



BOTANICA
HILLSIDE



BOTANICA
HILLSIDE

MASTER PLAN



Signature Tropical Balinese
12 Villas



The Land Size Starts
from 531 - 1026 sq.m.



Built-up Size Starts
from 319 sq.m.



Common Area

Driving Area :	1,425 sq.m.
Driving Area & Footpath :	1,739 sq.m.
Garden Area :	786 sq.m.



About Us

Where the timeless design is perfectly combined with nature.

BOTANICA Hillside is the latest project under Botanica's umbrella, located in the new prime area of Phuket Bangjo area just a few minutes drive from the Bangtao beach and only 20 minutes drive to the Phuket International Airport





Botanica Hillside

SIGNATURE Tropical Balinese

TYPE A.1

Signature Tropical Balinese

Plot : 655 sq.m.



: 3



: 4



: 3.80 x 8.80 m.

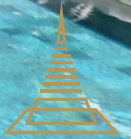
Usable Area

Internal Area : 192 sq.m.
 External Area : 132 sq.m.
 All Area : 324 sq.m.



Ground Floor Plan

DISCLAIMER: WHILST EVERY CARE HAS BEEN TAKEN IN PREPARING THE SALES INFORMATION AND ARTISTS' DIGITAL AND ARTISTIC IMPRESSIONS IN THIS BROCHURE, THE DEVELOPER DOES NOT GUARANTEE THEIR ACCURACY NOR INTENDS THEM TO FORM ANY PART OF AN OFFER OR CONTRACT. THE DEVELOPER ALSO RESERVES THE RIGHT TO MAKE CHANGES TO THE RESIDENCE DESIGNS PRESENTED HEREIN AT ANY TIME, AT ITS OWN DISCRETION AND WITHOUT PRIOR NOTICE TO PROSPECTIVE BUYERS.



BOTANICA
HILLSIDE

Botanica Hillside

Signature Tropical Balinese



Botanica Hillside

Signature Tropical Balinese

PRICE LIST Hillside



No.	Type	Number Bedroom	Plot size (Sq.M)	Total Built up (Sq.M)	Internal Area (Sq.M)	External Area (Sq.M)	Pool Size (Sq.M)	Selling Price (THB)
H01	B	4 beds 5 baths	795	467	228	239	4x11.45	SHOW UNIT
H08	A.1	3 beds 4 baths	665	339	192	147	3.8x8.8	30,967,000

Property Ownership at Botanica Luxury Villas

Terms and Conditions

Ownership Types:

- A. Freehold ownership : The freehold title is exclusively available to Thai buyers and Thai companies.
- B. Leasehold ownership : The leasehold title is available to both foreigners and Thai Individuals, subject to a 30-year land lease period.

Tax and Transfer Fee Responsibility:

A. Upon the transfer of ownership, all taxes and transfer fees incurred shall be shared equally (50/50) between the developer and the buyer/lessee. Both parties shall bear an equal share of the financial obligations associated with the transfer.

Please note that these terms and conditions govern the ownership arrangements at botanica luxury villas. It is essential to carefully review and understand these provisions before entering into any property transactions.

Payment Terms (Off-Plan Villa).

1st	Reservation Payment	2%
2nd	Contract Signing Payment	28%
3rd	Finished Foundation Posts	20%
4th	Finished Concrete Structure and Roof Structure	15%
5th	Finished Wall	15%
6th	Finished Floor Finishing, Paint, Windows, and Door Frames	10%
7th	Built-in Furniture, Kitchen, and Land Transfer Registration	10%

Payment Terms (Finished Villa).

1st	Reservation deposit	2%
2nd	Sales & purchase agreement signature within 30 days after reservation	48%
3rd	Transfer of ownership	50%

Notes

-All private pool villas are finished with swimming pool, air-condition, built-in wardrobe, kitchen and landscape design.

-All selling prices are fixed in Thai baht only.

-Furniture package is optional.

-Sinking fund 100,000 THB. (one time payment)

-Monthly common area management fee 20 THB / sqm. including 24-hour security, garbage collection common electricity, common area landscaping.

LOCATION

BOTANICA HILLSIDE

A Layan Beach	15 min
B Bangtao Beach	15 min
C Surin Beach	20 min
D Nai Thon Beach	22 min
E Blue Tree Lagoon	7 min
F Phuket Nature Elephant Reserve	7 min
G Green Elephant Sanctuary Park	15 min
H Laguna Golf	17 min
I Porto De Phuket	10 min
J Villa Market - Boat Avenue	10 min
K Robinson Lifestyle	10 min
L Central Phuket	25 min
M Thalang Hospital	8 min
N Bangkok Hospital	25 min
O Phuket International Airport	20 min



ABOUT DEVELOPER



Botanica Luxury Phuket Company Limited

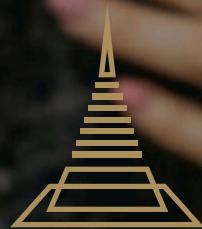
20 Years Experience

In Luxury Pool Villas In Phuket

Attasit Intarachooti

CEO & Founder


Botanica Luxury Phuket Company Limited



BOTANICA LUXURY

VILLAS



 199/9 Moo.4 Thepkasattri, Thalang, Phuket, Thailand 83110  +66 (0)9 8394 7097 (Sales Office)
 info@botanicaluxuryvilla.com  www.botanicaluxuryvilla.com