

TWINPALMS RESIDENCES MONTAZURE

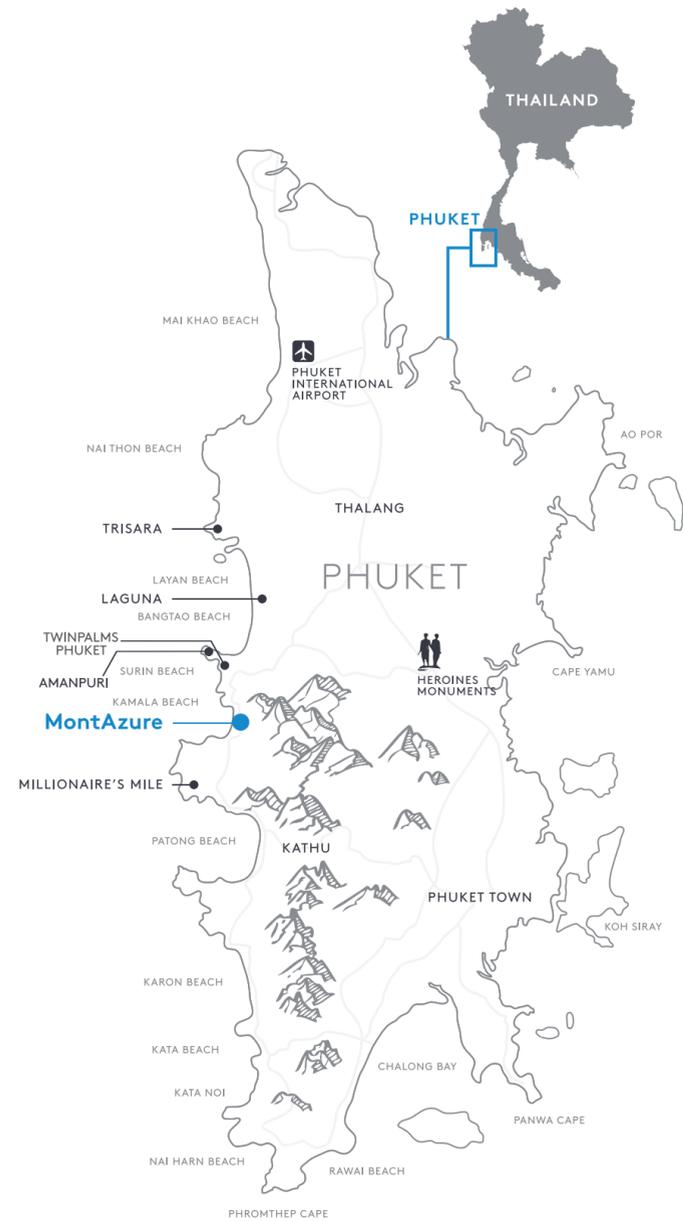


oceanside escape

“The sea, once it casts its spell,
holds one in its net of wonder forever”

Jacques Cousteau, explorer, conservationist and filmmaker





a sublime location

Situated in the heart of the island's sought-after sunset coast on Kamala beach, MontAzure is a perfect location for buyers looking to make the most of Phuket's sophisticated resort lifestyle.

PHUKET

Phuket is Thailand's largest island and a major Asian tourist destination with a well developed infrastructure catering to visitors from across the globe. Phuket is easily accessible by direct daily flights from most regional hubs with links to all major international markets. Phuket International Airport is a 35-minute drive from the development.

KAMALA BEACH

This well-enclosed bay and fishing village surrounded by forested hills is one of the most beautiful places in Phuket. With its quieter pace, over the last few years, Kamala has become a favoured spot for retirees and other long-term visitors.

- MontAzure occupies the Northern part of Kamala Bay and offers the last large-scale beachfront opportunity in the heart of Phuket's exclusive west coast
- On the headland to the south – known as "Millionaire's Mile" – there are a number of a villa and resort developments
- Easy access to a multitude of nearby attractions and activities, including sport and marine facilities, the historic Phuket Town, retail malls, and vibrant nightlife options
- World-class education and medical operators have established themselves within a short drive from Kamala

NORTH OF KAMALA

- Surin (5 minutes) – beach clubs, Thai and Seafood beachside restaurants
- Bang Tao (10 minutes) – international standard golf course, numerous casual bars and seaview restaurants

SOUTH OF KAMALA

- Kalim (10 minutes) – stylish cluster of beachfront and cliff-top restaurants and bars
- Patong (15 minutes) – retail malls, streets markets, restaurants, bars and nightlife



Twinpalms Residences MontAzure

Twinpalms Residences MontAzure offers buyers a unique, integrated beachfront resort and residential community in Phuket's last remaining prime west coast location, just steps from the pristine sands at Kamala beach.

Conceived by Martin Palleros/Tierra Design, the team behind the island's most successful contemporary resort – Twinpalms Phuket – the development displays all the symmetry of a Mondrian painting with a harmonious blend of contemporary tropical architecture and site-sensitive landscaping.



exterior & interior

Twinpalms Residences MontAzure are grouped as a series of eleven low-rise clusters with private elevators to reach each floor.

