUXURY 2 BEDROOM POOL VILLAS FOR SALE

DISCOVER NAI BY VIBE DEVELOPMENT – BALI'S NEW WELLNESS DESTINATION

Premium Private Pool Villas & Luxury Residences for Sale at NAI by VIBE Nusa Dua

A new approach to luxury residential living is emerging in Nusa Dua, bringing together contemporary private residences, advanced wellness facilities and the convenience of a professionally managed lifestyle destination.

Introducing the Premium Residences at NAI by VIBE, an exclusive selection of the development's larger private pool villas and architecturally distinctive residences, designed for buyers seeking more space, privacy and sophistication within one of Bali's most established resort destinations.

Unlike conventional villa developments, NAI has been conceived around an

2 2

Price	$420K USD
Property Type	Residential
Property ID	1618

AGENT DETAILS

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OFFICE DETAILS

Local Property Team - Bali
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LOCAL PROPERTY TEAM

integrated wellness and longevity concept, placing preventive health, physical recovery, relaxation and quality of life at the centre of its residential offering.

The premium residences elevate this concept further, offering spacious multi-level accommodation, private swimming pools, rooftop relaxation areas in selected designs and access to an extensive collection of planned wellness and lifestyle facilities.

For buyers considering a second home in Bali, an extended-stay residence or a distinctive addition to their international property portfolio, NAI offers a compelling alternative to traditional standalone villa ownership.

Premium Villa 2G – Advertised from USD $420,000 | Approximately 234 m² | Private Pool & Rooftop | Land 175m2

Leasehold: 30 years with priority 30 year extension

Handover: Q1 2028

Click here to see the full pricelist

Click here to see the project brochure

PRIVATE POOL VILLA 2G – DESIGN AND FEATURES

The premium residences at NAI are designed for purchasers who value the privacy and comfort of an individual villa while appreciating the convenience and facilities of an integrated residential community.

The larger villa configurations provide considerably more room than the development's studio and compact villa offerings, creating an appealing environment for longer stays, entertaining and personal relaxation.

Contemporary architecture, generous glazing, thoughtfully arranged interiors and natural materials establish a sophisticated yet relaxed atmosphere.

The emphasis is on comfortable residential living rather than simply providing a place to stay.

Selected villa configurations feature multiple levels, private swimming pools and dedicated rooftop areas, introducing additional spaces for relaxation and enjoying Bali's tropical climate.

PREMIUM VILLA 2G FEATURES

The flagship Villa 2G design represents one of the development's largest residential configurations.

- Approximately 234 m² total area

- Two bedrooms
- Three bathrooms
- Multi-level residential layout
- Private swimming pool
- Dedicated rooftop area
- Approximate land area of 175 m²
- Contemporary architectural design
- Generous indoor and outdoor living spaces
- Modern interiors and finishes
- Access to the wider NAI wellness and lifestyle facilities
- Fully furnished and equipped residential concept

The generous proportions and additional rooftop space make the Villa 2G configuration particularly attractive to purchasers wanting greater independence and residential comfort.

NAI BY VIBE NUSA DUA – WELLNESS FACILITIES

What distinguishes NAI from conventional residential developments is the scale and ambition of its wellness infrastructure.

Developed by VIBE Development, NAI is planned across approximately 2.7 hectares in Nusa Dua, incorporating private accommodation, recreational facilities, preventive healthcare services and carefully considered communal environments.

The master plan is organised around three central themes:

Neuro – Recovery and Balance

An emphasis on rest, stress management, sleep quality and emotional wellbeing, supported by planned wellness and recovery services.

Aqua – Water and Restoration

Hydrotherapy, swimming, recovery facilities and water-based wellness experiences designed to complement physical relaxation and personal wellbeing.

Island – The Bali Lifestyle

Connecting residents with Bali's tropical surroundings, outdoor activities,

natural environments and slower pace of island living.

Together, these elements form a residential concept aimed at bringing wellness into everyday life rather than treating it as an occasional holiday experience.

An Extensive Collection of Wellness and Lifestyle Facilities

The planned facilities at NAI are a defining feature of the development, offering a broader residential experience than most standalone villas.

MEDICAL, WELLNESS AND LONGEVITY FACILITIES

A dedicated medical and longevity precinct is planned as a central component of the project, incorporating approximately 2,000–3,000 m² of medical and wellness-related facilities.

THE CONCEPT INCLUDES:

- Preventive healthcare services
- Longevity and wellness programmes
- Recovery and rejuvenation facilities
- Stress management and relaxation programmes
- Sleep and wellbeing-focused services
- Specialist wellness consultation areas

The specific medical services will depend on the qualifications, licensing and operational arrangements of the eventual providers.

