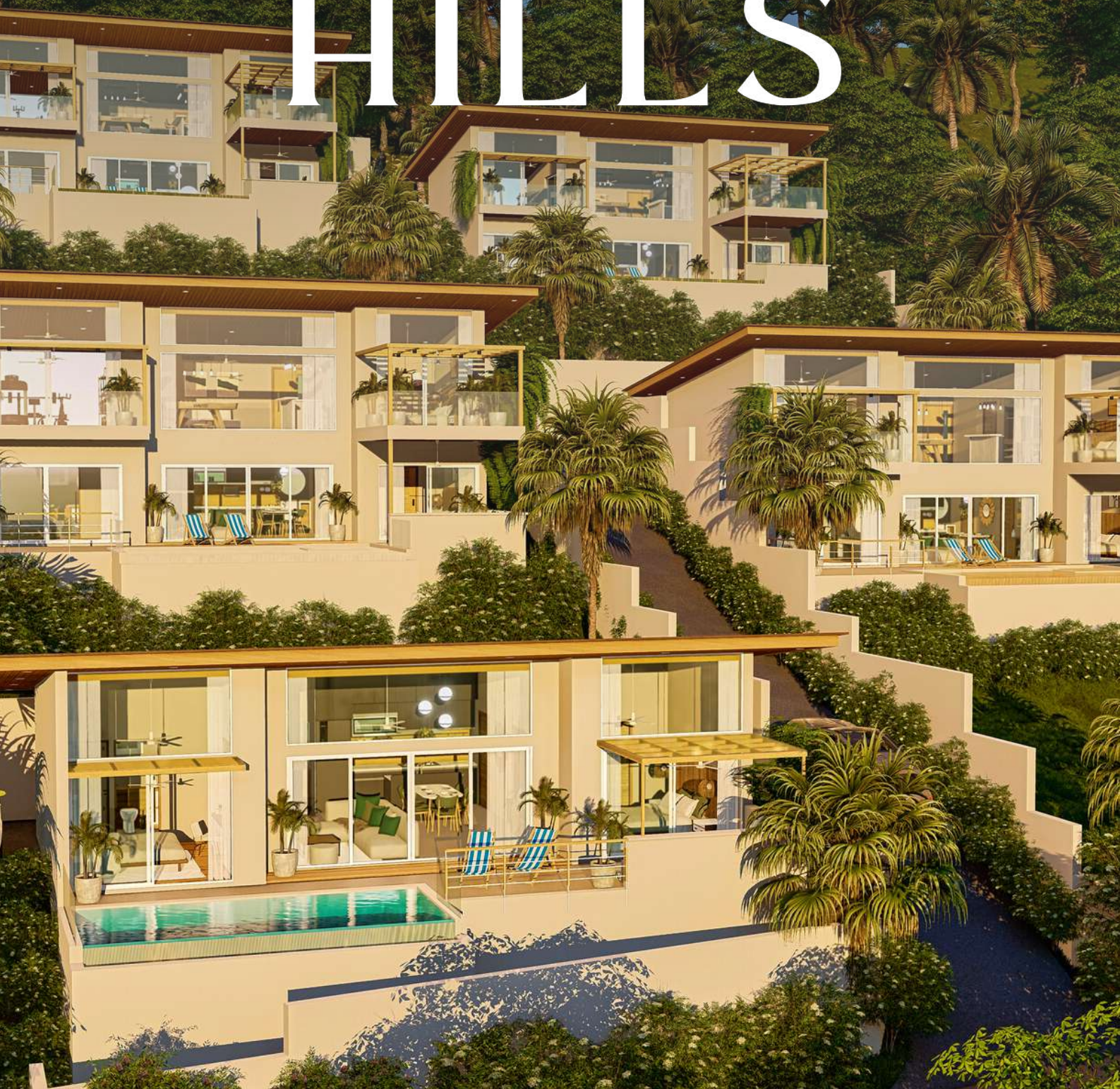


SUNSET HILLS



SUSTAINABLE SEA VIEW VILLAS
BAN MAKHAM - KOH SAMUI





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LOCATION

KOH SAMUI - THAILAND

One reason many people choose to live in Koh Samui is its stunning natural beauty, including its gorgeous white sandy beaches. The way of life is very relaxed but there's also a vibrant nightlife when the sun goes down. The island has a trendy feel, with cool bars and other places to eat and drink.

