

PHUKET

AND INVESTMENT

Thailand's Stable Economy

Stable currency

Growth of 20% over 20 years against the dollar.

Low inflation

of 12% over 20 years (UAE 15%, USA 25%, Indonesia 40%, Russia 75%, Turkey 179%).

Favorable investment climate

- · Affordable prices,
- · Interest-free installments,
- · Rental income up to 15%,
- · Capitalization from 4.9%,
- · Comfortable regulation,
- · Low transaction costs

A thriving tourism industry

Phuket received 14 million tourists in 2023.

The leaders are China, Russia, India, Australia, Singapore, Kazakhstan

Limited land resources and altitude

70% of the land is parks and reserves.

Construction of buildings higher than 23 meters is prohibited.

Developing infrastructure

- · Second airport,
- · Medicine and education,
- · New roads,
- · Restaurants and services,
- · Shopping centers,
- · Ground metro (project),
- · Amusement parks

All year round season

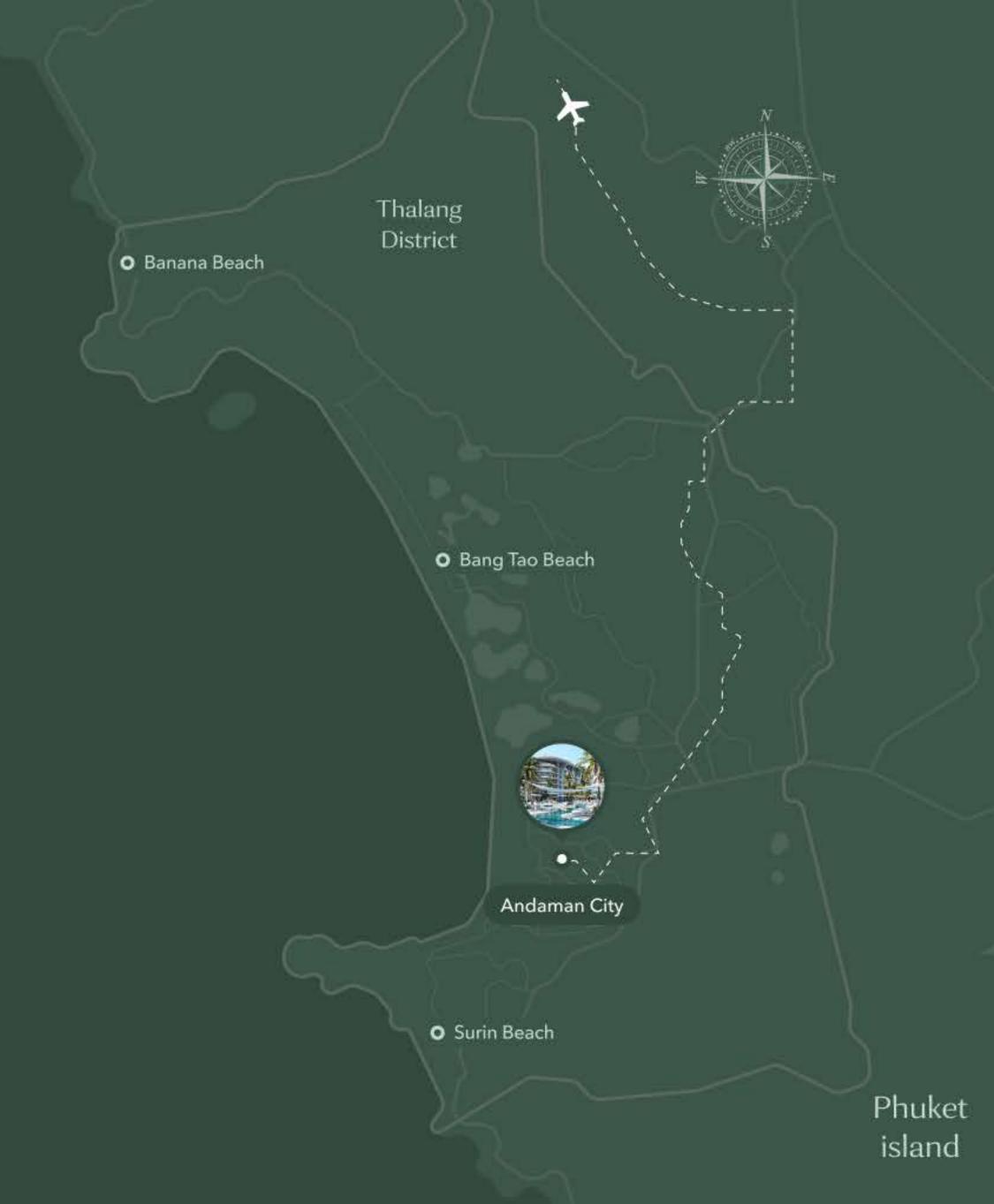
Comfortable water and air temperature all year round.