The buildings have been orchestrated around one of two generous communal swimming pools and offer intimate views of the beautifully landscaped gardens and inspiring tropical surroundings.



- A varied selection of one- and two-bedroom unit types all feature tall windows and wide balconies that maximize the views
- Generous rooftop terraces and ground floor gardens allow residents and guests to make the most of the year-round Phuket climate
- Interior spaces have been meticulously planned and oriented to provide a rare combination of openness and privacy
- Options are available to combine units in order to create a three- and four-bedroom residences



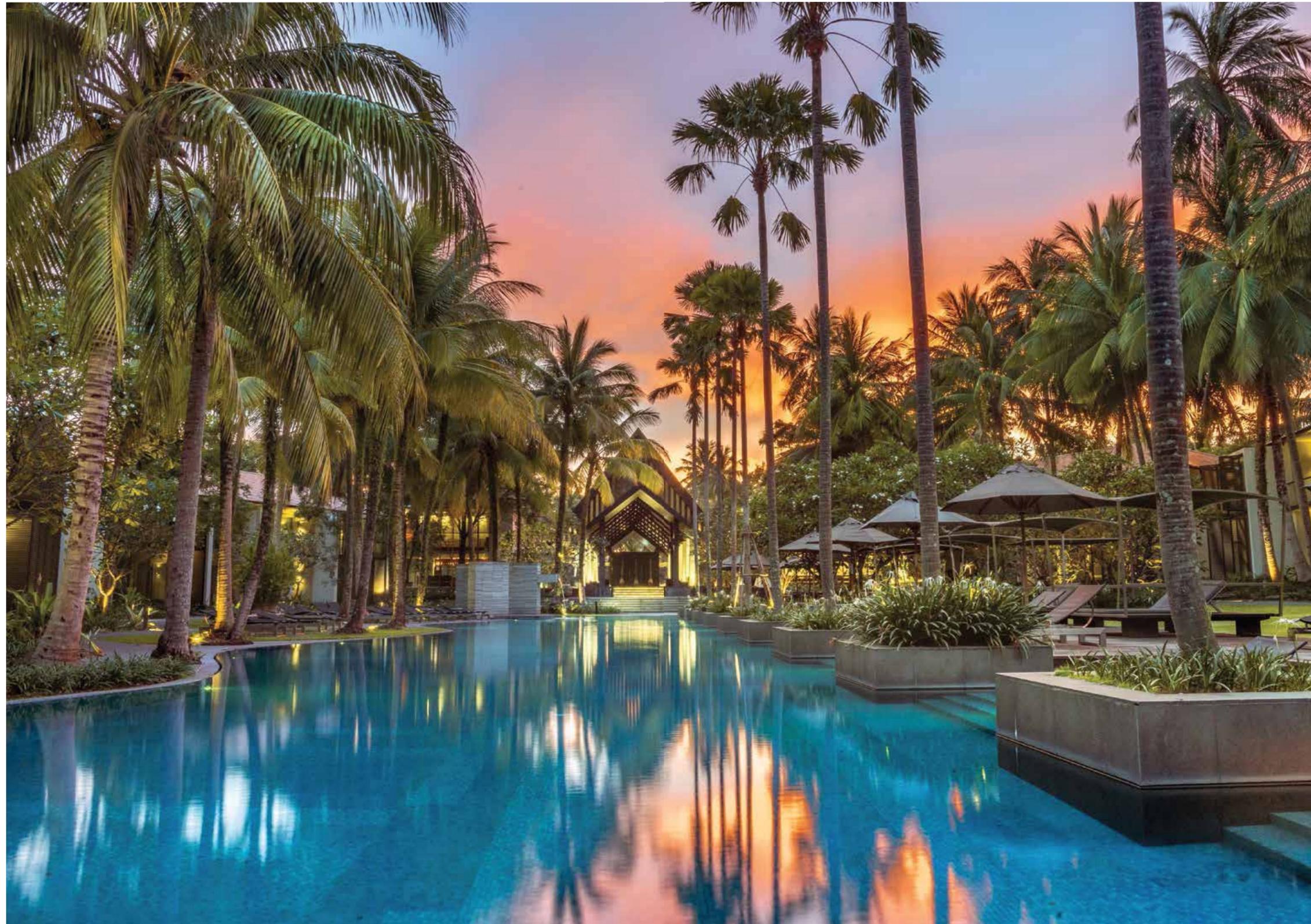
“In every headland, in every curving beach,
in every grain of sand there is the story of the earth”

Rachel Carson, marine biologist and conservationist



a natural partnership ...our success speaks for itself

Part of MontAzure, Phuket's latest mixed-use mountain to oceanside development, Twinpalms Residences MontAzure will be professionally operated by Twinpalms Management, as a resort residence, allowing investors to combine a healthy island lifestyle with healthy returns on their investment. The advantages of working with an experienced island operator are straight forward.



