



## Luxurious living offer featuring stunning 2-3 bedroom Residences



### Informazioni sull'Agente

Nome:	Patrick Lusted
Nome della ditta:	Siam Real Estate
Nazione:	Thailand
Experience since:	2003
Tipo di servizio:	Selling a Property
Specialties:	
Property Type:	Apartments, Houses
Telefono:	+66 (76) 383-646
Languages:	English, Thai
Sito web:	

### Dettagli dell'inserzione

Proprietà per:	Saldi
Prezzo:	THB 13,000,000

### Posizione

Nazione:	Thailand
Indirizzo:	Thalang
Pubblicato:	09/09/2024

### Descrizione:

Discover the epitome of contemporary living at Aileen Villas Phase 6, offering a range of meticulously crafted villas tailored to your preferences:

**2 bedroom villas:** Enjoy the spaciousness of 180 square meters, featuring 2 bedrooms and 2 bathrooms, ideal for couples or small families.

**3 bedroom villas:** With a generous size of 205 square meters, these residences boast 3 bedrooms and 3 bathrooms, providing ample space for larger families or those who desire extra room.

### Key Features:

**Prime Location:** Nestled in Thalang, Sakhu, Aileen Villas Phase 6 provides easy access to essential amenities, schools, shopping centers, and dining venues, ensuring convenience at your fingertips.

**Contemporary Design:** Experience the perfect blend of functionality and elegance with the modern architectural design of the villas, offering a stylish and comfortable living environment for residents.

**Proximity to Naithon Beach:** Indulge in the luxury of being just a stone's throw away from the pristine



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shores of Naithon Beach, allowing residents to unwind with leisurely strolls or bask in the sun by the sea.

Experience luxury living redefined at Aileen Villas Phase 6, where every detail is crafted to elevate your lifestyle to new heights.

**Common Area Management Fee (CAM):** Owners are required to pay a monthly fee for the maintenance of common areas in condominium and housing projects. For new build projects, it's typical to pay between 1 to 3 years' worth of management fees in advance upon unit ownership transfer. The monthly CAM fee is ฿8,500.

**Sinking Fund:** A sinking fund of ฿150,000 is required to cover future maintenance and repair expenses within the property development.

**Electricity and Water Price:** Electricity is charged at the government rate.

**Pets:** All kinds of pets are allowed within the property.

#### REMARK

- All price are in Thai Baht Including swimming pool, garden, air-conditioners
  - Excluding loose furniture
  - Common area fee payable 1 year in advance
  - Sinking fund for one time contribution to sinking fund required for each plot
  - Price list and subject to be changed without prior notice.
- Furniture Package 2 bed 950,000 THHB / 3 bed 1,200,000 THB

#### Nearby

10 Minutes to Phuket International Airport  
10 Minutes to NaiTorn/ MaiKhao Beach  
5 Minutes to local restaurant area

- \* Living Room
- \* Dining Room
- \* Air-conditioners
- \* Garage
- \* Bathrooms Ensuite
- \* Inland
- \* Western Kitchen
- \* Well Water
- \* Hot water system
- \* Balcony
- \* Garden
- \* Electricity
- \* Mountain View



- \* Swimming Pool
- \* Contemporary
- \* Secure Estate

Tenanted: Si

## Comune

Camere da letto: 2  
Bagni: 2  
Finito piedi quadrati: 200 mq  
Dimensione del lotto: 205 mq

## Utility details

Heating: Si

## Building details

Numero di piani: 1

## Lease terms

Date Available:

## Contact information

IMLIX ID: IX6.065.638

