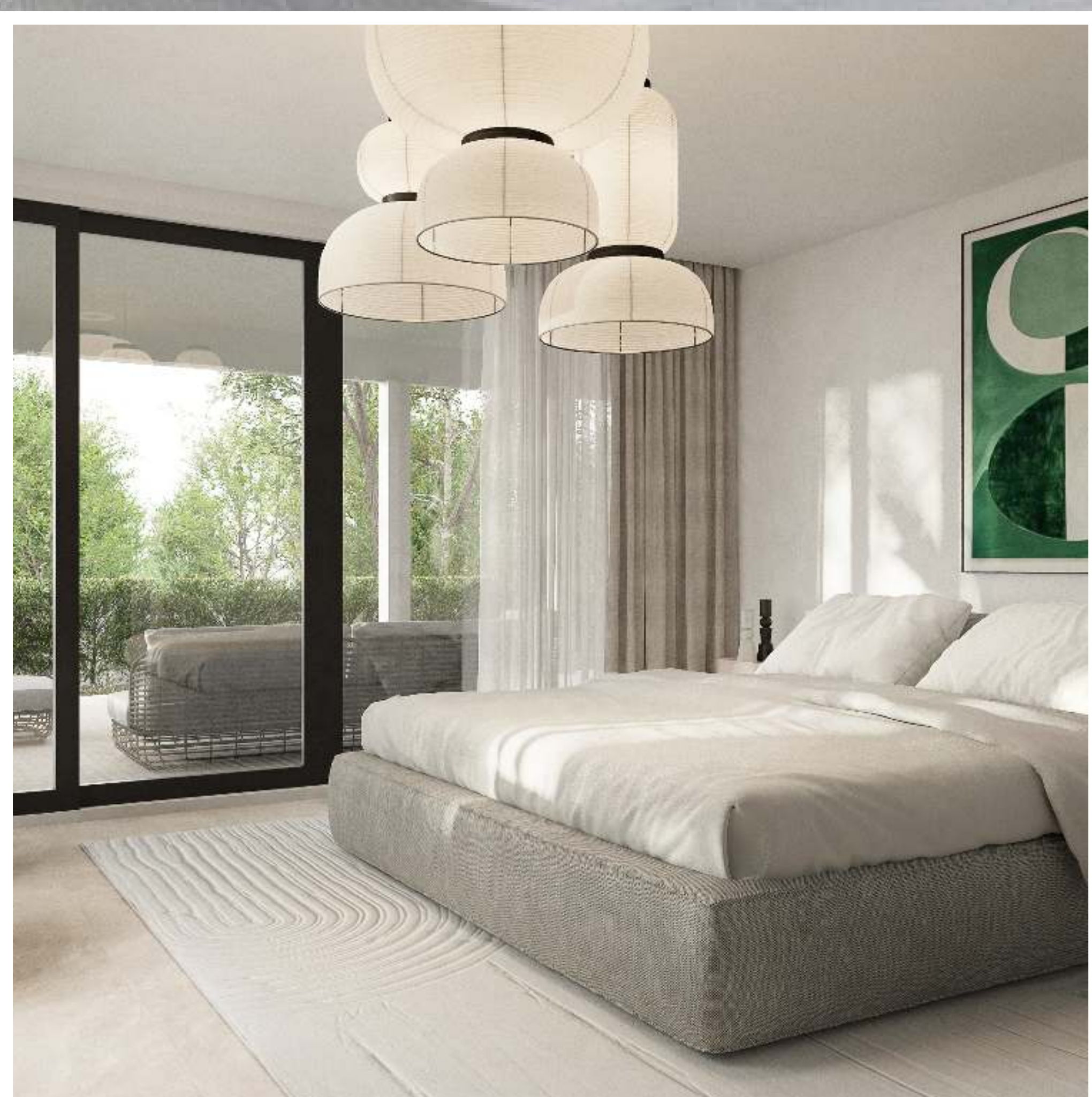




Manick Hillside
PHASE II
P H U K E T

- **3-4 BEDROOM**
- **MOUNTAIN VIEW**
- **550-650SQM**
- **GYM / CINEMA**
- **LAUNDRY/OFFICE**
- **STAFF ROOM**



FROM 45 MILLION

ABOUT VILLA'S IN PHASE II.