- The Twinpalms brand has strong recognition with international tourists, who are largely familiar with Phuket from previous visits
- The strong performance of their existing operation in terms of occupancy and room rate will translate into better returns/yields for buyers who enter the rental program
- The proximity of Twinpalms Residences MontAzure to the existing Twinpalms' outlets in nearby Surin and Bang Tao provide several operational synergies and efficiencies



thoughtfully
conceived, MontAzure
lives and breathes the
luxury of nature

“For the
landscapes at
MontAzure we
crafted unique
spaces to truly
live and breath
the luxury of
nature”

martin palleros

LEGEND ON THE LANDSCAPE

Tierra Design was founded by Martin Palleros in Singapore in 1992. It is a highly motivated, multi-disciplinary and multi-cultural design practice with a focus on the quality – not quantity – of projects undertaken.

Palleros is renowned for his design vocabulary, which extends across architecture, landscape design, master planning and interiors, with the highest respect for ecological sensitivity, a finely honed sense of aesthetics and an unerring instinct for realising the potential of a spectacular natural setting.

Past projects include Phuket’s Baan Yamu and Twinpalms Phuket, Villa Mayavee on Millionaire’s Mile, The Chedi Hotel in Chiang Mai, plus Metropolitan Hotel and Sukhothai Residence in Bangkok.



the developer



One Oasis, Macau

The Parkland Srinakarin, Bangkok

Capitol Building, Singapore



Subsidiaries of three of the most prestigious property and hotel investment groups in Asia – Narai Group (Thailand) part of Hua Kee group, Arch Capital (Hong Kong) and Philean Capital (Singapore), part of Pontiac Land Group – have teamed up to launch what will be Asia’s most exceptional residential resort development.

From an investor’s perspective, the security offered when purchasing resort residences backed by proven developers is becoming a major differentiator, along with factors such as well-known architects and designers, as well as location.

master planned community



MontAzure is envisaged to be an exclusive community over an area of 454 rai (180 acres) that will consist of the following elements:

- Intercontinental Hotel and Resort, Phuket
- Exclusive private hillside estate villas
- Twinpalms Residences MontAzure – 75 beachfront condominium units
- Internationally recognized beach clubs
- A lifestyle retail neighborhood mall

The master plan has also been designed to include eco-sustainable hillside developments, a medical wellness spa and retirement village, some of which are in the planning stages.

The low-density approach to the site allows for organic community gardens, rainwater harvesting from the natural catchment, and adventure and hiking trails throughout a 200 rai protected rain forest nature reserve.

the advantages are clear

PROJECT INFORMATION:

No. of units:	75
Unit Types:	56 one-bedroom units, 19 two-bedroom units, with options for a buyer to request three-bedroom units.
Unit Sizes:	One-bedroom: 70 to 250 sq.m (753 to 2690 sq.ft) Two-bedroom: 154 to 400 sq.m (1658 to 4305 sq.ft)
Ownership:	Foreign freehold available based on The Thai Condominium Act.
Site Area:	9.39 rai (15,000 sq.m) (3.7 acre)
Architect:	Tierra Design – the team behind Twinpalms Phuket.
Facilities:	Residents Lobby, Beach Café and Bar, Gym/Yoga Studio, Spa Pavilions, Library and Lounge, Outdoor event space, Onsite Management Office.
Management:	To be operated as a resort residence by Twinpalms Management.

DESIGN PHILOSOPHY:

Twinpalms Residences MontAzure are designed and layered using two principal materials – exposed concrete and timber. These natural textures reflect ease and informality, providing a relaxed resort feel for the entire development.

Timber which is used in the vertical cladding echoes the traditional fisherman’s houses on Phuket with intricate detailing combined with cascading plants on the balconies to offer a sense of contemporary refinement.

The landscape palette combines dense coastal trees and plantings, interwoven with more intimate tropical gardens.

The flora used throughout the development specifically relates to the nearby forest, with mature palms added to the beachside pool area.

Aromatic trees surround flowing water features to create a unique, liberating living environment right by the soft sands of Kamala beach.

Disclaimer: The information above is subject to changes at the discretion of the developer without prior notice.



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CONSTRUCTION PERMIT NO. 011/2559. CONSTRUCTION START: MAY, 2016, EXPECTED COMPLETION: 4TH QUARTER 2018. THE PROJECT WILL BE REGISTERED UNDER THE CONDOMINIUM LAW AFTER CONSTRUCTION COMPLETION. SITE LOCATION: MOO3, KAMALA, KATHU, PHUKET. LAND TITLE DEED NO. 17747. PROJECT AREA: 9 RAI 1 NGAN 56 SQ. WAH. LAND AND BUILDING ARE MORTGAGED WITH BANGKOK BANK. THE PROJECT IS A 1-3 STOREY BUILDING [75 RESIDENTIAL UNITS + 12 COMMERCIAL UNITS] THE CONDO UNITS WILL BE USED FOR BOTH RESIDENCE AND RESORT OPERATIONS OFFICE.. EXPENSES AND TAXES WILL BE PAID BY UNIT OWNERS UNDER CONDOMINIUM LAW. PROJECT OWNER: KAMALA BEACH RESORT AND HOTEL MANAGEMENT CO.,LTD. THE ADVERTIZED PHOTOS ARE SIMULATED.

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