The island has attracted a significant expat population, which helps to make life easier for foreigners living there. English is widely spoken, as are other languages, and foreigners will also be able to find western foods and other home comforts. You will find hospitals and shopping malls and pretty much everything else that most people could need.

Bang Makham

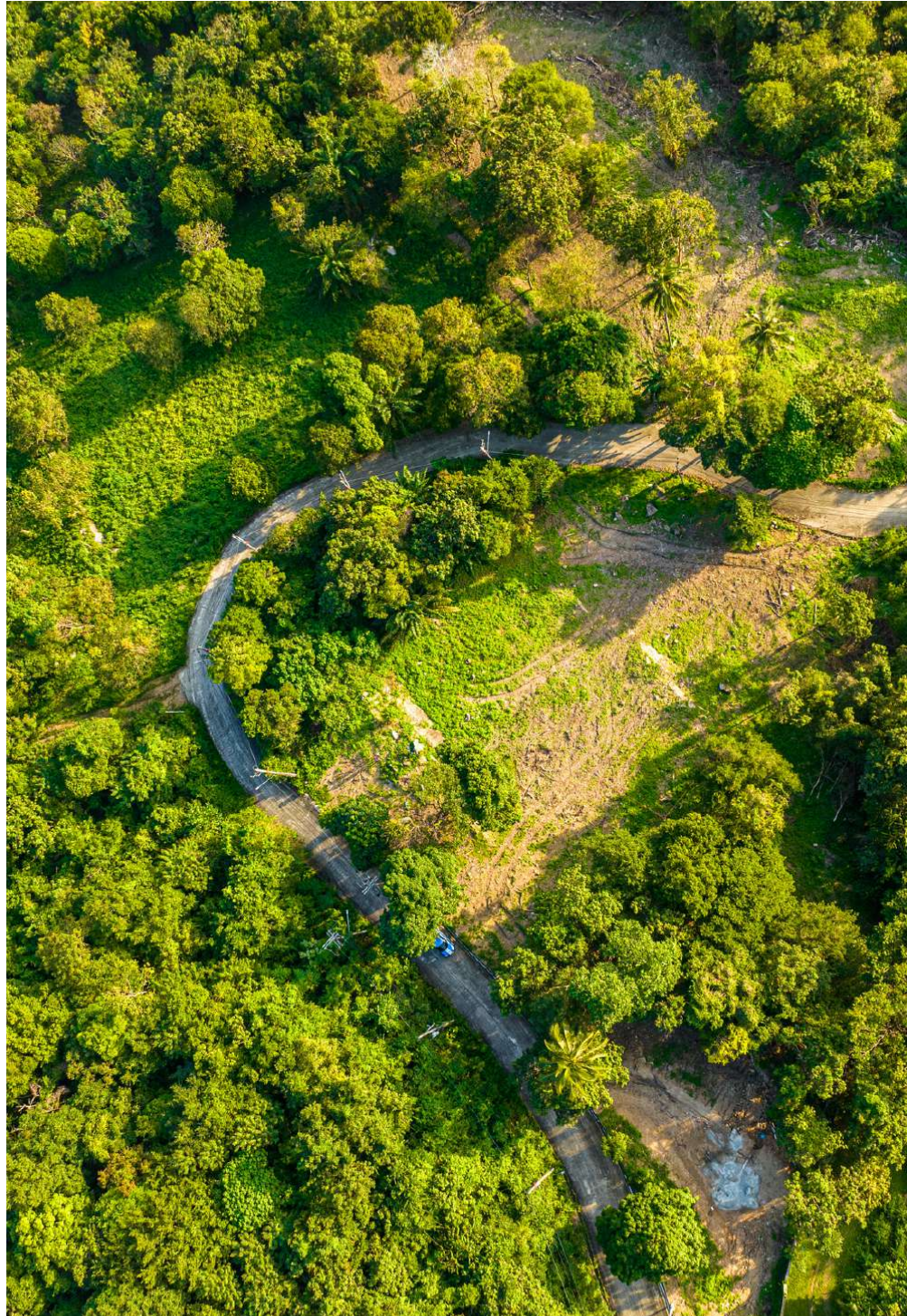
Most expats choose to stay outside of the busiest areas, away from the tourist strip.