PRESTIGIOUS LOCATION

Bang Tao:

- · 4-5* hotels,
- · golf courses,
- · tennis courts,
- · horse riding clubs,
- · spas,
- · beach clubs,
- · high-class restaurants,
- · 7-kilometer beach with fine sand,
- · 30 minutes to the airport,
- the most respectable area of Phuket.

- · High cost of renting apartments (30% higher than neighboring beaches),
- · Intensive growth in the cost of properties.



INFRASTRUCTURE

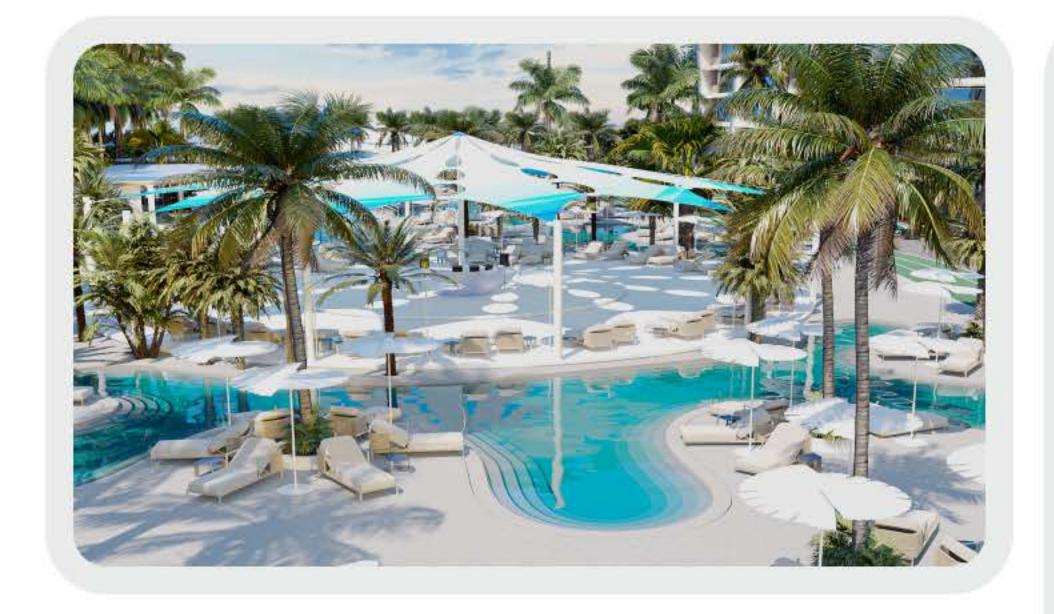






