



BLUE ESCAPE BEACHFRONT VILLA

KUI BURI, THAILAND

PROPERTY NO: BLK - 005001

Kui Buri is a district in the northern part of Prachuap Khiri Khan province, central Thailand. **Kui Buri National Park** is endowed with abundant and diverse natural resources and is home to some essential wild animals, including Asian

Renowned as the premier spot for wild elephant watching in Thailand, Kui Buri National Park offers an impressive 95% chance of sighting these magnificent creatures in its dedicated wildlife viewing area.

Uniquely, Kui Buri National Park is the only location in Thailand where sandalwood can be harvested for the cremation of members of the royal family. Nine sandalwood trees were selected for King Bhumibol Adulyadej's cremation. A royal Brahmin spent a month choosing trees that met the royal criteria: they had to be dead and over 100 years old. Elephants.



PROPERTY DETAILS

Blue Escape is a fully furnished Modern Tropical-style pool villa with a 3-bedroom and 3-bathroom home built on an 80 square wah plot (320 sqm) with a usable area of over 300 square meters.

PROPERTY INCLUDES

- 3 Bedrooms
- 3 Bathrooms
- Living Room
- Kitchen
- Dining Room
- Pool
- Rooftop Deck (View Point)



OTHER FACILITIES

Free Wi-fi

Laundry service

Private Pool

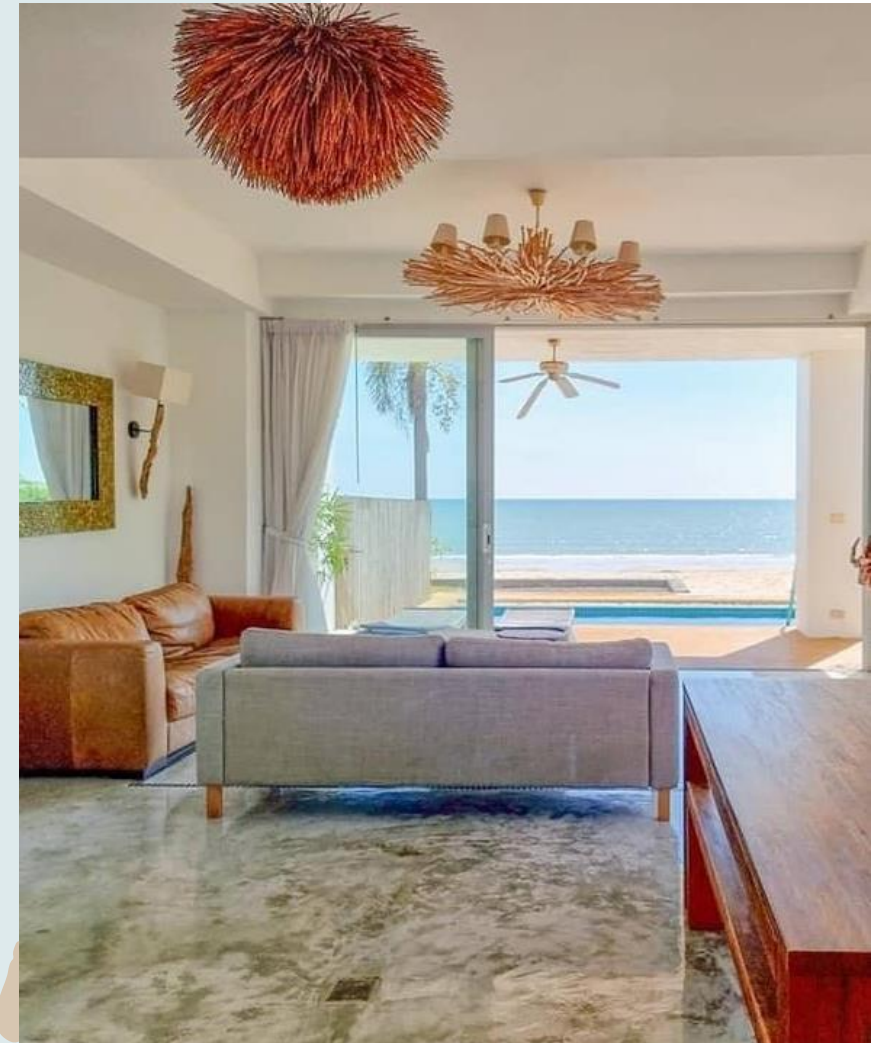
Beachfront

Pool Table

Rooftop Deck

Beachfront Bar-b-que
facility

Parking area



INVESTMENT OFFER

1. Property Value: US\$ 1,350,000
2. Fractions "Blocs" available: 10
3. "Bloc" value: US\$ 34,000
4. Target Rental Yield: 8 - 10%
5. Guaranteed Rental Yield: 6%
5. Usage rights: 30 days/year*
6. Income disbursement schedule: Quarterly

**Subject to availability. Booking is required. Check our webpage for usage rights terms. Total Occupancy 10 Adults + 4 Children.*



Bifurcation of Unit Costs

	Whole Unit (US\$)	Bloc (1/10)
Total Property Value	600,000	60,000
Transfer fee (2%)	12,000	1,200
Duty Stamp (0.05%)	3,000	300
Furnishing Costs	10,000	1,000
Conveyance Fees (SPV formation, Legal Fees, etc.)	2,500	250
Facilitation Charges (For consumable such as toiletries, linens, utensils)	2,000	200
Yearly Common Fees	1,100	110
Total Cost	630,600	63,060

Payment Plan

Bloc Value

US\$ 67,500 (Inclusive of VAT)

Booking Value

Within 15 days

7,500

1st Installment

Within 60 days

10,000

2nd Installment

Within 120 days

15,000

3rd Installment

Within 180 days

15,000

4th Installment (Transfer)

Within 365 days

20,000



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