In light of the tremendous success of Manick Hillside Phase I and inspired by the satisfaction of our clients, agents, and investors, we are excited to introduce Phase II of Manick Hillside.

Staying true to our vision of "Building Villas for Real Living," Phase II beautifully integrates the stunning mountain views with spacious bedrooms and living areas, complemented by expansive undercover terrace spaces.

This new phase will feature seven exquisite Three-Bedroom Double-Story villas, each offering an impressive 550 sqm of built-up area, perfectly thought-out design, and breathtaking mountain vistas that promise a life filled with serene beauty and charming landscapes.

The standout features of these Villas include not only generous internal space but also a 14m rim flow pool with a 100 sqm undercover terrace, creating a harmonious blend of indoor and outdoor living that can be enjoyed throughout the year.

Additionally, each home is equipped with a dedicated office, laundry room, and staff room to meet all your domestic needs.

Conveniently located near schools and daily amenities, these residences are ideal for those seeking a combination of comfort and practicality in their everyday lives.

Clients can also choose to add an extra 65 sqm, which can be transformed into a Home Cinema, Gym, Spa, Games Room or library.













UPPER FLOOR



LOWER FLOOR
3BED DELUX

Lower Underroof Terrace - 40Sqm

Bedroom 2 Zone - 45Sqm