NDAMAN boutique residences

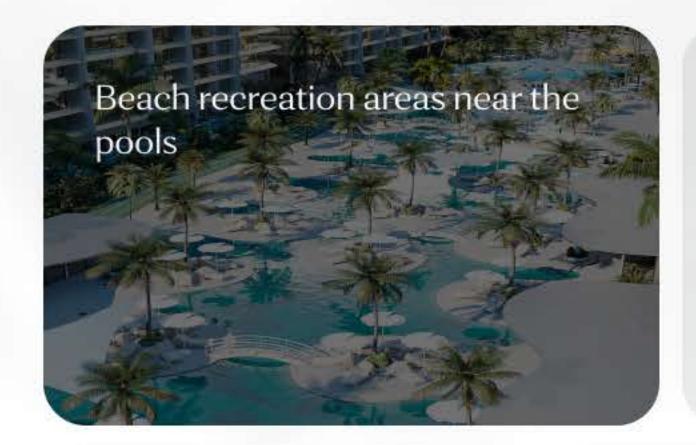






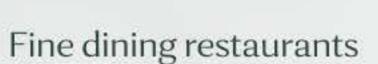


Infrastructure Andaman City













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Fitness center



Stages for events







Snack bars

Bakeries

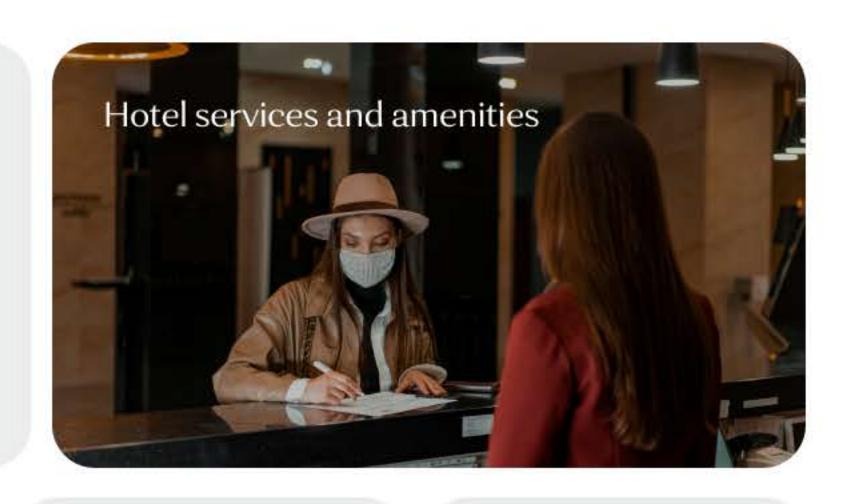
Infrastructure Andaman City















Gaming





Coworking spaces



Children's club and playground

Durable materials and advanced construction technologies







