



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



### Agent Info

Name: Patrick Lusted  
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Name:  
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Experience since: 2003  
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Specialties:  
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### Listing details

Property for: Sale  
Price: THB 13,000,000

### Location

Country: Thailand  
Address: Thalang  
Posted: Sep 09, 2024

### Description:

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 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: Yes

### **Common**

Bedrooms: 2  
Bathrooms: 2  
Finished sq. ft.: 200 sq m  
Lot Size: 205 sq m

### **Utility details**

Heating: Yes

### **Building details**

Number of Floors: 1

### **Lease terms**

Date Available:

### **Contact information**

IMLIX ID: IX6.065.638

