



PHUVISTA 3
 NAIYANG

27/11/2024

Plot	Type	Function	Land Area (sq.W.)	Land Area (sq.m.)	Built Up Area (sq.m.)	Parking	Pool Size	Market Price (THB)	Discount (THB)	Pre-Sales price (THB)	Payment Term		Furniture Package (THB)	Common Area Fee 50 Bht/Sq.m. (Land area) (1 Year)	Sinking Fund 400 Bht/Sq.m. (Land area) (1 Time payment)	Status
											Booking (Baht) (THB)	Sign Contract 35% (THB)				
A26	SONYA	2 Bed/3 Bath	66.02	264.08	208.62	1	3 X7 M.	17,135,000	2,235,000	14,900,000	200,000	5,015,000	1,668,960.00	39,612.00	26,408.00	AVAILABLE
A27			65.38	261.52	208.62	1	3 X7 M.	16,280,000	1,480,000	14,800,000	200,000	4,980,000	1,668,960.00	39,228.00	26,152.00	AVAILABLE
A28			64.58	258.32	208.62	1	3 X7 M.	16,280,000	1,480,000	14,800,000	200,000	4,980,000	1,668,960.00	38,748.00	25,832.00	AVAILABLE
A29			75.37	301.48	208.62	1	3 X7 M.	17,595,000	2,295,000	15,300,000	200,000	5,155,000	1,668,960.00	45,222.00	30,148.00	AVAILABLE
A20		3 Bed/4 Bath	80.00	320.00	276.7	1	3 X7 M.	18,700,000	1,700,000	17,000,000	200,000	5,750,000	2,213,600.00	48,000.00	32,000.00	AVAILABLE
A21			80.00	320.00	276.7	1	3 X7 M.	19,550,000	2,550,000	17,000,000	200,000	5,750,000	2,213,600.00	48,000.00	32,000.00	AVAILABLE
A22			80.00	320.00	276.7	1	3 X7 M.	19,550,000	2,550,000	17,000,000	200,000	5,750,000	2,213,600.00	48,000.00	32,000.00	AVAILABLE
B11	MONTA	3 Bed/4 Bath	109.99	439.96	276.7	1	3 X 9 M.	22,770,000	2,970,000	19,800,000	200,000	6,730,000	2,213,600.00	65,994.00	43,996.00	AVAILABLE
B12			109.96	439.84	276.7	1	3 X9 M.	22,310,000	2,910,000	19,400,000	200,000	6,590,000	2,213,600.00	65,976.00	43,984.00	AVAILABLE
C1	LENSA	4 Bed/5 Bath	153.70	614.80	349.64	1	4 X 12 M.	30,245,000	3,945,000	26,300,000	200,000	9,005,000	2,213,600.00	92,220.00	61,480.00	AVAILABLE
C2			116.14	464.56	349.64	1	4 X 12 M.	29,670,000	3,870,000	25,800,000	200,000	8,830,000	2,213,600.00	69,684.00	46,456.00	AVAILABLE

Payment Term

- 1) Reservation 200,000.00 Baht
- 2) Sign Contract (Within 30 days after reservation) 35%
- 3) 1st Payment Finished Foundation Posts 15%
- 4) 2nd Payment Finished Concrete Structure 15%
- 5) 3rd Payment Finished Walls and Doors Frames 15%
- 6) 4th Payment Finished Floors,Built in Furniture, Painting, Door and Windows 15%
- 7) Transfer and Registration 5%

Remark

- 1) Reservation Deposit is non-refundable.
- 2) Prices are not included Loose Furniture.
- 3) Common area fees is 50 THB per sq.w. (Land area) and payable 2 years in advance. Servicing are included of garbage collection, CCTV, water supply bills (common), road and garden cleanliness & maintenance, 24-hours of security guard.
- 4) Sinking fund 400 THB/ sq.w.(Land area)
- 5) Electric and Water Meter Installation 10,000 THB.
- 6) All relevant Taxes, Stamp Duty payable from the Buyer.
- 7) Assignment before the registration is 100,000 THB administration fee.

Price and condition are subject to change without prior notice.