The primary reason for this is to have the option of getting away from the touristy noisy vibe.

There will be nights where you don't want to go out in an evening, and days when you just don't want to be part of the tourist trap.

This will be your home.

You don't want to hear boozed up holiday makers and loud motorbike exhaust pipes outside your window at 2am.



“
TRANQUILITY
SURROUNDED
BY TROPICAL
NATURE

”



Get Around

- 6** minutes drive to Nathon pier, shops and markets
- 7** minutes drive to Bang Por beach
- 7** minutes drive to Mai Beach Resort Samui and Four Seasons Resort Samui
- 10** minutes drive to Santiburi Golf
- 15** minutes drive to Fisherman's Village - Bophut
- 25** minutes drive to airport



OVERVIEW

Sunset Hills offering consists of 5 high quality villas with outstanding 180 degrees sea view coupled with breathtaking sunset view. Just a few minutes from the Samui Ring Road, Sunset Hills villa will provide:

- 4 bedrooms
- Walled villa (security)
- Privacy (intimacy)
- Self reliant electricity (solar panel)
- Self reliant water (own deep well and rain water gathering system)
- Water purity (filter)
- Private pool
- Parking automated gate



Solar energy for self reliant home

Solar energy is a source of energy that is harnessed by converting sunlight into electricity.

The solar system doesn't produce any emissions or have any other adverse effects on the environment.

Solar energy is a renewable source of energy that means it is not depleted when used.



-
- Solar array last 20-25 yrs
 - Offer 12 KwH
 - Generate 1250 Kw or approx. 7,500 thb/month
 - Minimum maintenance
 - 15 years warranty
 - 3,5 years payback
 - Reduce or eliminate Electricity bill
 - Eco friendly

When electric grid is down:

Light / OK

Kitchen/ OK

Water/ OK

Fans/ OK

Internet, TV, Wifi/ OK

Pool/ OK

Air Conditioner / OK



Deep Well

Each villa is equipped with deep well. As well as 2×3000 liters water containers

Rain Collection

Rain collection system is installed on the roofs of all units. It collects rain water and gathers it in a high volume tank.

Purity Filter

Thanks to the filter installed the tap water in the kitchen is drinkable. Filter provides:

- Optimum filtration
- Sterilize with UV lamp
- Customs mineralization
- No chemical
- Rich anti-oxidant+ magnesium
- Eco friendly
- Automated water pump from the well.

“
WATER IS LIFE
AND CLEAN
WATER MEANS
HEALTH

”

- @Audrey Hepburn

DESIGN

Sunset Hills Villas are a sumptuous haven nestled in lush jungle with spectacular views over the sea. There are sea views from just about every room.

The main living & dining area is light and airy. Directly in front is the row of sun loungers bordering the private infinity pool. Beside the pool deck is an outdoor sala. Upper level features an entertainment area.

Each of the villa's four bedrooms is well-appointed, with beautiful views. 3 bedrooms feature king-sized beds, the 4th bedroom can be turned into a fitness room.

Each bedroom has en-suite facilities and a deck with a sea view, perfect for a morning cup of coffee.

