

# 6 REASONS TO CHOOSE BALI:

300%

increase in land value over the last 5 years 20%

average increase in the over the cost of rent per year

60-80%

average property occupancy rate per year LOW

taxation

**SEASON** 

all year round

STABLE

political situation

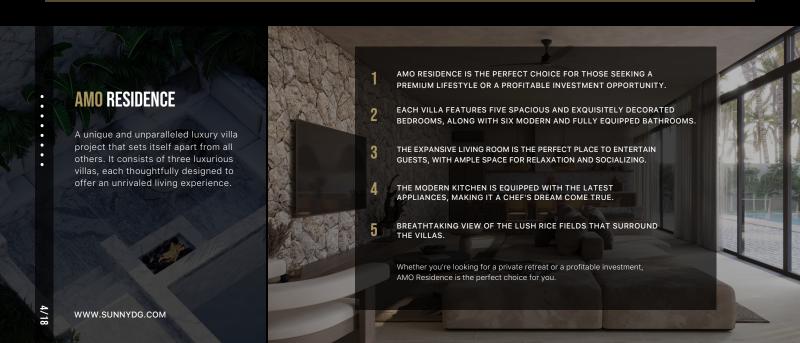
# **EW PROJECT:**



# WHY AMO RESIDENCE



AMO Residence is a one of a kind luxury residence project in the heart of Canggu.



# **LOCATION**



We select only the top locations in Bali for real estate development. This guarantees a premium quality of life and a high return on investment.

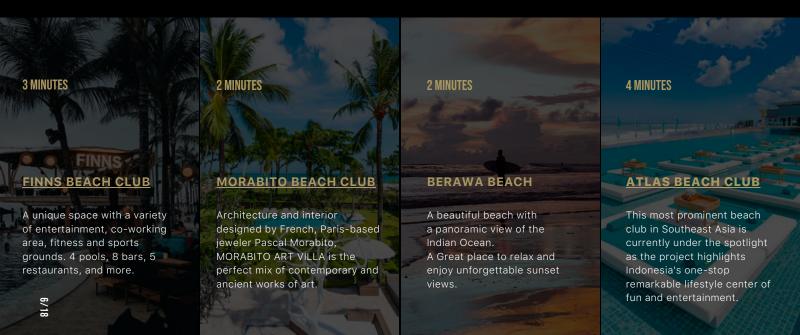




# • WHAT'S NEAR



A unique area that includes all the amenities necessary for a Comfortable living: cafes, sports and beach clubs, spas, shops, Schools and kindergartens.



# WHAT'S NEAR

SUNNY DEVELOPMENT GROUP

\* To get acquainted with each of the locations in more detail, you can follow the built-in link in the name of each object.

**3 MINUTES** 

# TAMORA GALLERY

A high-end shopping mall designed for families and offers a variety of educational, entertainment, and recreational facilities.

7/18

# 4 MINUTES

## **MONTESSORI SCHOOL**

An International school with an acclaimed educational program that brings out the best in students and helps them become the leaders and change-makers of tomorrow.



2 MINUTES

A supermarket that offers Smarter Shopping provides customers with incredibly high-quality goods and a large assortment.

NGURAH RAI AIRPORT

Bali International Airport.

**30 MINUTES** 



YOU WILL RECEIVE A TURNKEY VILLA THAT INCLUDES:

- LAND LEASE FOR 30 YEARS.
- 2 CONSTRUCTION WARRANTY 5 YEARS.
- 3 CONDUCTED COMMUNICATIONS (LIGHT, WATER, SEWER).

- 4 SWISS VILLA INSURANCE FOR 1 YEAR (WITH THE POSSIBILITY OF EXTENSION).
- TABLEWARE, BED LINEN, CURTAINS, ALL HOUSEHOLD APPLIANCES, REPAIRS, FURNITURE









# **VARIETY CHOICES OF FURNITURE**

We have also compiled catalogs of exquisite furniture for you. They will help you find what you like.



<u>View catalogs online</u>











# WE CHOOSE ONLY THE BEST FOR OUR PROJECTS



MIELE appliances (Germany)



BLUM furniture fittings



GROHE sanitary ware (Germany)



Mattresses KING KOIL (USA)



DAIKIN air conditioners (Japan)



Teak wood natural and stone

# **INVESTMENT PLAN**

# **NEGOTIATION & APPROVAL 1ST PAYMENT**

You sign an investment contract with Sunny Development Group and pay 50%.

# SUBSEQUENT PAYMENTS

After 6 months you pay 25% of the total transaction amount, and the last 25% already at completion of construction.

DURING THIS PERIOD, YOU WILL RECEIVE REGULAR REPORTS ABOUT THE PROGRESS OF CONSTRUCTION WITH A PHOTO. AT THE END OF THE CONSTRUCTION YOU RECEIVE THE KEYS AND DOCUMENTS.

# **PAYMENT PLAN**

50%

**1ST PAYMENT** 

2ND PAYMENT

**3RD PAYMENT** 

25%

# **INVESTING WITH US**

# YOU GET A READY-MADE WORKING BUSINESS



We take on all the obligations of villa management and guest service.

