



GRAND ASSETS



CHIANG MAI

Chiang Mai is a city in mountainous northern Thailand. Founded in 1296, it was the capital of the independent Lanna Kingdom until 1558. Its Old City area still retains vestiges of walls and moats from its history as a cultural and religious center.

PROPERTY

DOWNING is an English-style private pool Airbnb vacation rental. It is located a stone's throw away from popular tourist destinations, markets, schools, and Chiang Mai International Airport.

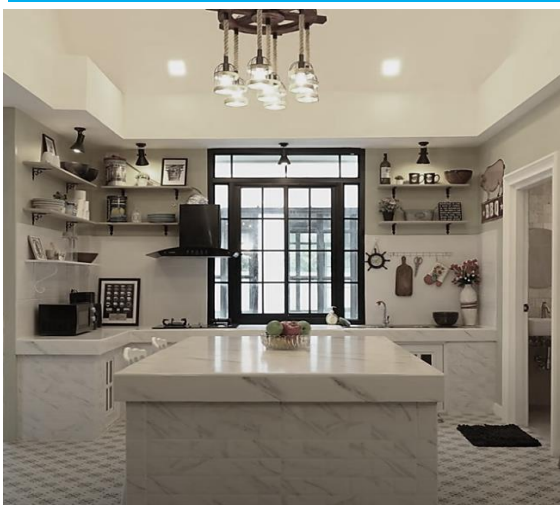
FINISH READING ON PG. 2



DOWNING'S DETAILS

This English Cottage is built on 139 Sq. wah of land with 4 bedrooms and 4 bathrooms and a usable area of over 300 square meters.

FINISH READING ON PG. 3



INVESTMENT OFFER

Sale with Rights of Redemption offer for 2 Years with a possible extension of another year. ROI 10% Net

FINISH READING ON PG. 4





Chiang Mai is a city in mountainous northern Thailand. Founded in 1296, it was capital of the independent Lanna Kingdom until 1558. Its Old City area still retains vestiges of walls and moats from its history as a cultural and religious center. It's also home to hundreds of elaborate Buddhist temples, including 14th-century Wat Phra Singh and 15th-century Wat Chedi Luang, adorned with carved serpents.

Chiang Mai is the largest city in northern Thailand, the capital of Chiang Mai province and the second largest city in Thailand.

Downing, a private English Cottage Airbnb Vacation Rental Home in Chiang Mai City, is located within a 30-minute drive from popular tourist destinations, markets, international schools, and Chiang Mai International Airport.



CLASSIC LUXURY



WEASLEY'S DETAILS

4 BEDROOM 4 BATH

Downing is a fully furnished English Cottage with a 4-bedroom and 4-bathroom single home built on 139 sq. wah (464 sq. meters) with a usable area of over 300 sq. meters. **Downing** enjoys the arrivals of Diplomats and Politicians.

PROPERTY INCLUDES

4 Bedrooms, 4 Bathrooms

139 Sq. wah with over 300 sq. meters of usable area.

Parking for 4 Cars

Living, Dining, Outdoor Patio Bar-b-que facility, Kitchen, Laundry Area, Swimming pool (being added), Glass House (being renovated to Chef's table facility), and English Gardens.



INVESTMENT OFFER

Sale with rights of redemption offer of US\$ 230,000

- ❖ Term of Loan: 1 Year (with an option of extension)
- ❖ Redemption Interest (ROI): 11% Net
- ❖ ROI: Paid every 3RD, 6TH, and 12TH month

**If extending the loan period, all previous interest payments must be current at the time of extension*

FINANCIAL SNAPSHOT

Description	Market Value	KaiFak Value	%
Market Value of Property	\$350,000.00	\$230,000.00	65%
Redemption Interest		\$25,300.00	11%
1 st Redemption Interest deducted		\$6,325.00	2.75%
2 nd Redemption Interest paid 3 months later		\$6,325.00	2.75%
3 rd Redemption Interest paid at Redemption		\$12,650.00	5.50%
Principal Payment of Redemption		\$230,000.00	

