



GRAND ASSETS



BANGKOK

Bangkok is the capital and chief port of Thailand. It is the only cosmopolitan city in a country of small towns & villages and Thailand's cultural and commercial center.

FLORAVILLE

Floraville Condominium is a condominium in the heart of Suan Luang, where you will experience a vast living space extending 105 square meters with fabulous city views. Elevate urban lifestyles to be more comfortable with premium quality conveniences.

FINISH READING ON PG. 2



UNIT DETAILS

Penthouse Unit on the 31st & 32nd Floor with an unobstructed view of the skyline of Bangkok

FINISH READING ON PG. 3



INVESTMENT OFFER

Sale with Rights of Redemption offer for 1 Year with a possible extension of another year. ROI 11% Net

FINISH READING ON PG. 4





FLORAVILLE

Luxury Penthouse

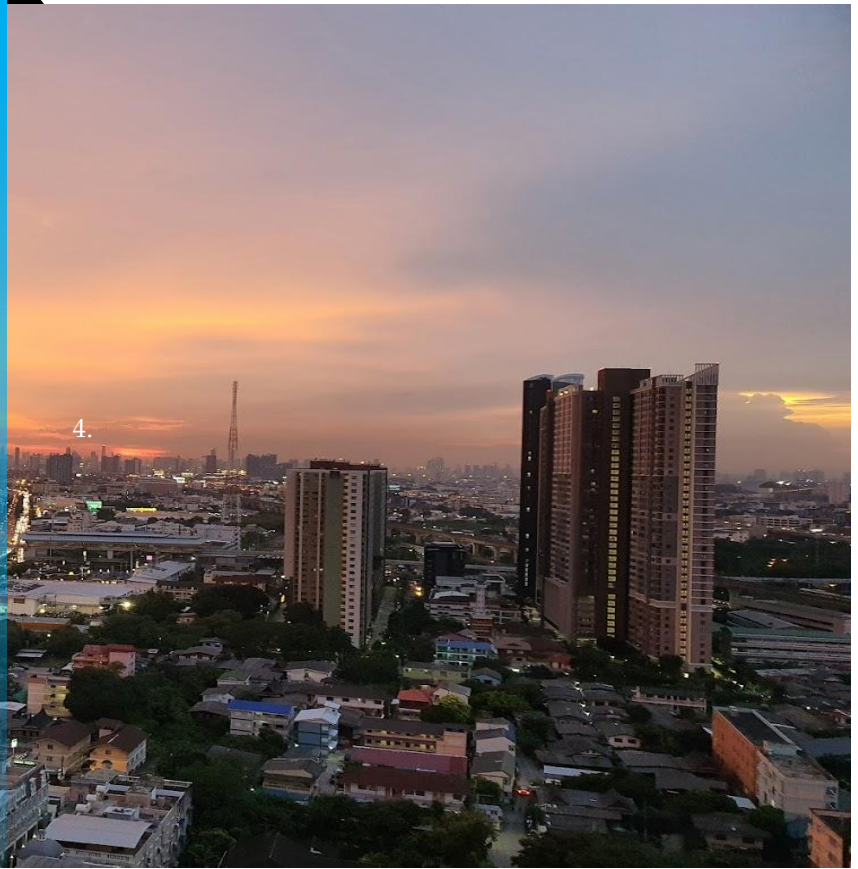
Floraville Condominium is situated in the heart of Suan Luang, where you will experience a vast living condo space extending from 105 square meters with fabulous city views. Elevate urban lifestyles to be more comfortable with premium quality conveniences. The residence is fully fitted with a practical kitchen and appliances, characterized by a contemporary design that gives you the cozy feeling of a home sweet home. Furthermore, the Floraville Condominium is well-positioned in a potential district within easy reach of Hua Mak APL station and encompassed by a broad range of amenities, such as Bang Kapi Market, The Mall Bangkok, Vibharam Hospital, Bangkok Patana School, King Rama IX Park, etc.

PROJECT FACILITIES

- ❖ Pool & Gym Facility
- ❖ Squash & Tennis courts
- ❖ Indoor Kid's Zone
- ❖ Car Parking & 24H Security & CCTV
- ❖ Coffee shop & Convenience Store



LUXURY LIVING



UNIT DETAILS

4 BEDROOM 4.5 BATH

This is a fully furnished 4-bedroom and 4.5-bathroom condo based on the 31st & 32nd floors of Floraville Condo with 574 square meters of living space with luxury amenities and ease of access and convenient transportation to all areas of Bangkok.

The unit boasts of two large rooftop gardens with skyline views of Bangkok and has been recently refurbished with new furnishings and modern upgrades. This condo is available for Airbnb vacation rental for International Business Families on vacations/trips of over 30 days.



INVESTMENT OFFERED

Sale with rights of redemption offer of US\$ 875,000

- ❖ 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	\$1,250,000.00	\$875,000.00	70%
Redemption Interest		\$96,250.00	11%
1 st Redemption Interest deducted		\$24,062.50	2.75%
2 nd Redemption Interest paid 3 months later		\$24,062.50	2.75%
3 rd Redemption Interest paid at Redemption		\$48,125.00	5.50%
Principal Payment of Redemption		\$875,000.00	