SWIMMING, FITNESS AND RECOVERY

- Three planned communal swimming pools
- A principal swimming pool approximately 90 metres in length
- Spa and relaxation facilities
- Fully equipped fitness centre
- Yoga and movement areas
- Recovery and wellness spaces
- Landscaped outdoor relaxation areas

DINING, WORK AND SOCIAL SPACES

- Restaurant with approximately 200–250 seats
- Café and social areas
- Coworking facilities

- Lounge and relaxation areas
- Retail and convenience services
- Landscaped walking areas
- Dedicated children's facilities
- Planned cinema and entertainment room

The integration of these facilities creates an environment where residents can combine work, leisure and relaxation within a single destination.

NUSA DUA LOCATION AND NEARBY ATTRACTIONS

Nusa Dua has long been associated with Bali's internationally recognised luxury resorts, established tourism infrastructure and attractive coastal lifestyle.

The area is home to some of the island's best-known hospitality destinations, including The Apurva Kempinski, The Ritz-Carlton Bali, Hilton Bali Resort and The Mulia.

NAI is positioned within convenient reach of these established luxury destinations, together with golf courses, beach clubs, healthcare facilities and international dining.

NEARBY ATTRACTIONS AND FACILITIES

- **Nusa Dua Beach** – approximately 5 minutes
- **Hilton Bali Resort** – approximately 2 minutes
- **The Apurva Kempinski Bali** – approximately 3 minutes
- **The Mulia** – approximately 2 minutes
- **The Ritz-Carlton Bali** – approximately 3 minutes
- **Geger Beach** – nearby coastal recreation
- **Bali National Golf Club** – approximately 5 minutes
- **BIMC Hospital Nusa Dua** – approximately 8 minutes
- **Bali Collection** – approximately 6 minutes
- **Ngurah Rai International Airport** – approximately 25–30 minutes

Travel times are indicative developer estimates and depend on traffic conditions.

The location offers the convenience of established tourism infrastructure while providing an appealing setting for longer stays, holidays and

residential living.

PROFESSIONAL PROPERTY MANAGEMENT

For international owners who spend only part of the year in Bali, the ability to have their property professionally managed can be an important consideration.

NAI is being developed with a professional operating model intended to support guest accommodation, property maintenance, marketing and financial reporting.

This may appeal to buyers looking for a property they can enjoy personally while exploring opportunities for rental income when not in residence.

The wider wellness concept is also intended to appeal to visitors seeking longer stays for recovery, lifestyle and personal wellbeing programmes.

Rental potential should be assessed individually, taking into account the specific residence, projected occupancy, operating expenses, management arrangements and applicable accommodation regulations.

No rental return should be considered guaranteed unless expressly supported by an enforceable contractual arrangement.

NAI VILLA OWNERSHIP, LEASEHOLD AND COMPLETION TIMELINE

NAI is being delivered by VIBE Development in two principal phases, with premium private villas forming part of the first residential phase.

Project Overview

- **Development:** NAI by VIBE
- **Developer:** VIBE Development
- **Location:** Nusa Dua, Bali
- **Project Area:** Approximately 2.7 hectares
- **Property Type:** Premium private pool villas and residences
- **Flagship Villa Configuration:** Villa 2G
- **Villa 2G Area:** Approximately 234 m²
- **Villa 2G Bedrooms:** 2
- **Villa 2G Bathrooms:** 3

- **Villa 2G Advertised Price:** USD $420,000
- **Ownership:** Leasehold 30 years with priority 30 year extension
- **NAI 1 Scheduled Completion:** Q1 2028

The developer advertises an escrow-based purchase structure under which buyer payments are released in stages according to construction progress.

Final purchase terms, ownership periods, extension provisions, available configurations, service fees and building specifications should be independently verified before purchase.

OTHER NAI VILLAS AND APARTMENTS FOR SALE

In addition to the premium villa configurations, NAI offers a selection of smaller residences suited to buyers seeking an alternative budget, property size or ownership objective.

The wider collection includes Smart Studios, Breeze Apartments, Breeze Lofts and one- and two-bedroom private pool villas across the two development phases.

Selected configurations include:

- Smart Studios from USD $64,900
- Breeze Apartments from USD $105,000
- Breeze Lofts from USD $145,000
- One-bedroom private pool villas from USD $127,000
- Selected two-bedroom villas from USD $252,000

These options provide different entry points into the same broader wellness-focused residential concept.

For a complete overview of the wider development, explore our existing NAI by VIBE Nusa Dua listing.

ENQUIRE ABOUT NAI'S PREMIUM WELLNESS RESIDENCES

NAI by VIBE introduces a different approach to residential ownership in Bali, where private living, wellness, preventive healthcare and lifestyle infrastructure come together within a single planned community.

For buyers seeking more substantial accommodation than a conventional

studio or investment apartment, the premium private pool villas offer a distinctive residential experience.

Local Property Team is an Australian-owned Bali real estate agency and AREBI industry member, assisting local and international buyers with property searches, ownership considerations and independent property guidance.

Contact our team to request:

- Current premium villa availability
- Detailed floor plans and architectural specifications
- Latest developer pricing
- Project brochures and master plans
- Leasehold and purchase documentation
- Construction progress information
- Private project presentations

Click here to view the other properties at NAI

Enquire today to explore the premium private residences at NAI by VIBE Nusa Dua.

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