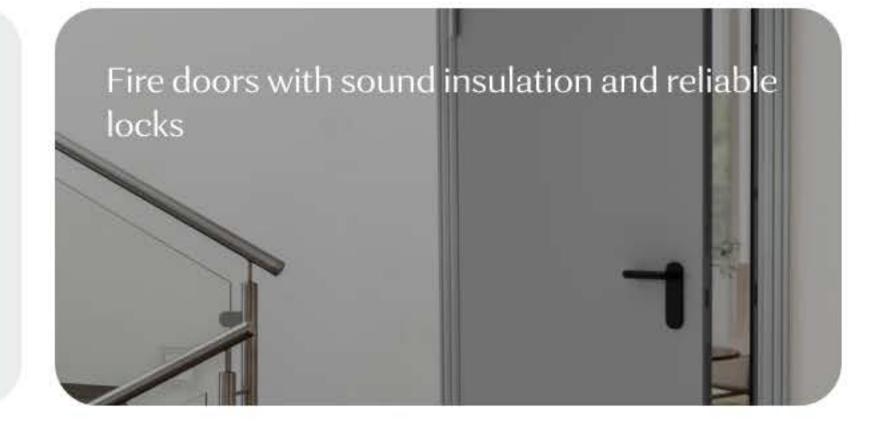
Natural large format marble and granite



Interior partitions with a high degree of sound insulation



Fire extinguishing system Sprinkler system



Durable materials and advanced construction technologies

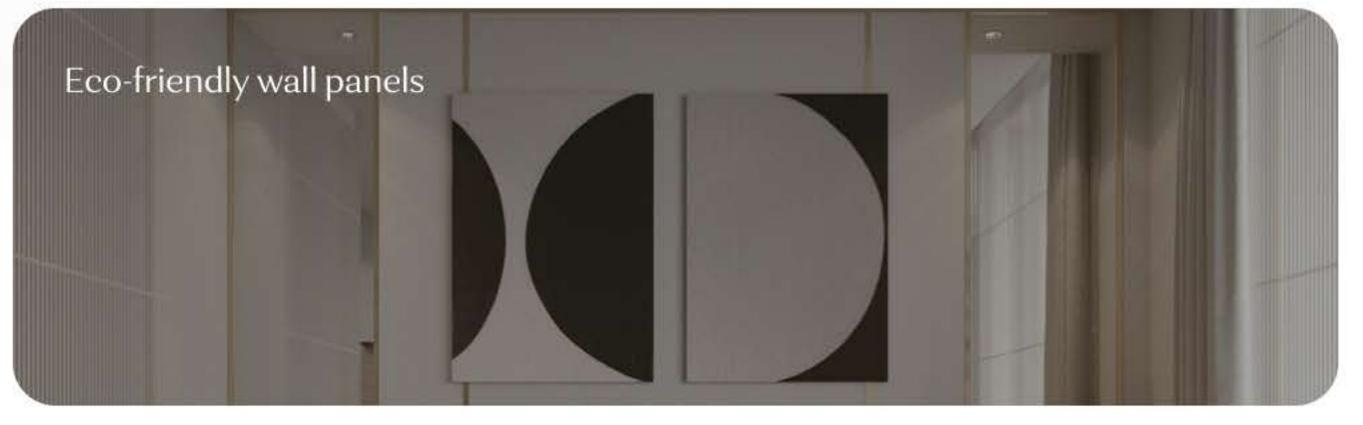




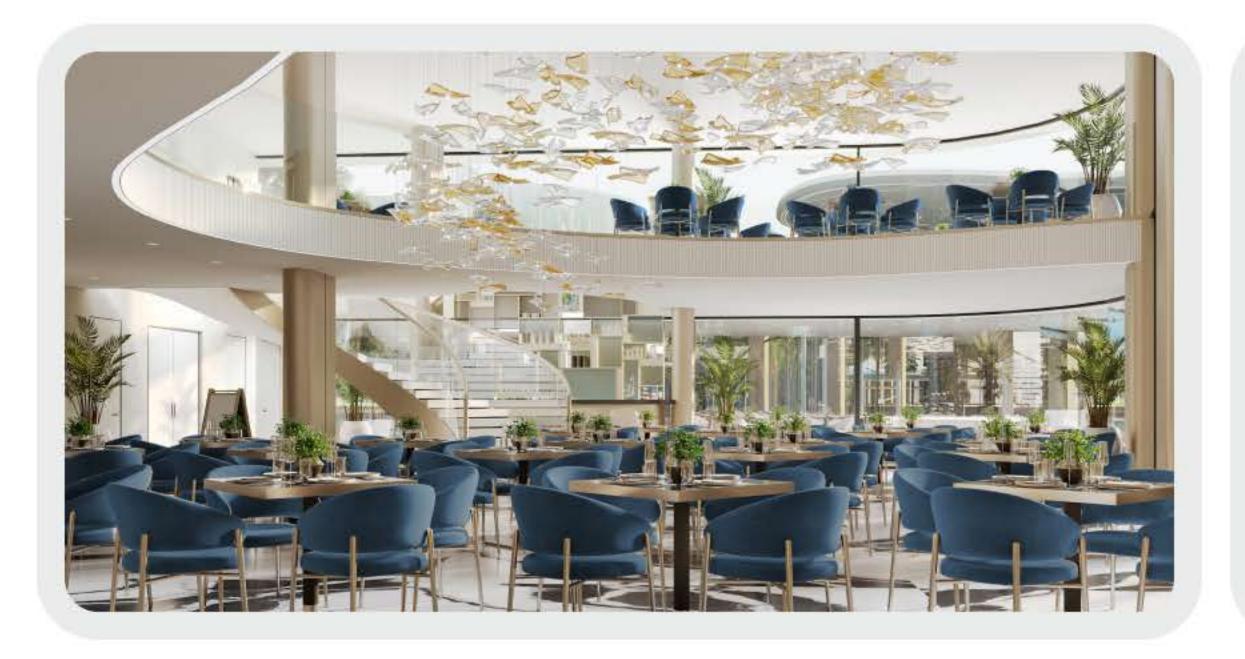


Cabinet furniture made of moisture-resistant materials with the latest generation polymer coating