Opptional Extra 65 - Sqm

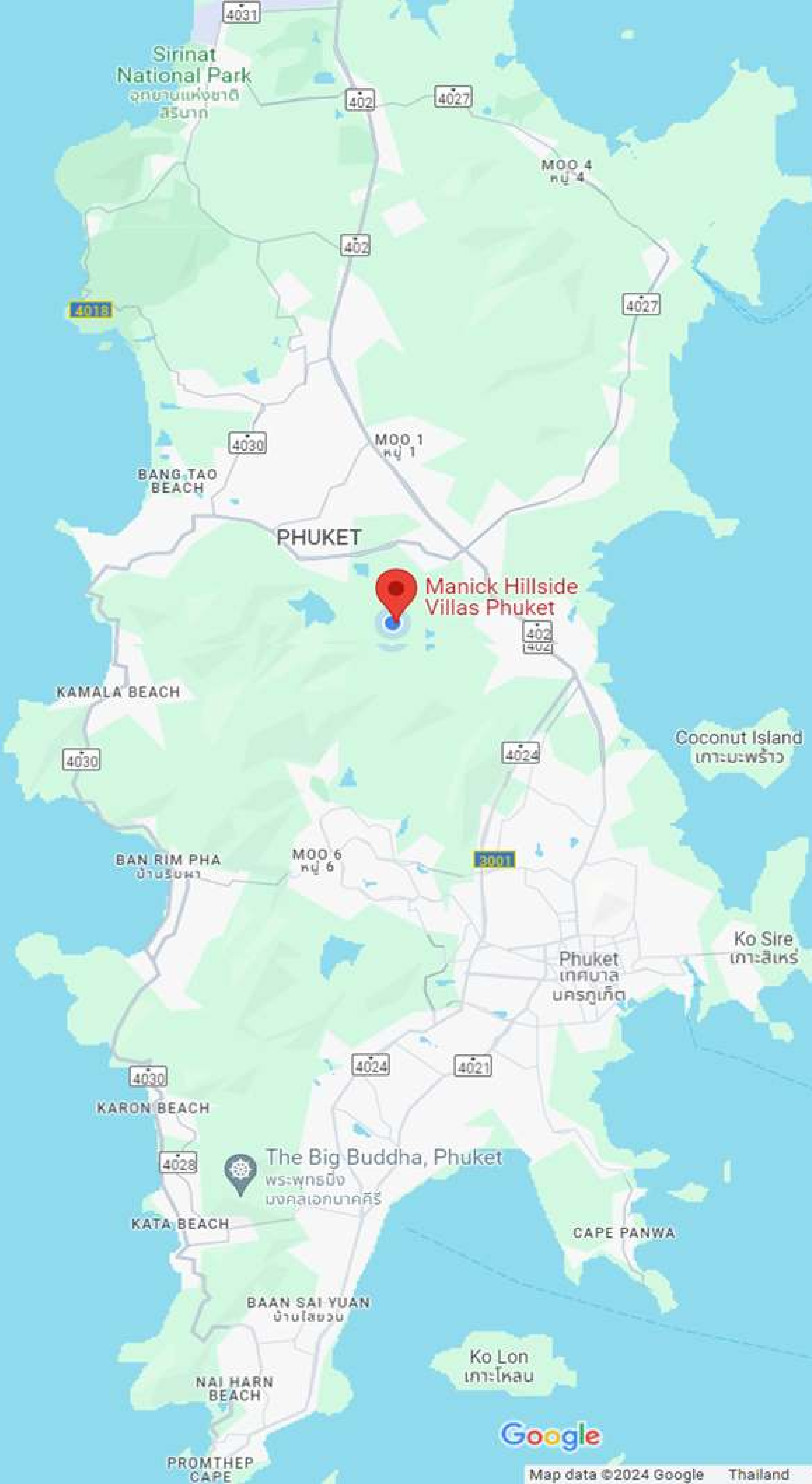
Bedroom 3 Zone - 45Sqm

Office - 15.5Sqm

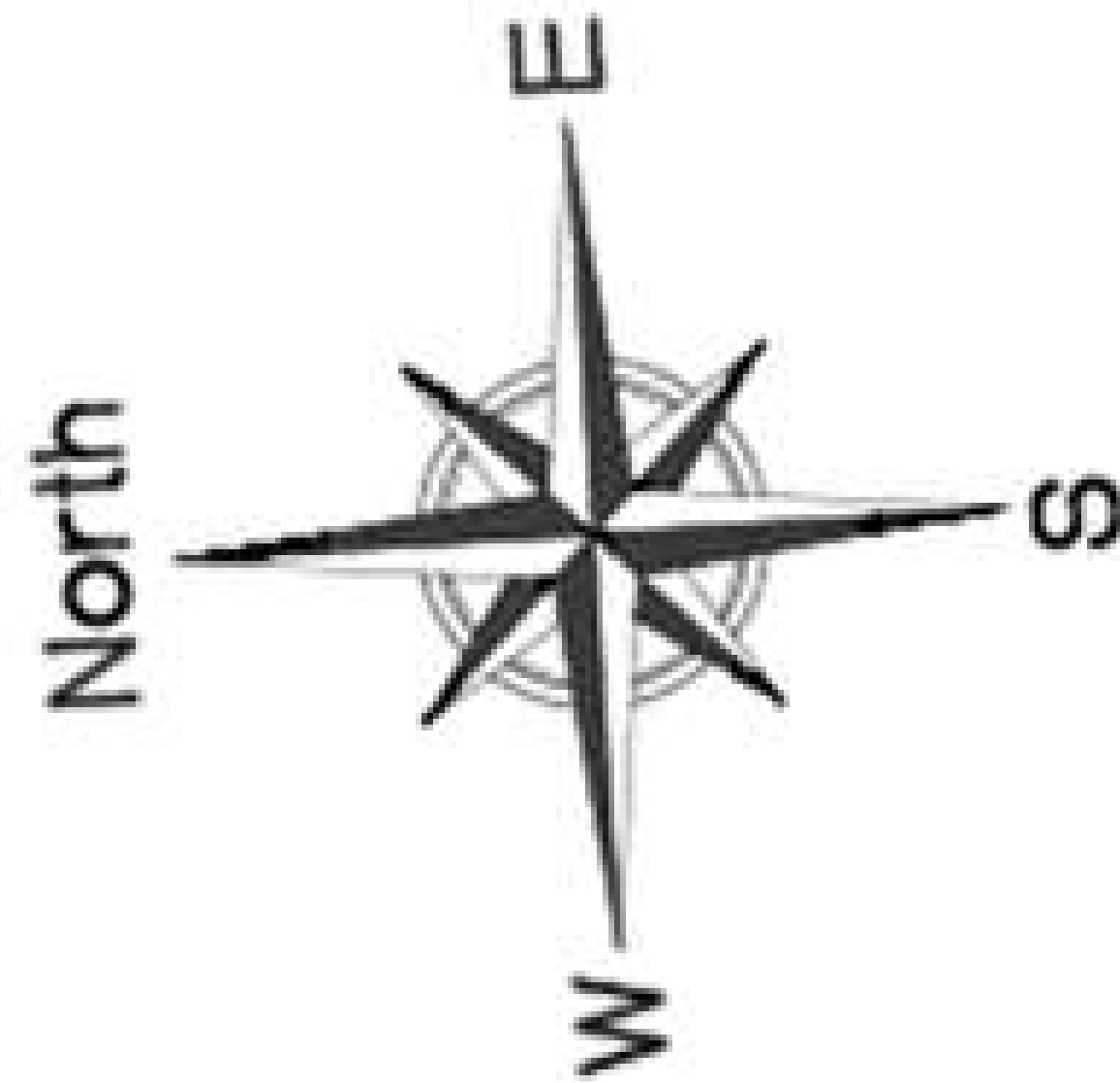




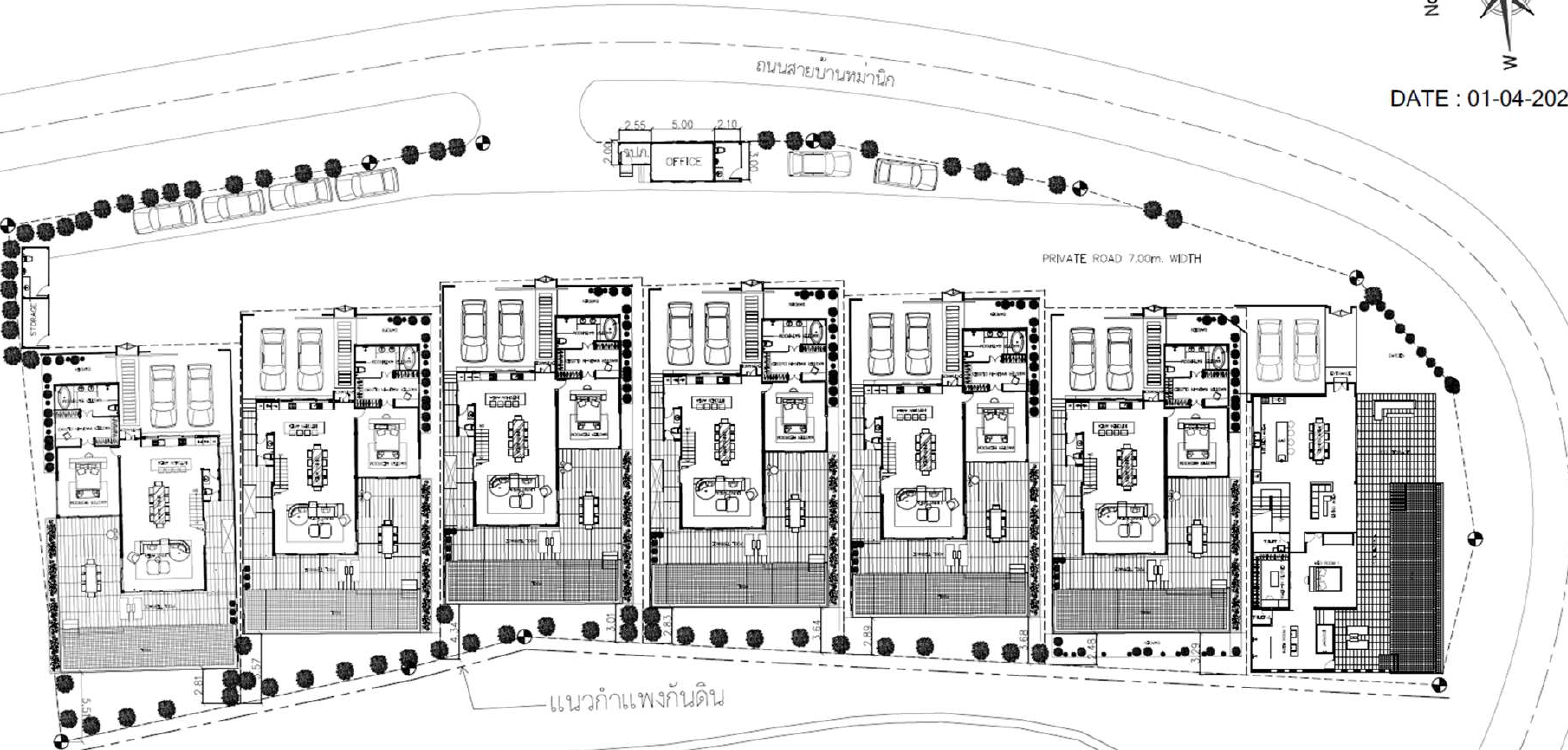
	Hei Schools Phuket	- 500m
	Niran Restaurant & Equestrian Center	- 1km
	Kajonkiet Thalangi School	- 2.4km
	Robinsons Lifestyle Thalang	- 2.5km
	Headstart International School	- 3.9km
	Blue Tree Phuket	- 4.2km
	Porto De Phuket & Boat Avenue Phuket	- 5.8km
	Bang Tao Beach	- 9km
	British International School Phuket	- 10km
	Laguna Golf Phuket	- 10km
	Surin Beach	- 11km
	Kamala Beach	- 13.5km
	Thanyapura Sports Facilities	- 15.5km
	Central Festival Department Store Phuket	- 16km
	Phuket International Airport	- 25km



