



## Stunning 4 Bedroom Property For Sale in Langkawi Malaysia



### Information de l'agent

|                   |                                                                                                  |
|-------------------|--------------------------------------------------------------------------------------------------|
| Nom:              | ArKadia                                                                                          |
| Nom de compagnie: |                                                                                                  |
| Pays:             | Royaume-Uni                                                                                      |
| Téléphone:        |                                                                                                  |
| Langues:          | Dutch, English, French, German, Italian, Polish, Portuguese, Romanian, Russian, Spanish, Swedish |

### Détails de l'annonce

|              |                |
|--------------|----------------|
| Propriété à: | Vendre         |
| Prix:        | USD 445,925.48 |

### Location

|                       |            |
|-----------------------|------------|
| Pays:                 | Malaisie   |
| État/Région/Province: | Kedah      |
| Soumis:               | 23/05/2025 |

### Description:

Stunning 4 Bedroom Property For Sale in Langkawi Malaysia

Esales Property ID: es5553729

54 KG Kubang Badak, Jalan Teluk Yu, Ayer Hangatt,  
Langkawi  
Kedah  
07000  
Malaysia

With its glorious natural scenery, excellent climate, welcoming culture and excellent standards of living, Malaysia is quickly gaining a reputation as one of the most desirable places across the world to live or visit. On offer here is a chance to make a smart financial investment in this magnificent part of the world.

This property has been built with the intent of completing a Boutique Resort for guests to enjoy tranquility and serenity inspired by the property's surroundings. Each Bungalow/Villa has been built and placed to ensure the best possible view and connection with nature.

Rumah Batu Besar is over 6432sq meters (0.6432 hectares / 1.6 acres) of pristine land surrounded by old rainforest growth adjacent to Machinchang Cambrian Geoforest Park. The property takes in the majestic views of Gunung Machinchang Mountain which was one of the first formations of Southeast Asia to rise



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from the seabed in the Cambrian period more than half a billion years ago. Picturesque waterfalls can be seen from this property flowing freely over the side of the mountain during the rainy season. As a Centrepiece in the upper portion of the property a giant Granite Rock stands with the arms of a Giant Fig tree hugging the side of the rock formation. Behind the rock provides a flat site where the owners intended to become a Glamping site. A long driveway connects to the main road linking the property.

The property in the village of Kubang Badak. has its own separate Leasehold title. This contains the main residence and 3 x self-contained Guest Bungalows with a fully equipped kitchenette and a generous size bathroom. The main residence has an Italian gas hob with an Oven. The dining area has an 8-seater dining table and chairs and the living room has a large-size TV with lounge chairs for comfort. The property has large granite boulders and formations providing a tranquil backdrop and centrepiece for unique and picturesque landscaping. There is huge potential to build a swimming pool with additional accommodations to create a sanctuary of tranquillity, a Spa retreat or a Boutique Resort. There is ample space above to additionally have a glamping facility for holidaymakers that visit the island looking for something different. Not currently available in Langkawi.

For a breath-taking view of Langkawi the incredible Mount Machinchang, home of the iconic cable car ride and infamous Sky Bridge standing tall at 850-metres, is a must see. In close proximity are popular tourist destinations of Langkawi including the Oriental Village, Kubang Badak Mangrove Geopark Tours, Cable Car, Zipline, Crocodile Park and three 4-star Golf Courses.

A long driveway connects to the main road linking the property. Privacy is assured on this large parcel of land, with Tropical forests either side of the property and a lush green lawn provides for a cleaner air to breathe while helping promote physical and mental wellness. With no neighbours in view of the property, you can enjoy the peace and serenity with the local wildlife around. The Dusky Leaf monkeys together with the Hornbills habituating in the area. A large variety of Butterflies and Birds contribute to the beauty and sounds to the property.

Although Langkawi is a small Island there are no buses only Uber, Taxi and Hire Vehicles. You do need a Car to get around.

## ABOUT THE AREA

Langkawi is an archipelago off Malaysia's northwest coast. It's known for its beaches and clear waters. On the main island, also called Langkawi, the SkyCab cable car runs to and from the top of Machinchang mountain. From the summit, the SkyBridge curves out above the trees. Trails run through the jungle to Telaga Tujuh, or the Seven Wells Waterfall. Kilim Karst Geoforest Park is home to mangrove forests and caves.

Some 30 km off the west coast of mainland Malaysia lies an archipelago of over 100 islands in the turquoise waters of the Andaman Sea. This is the Langkawi groups of islands, coveted as the Jewel of Kedah. And travelers of all kinds – nature lovers, history buffs, adventure seekers, and even hopeless romantics – are sure to find something to match their interests within these numerous Langkawi islands.

The main Langkawi island itself is known for its marvelous diving opportunities. And that's not all! From



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an expansive Underwater World along the Pantai Cenang to the high-flying Cable Car in Pantai Kok, Langkawi continues to provide a new delight in every minute fragment.

## MAiN FEATURES:

- 225m<sup>2</sup> of living space
- 6475m<sup>2</sup> plot
- 4 Bedrooms
- 4 Bathrooms
- Private Parking
- Stunning Views
- Private Garden
- Close to essential amenities like such as supermarkets and pharmacies
- Close to many excellent bars and restaurants
- Great base from which to discover other fantastic areas of Malaysia
- Many excellent sports facilities, walking and cycling areas nearby
- Rental Potential through Airbnb and Booking.com

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### Commun

|                   |                     |
|-------------------|---------------------|
| Chambres:         | 4                   |
| Salle de bains:   | 4                   |
| Pied carré fini:  | 225 m <sup>2</sup>  |
| Dimesions du lot: | 6475 m <sup>2</sup> |

### Building details

|                    |      |
|--------------------|------|
| Outdoor Amenities: | Pool |
|--------------------|------|

### Lease terms

Date Available:

### Information additionnelle

|                       |                                                                                                                                                                                                                           |
|-----------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Lien URL du site web: | <a href="http://www.arkadia.com/UAJM-T2068/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM">http://www.arkadia.com/UAJM-T2068/?utm_campaign=multicast&amp;utm_medium=web&amp;utm_source=IMLIX.COM</a> |
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### Contact information

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| IMLIX ID: | 18703-es5553729 |
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