03

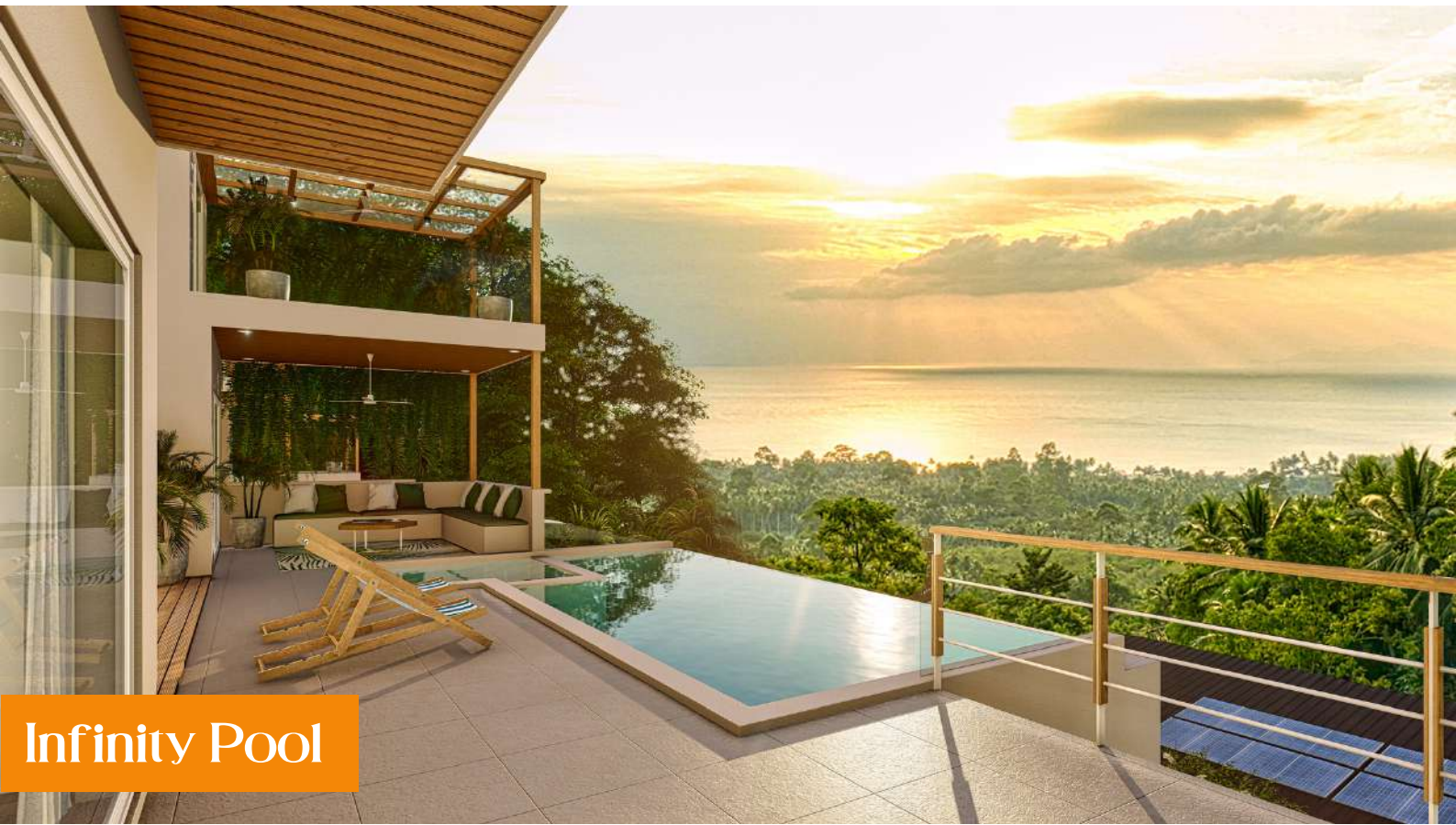




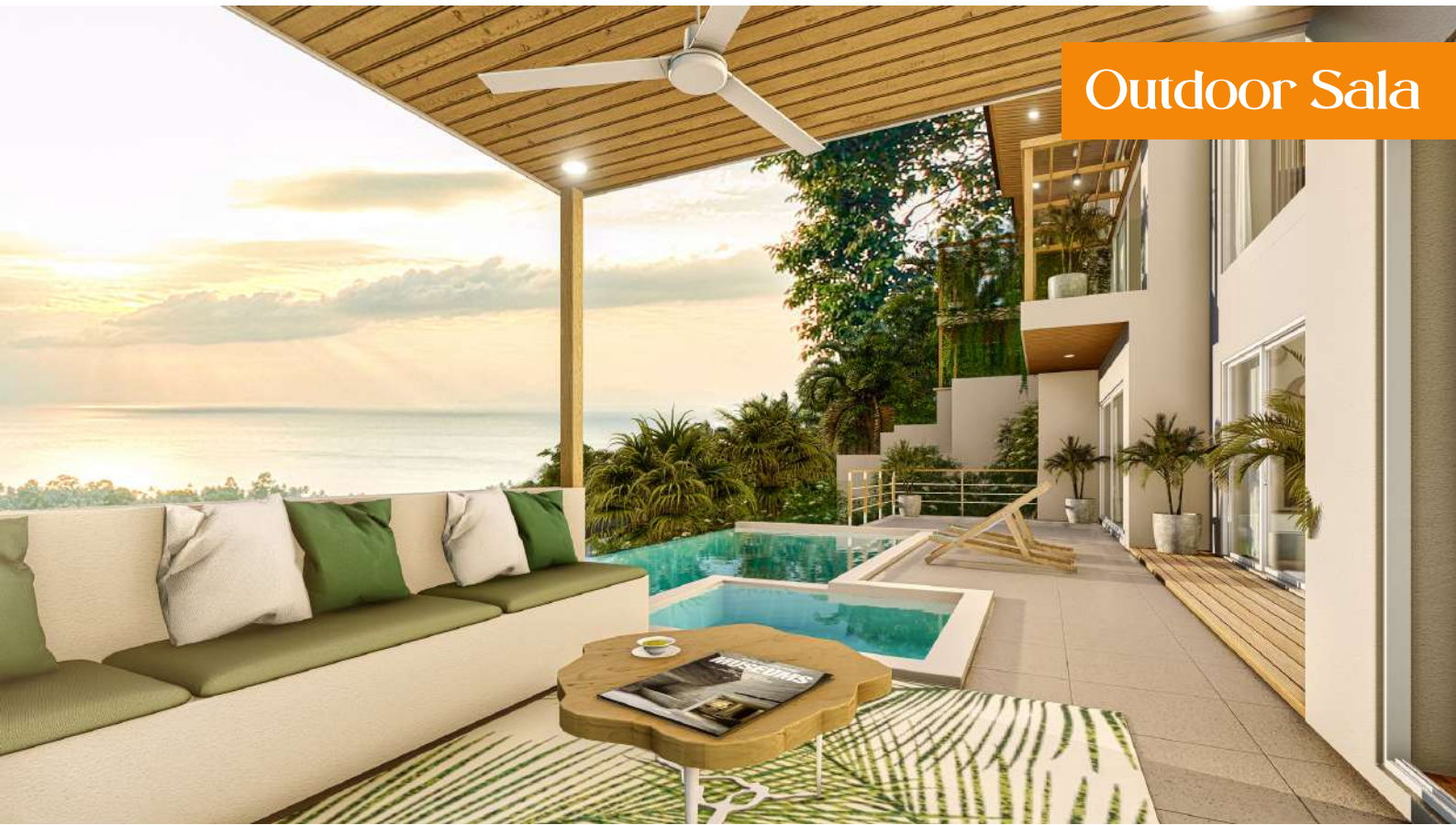
Exterior



Exterior



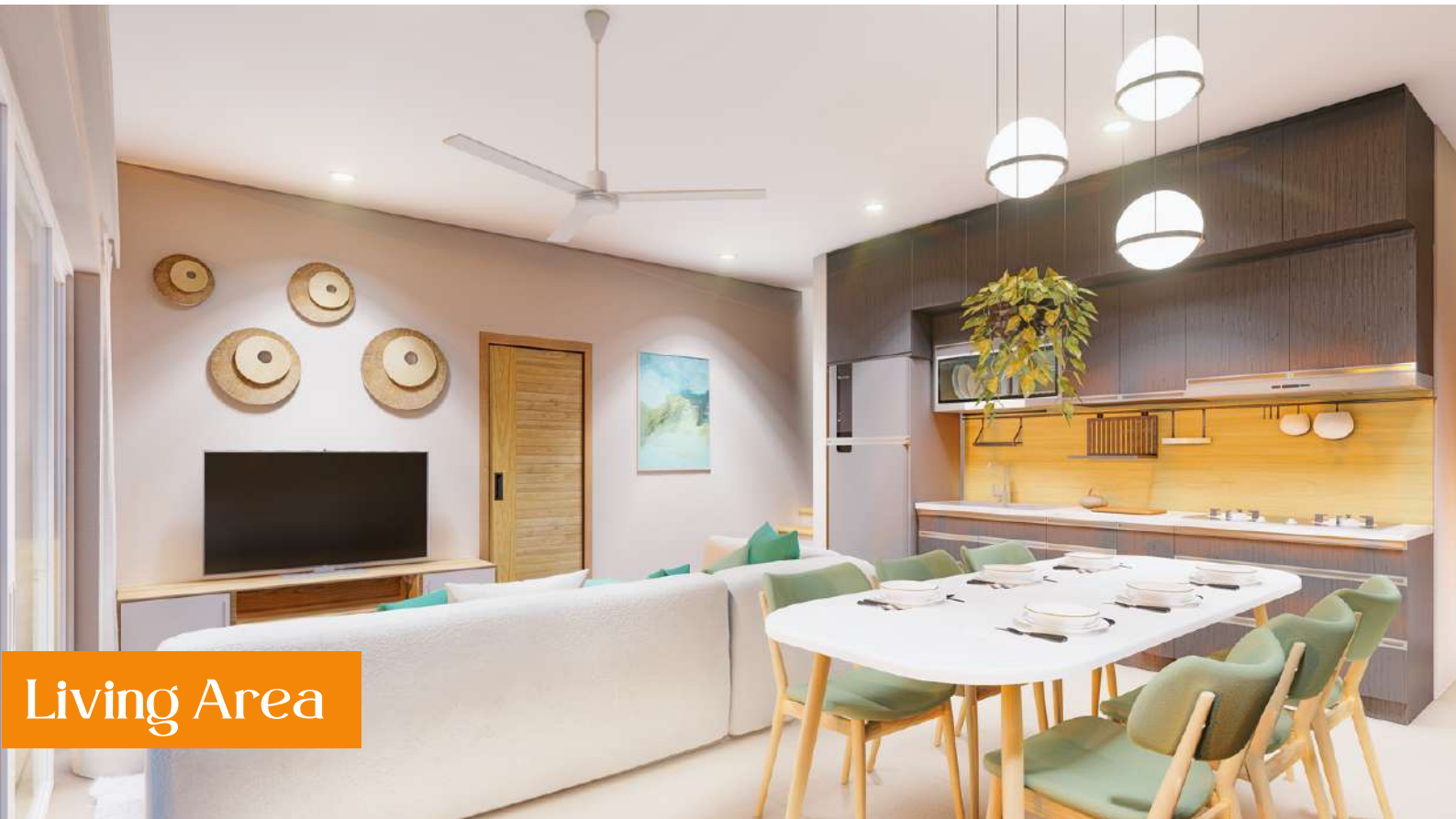
Infinity Pool



Outdoor Sala



Living Area



Living Area



Entertainment Area



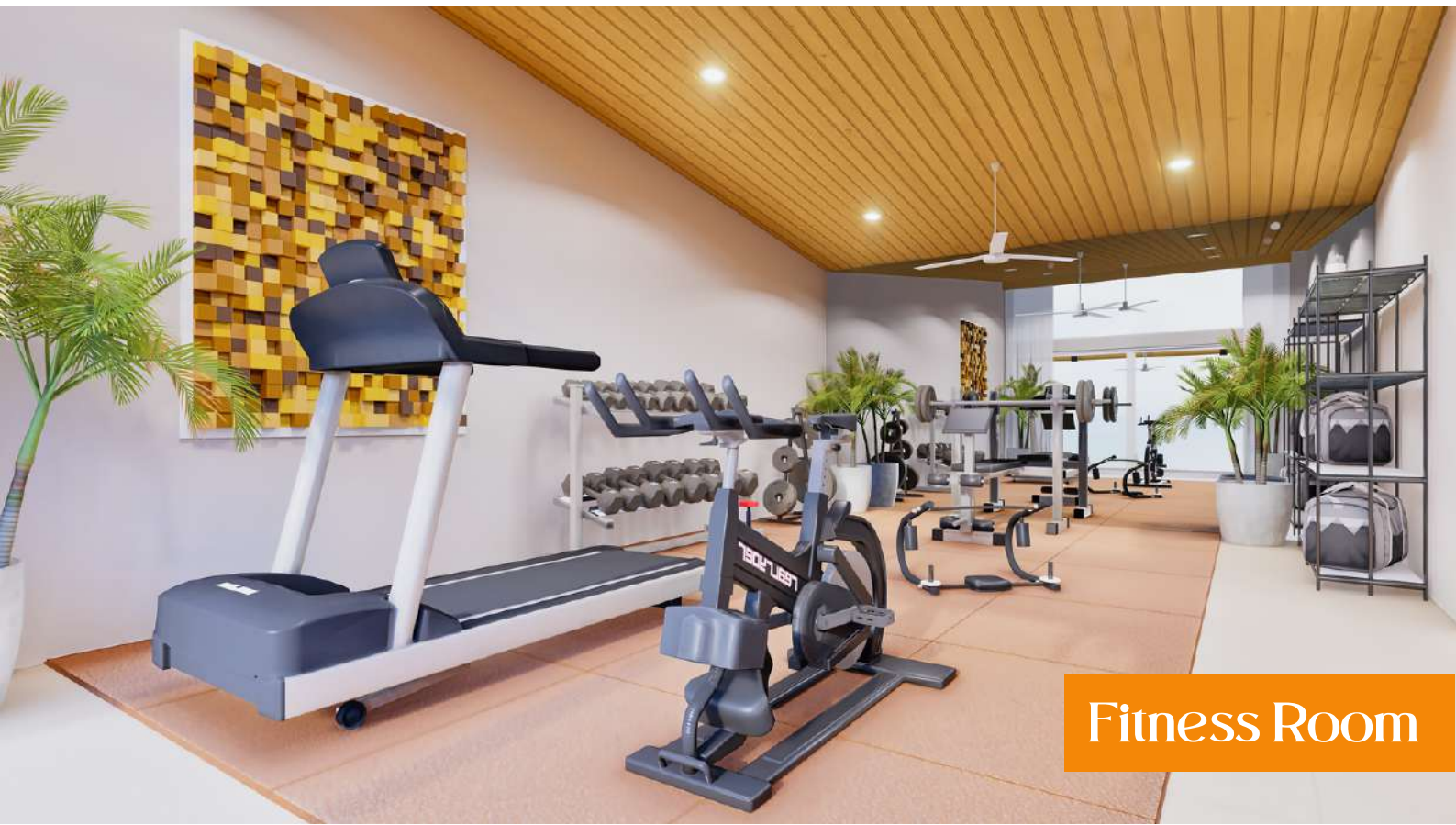
Entertainment Area



Bedroom



Bedroom

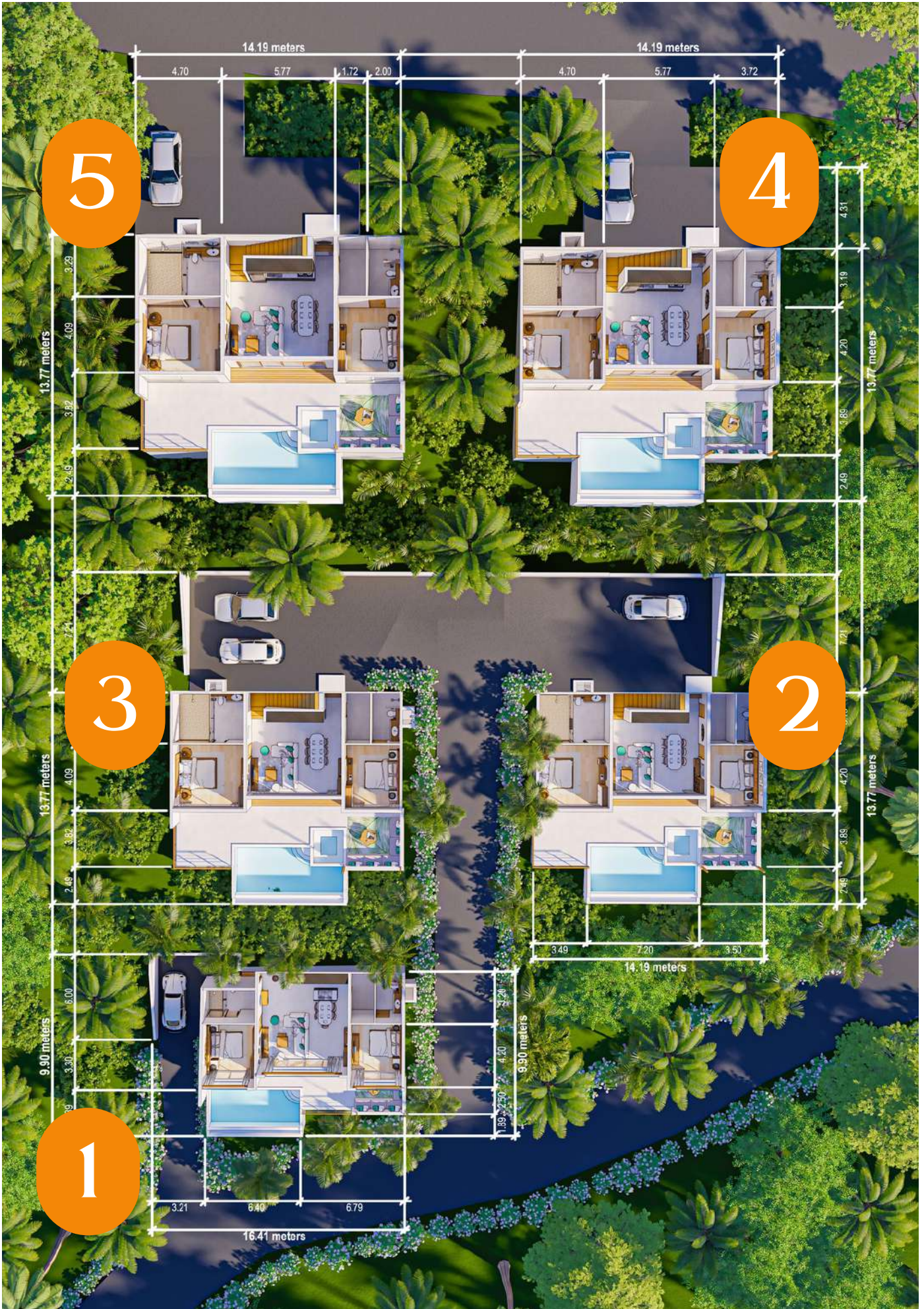


Fitness Room
















Bathroom