MASTER PLAN



DATE : 01-04-2024



PAYMENT PLAN

Payment Terms For Off Plan Purchases.

1st Payment Reservation Deposit	2%
2nd Payment Sign Contract Within 30 Days	33%
3rd Payment Finished Foundation Posts	15%
4th Payment Finished Concrete Structure	15%
5th Payment Finished Walls And Door Frames	15%
6th Payment Finished Flooring, Painting, Windows & Doors	15%
7th Payment Transfer Land Registration	5%

CAM FEES - Common Area Management Fees

12,500 Baht per month payable 3 months in advance:

- 24 Security at Main Entrance
- Common Area Gardens
- Garbage Collection
- Road Maintenance
- Water & Electricity for Common Area

PRICE LIST

PLOT NO	DESCRIPTION	Land Area (Sq.M)	Built Up Area (Sq.M)	Indoor Space	Outdoor Covered	Pool	Regular Price Selling Price	Price Per Sqm
1	D/Story 4 Bed / 4.5 Bath	481	660	420	194	47.5	54,000,000	81,818.18
2	D/Story 4 Bed / 4.5 Bath	473	660	420	194	47.5	SOLD	
3	D/Story 3 Bed / 4.5 Bath	468	550	310	194	47.5	45,000,000	81,818.18
3	D/Story 4 Bed / 4.5 Bath	468	660	310	194	47.5	54,000,000	81,818.18
4	D/Story 3 Bed / 4.5 Bath	466	550	310	194	47.5	45,000,000	81,818.18
4	D/Story 4 Bed / 4.5 Bath	466	660	310	194	47.5	54,000,000	81,818.18
5	D/Story 3 Bed / 4.5 Bath	467	550	310	194	47.5	45,000,000	81,818.18
5	D/Story 4 Bed / 4.5 Bath	467	660	420	194	47.5	54,000,000	81,818.18
6	D/Story 3 Bed / 4.5 Bath	459	550	310	194	47.5	45,000,000	81,818.18
6	D/Story 4 Bed / 4.5 Bath	459	660	420	194	47.5	54,000,000	81,818.18
7	D/Story 3 Bed / 4.5 Bath	RESERVED						

* Price Valid till FEB 2026

* Leasehold and Freehold Options Available

* Transfer Costs based on Leasehold of Land share 50/50 - Please enquire about Freehold Land Option.

CONTACT DETAILS

FOR FURTHER FLOOR PLANS & INFORMATION
PLEASE DONT HESITATE TO CONTACT US.

EMAIL: KKVANV@ICLOUD.COM

CALL: +66 85 788 9700

SCAN WHATSAPP HERE