Master Plan



Villa Floor Plan

Lower Level

-  4 bedrooms
-  4 en-suite bathrooms
-  lounge area
-  indoor dining
-  open plan kitchen
-  entertainment area
-  infinity swimming pool
-  outside sala
-  sunbeds
-  private parking
-  solar panels
-  deep well
-  water filter



Upper Level



INVESTMENT

Koh Samui perfectly combines natural beauty and modern developments, making it one of the best places to invest in Asia. The island also has an international airport, making it very accessible.

The disruptive effects of the pandemic have opened new opportunities for buyers in the real-estate market. As a prized destination, Koh Samui may just be the best place to invest thanks to its future potential in upcoming projects.

Sunset Hills is both your summer house in paradise and your investment opportunity. The real estate market indicates that making such an investment decision now will secure substantial gains later.



Pricing

- 5 fenced 4 bedroom villas with private pool
- Self sustainable electricity and water
- Purifying water filters
- Peaceful location with magnificent view
- Modern design
- Free hold ownership - Company price is included

14.900.000 THB

Payment Schedule

Booking (contract signature)	10%
Registration & construction beginning	30%
Completion of foundation work	20%
Completion of ceiling/roof	20%
Completion of interiors	17%
Handover	3%

Payment schedule is spread according to construction stages.
Construction duration is 10 to 12 months after registration.



SUNSET HILLS

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BAN MAKHAM - SAMUI



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