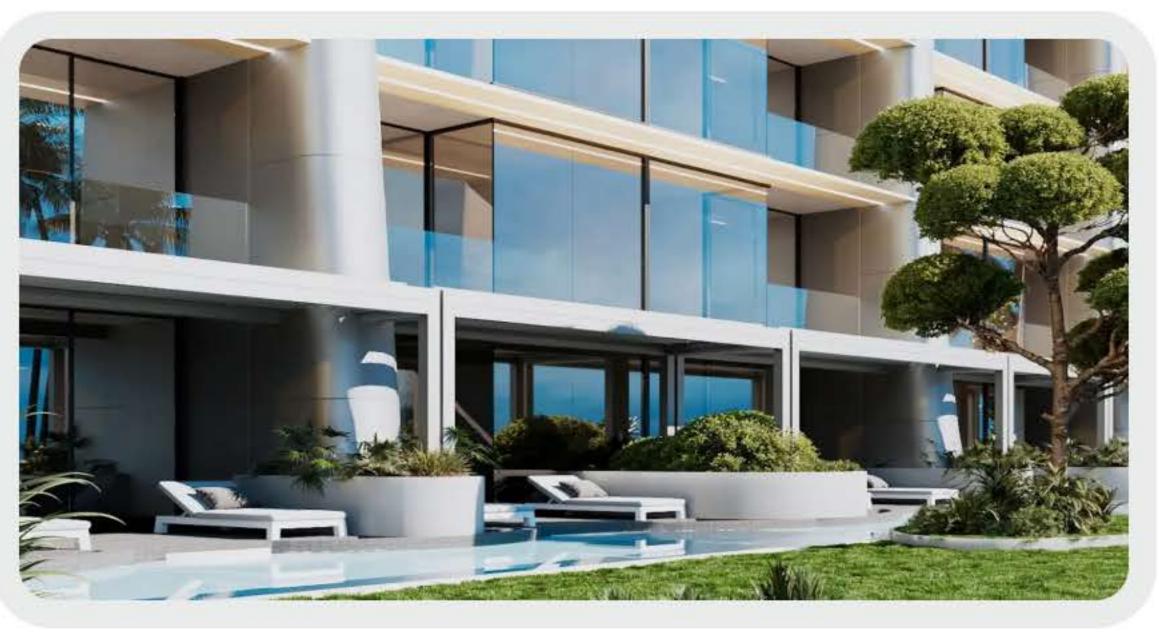












Andaman Atrium

Type Condominium

Number of floors 7

BLD 4, 164 apartments BLD 5, 147 apartments

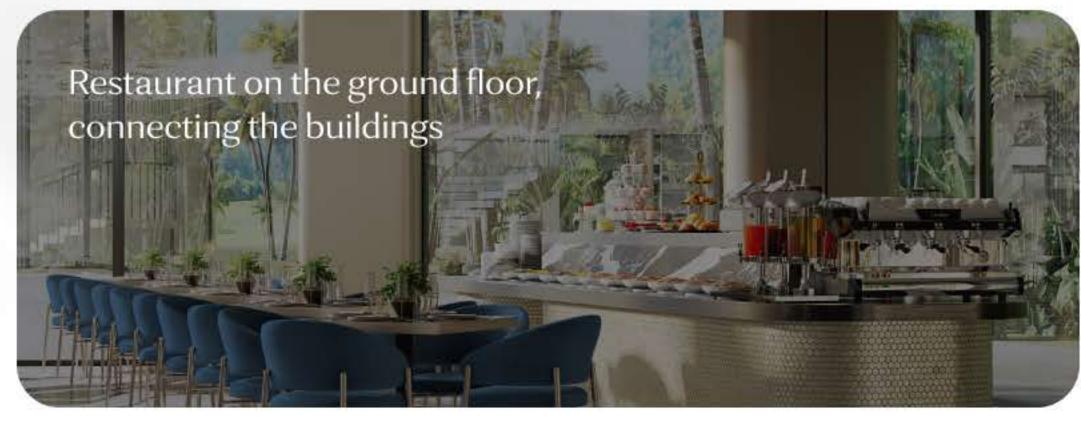
Туре	No	sq.m.	BLD	pcs.
Studio	Α	35.74	4,5	69/69
Studio	A-1	41.8	4	, 6
Studio	A-2	39.7	4	6
Studio	A-3	40.9	4	5
1BD	В	53.59	4,5	42/42
1BD	B-1	53	4,5	5/5
1BD	B-2	49	4,5	5/5
1BD	B-3	54.12	4	6
1BD	B-4	51	4	6
1BD	B-5	47.2	4	6
1BD	B-6	55	4	5
2BD	C-1	79.43	4,5	1/7
2BD	C-2	98.06	4,5	1/7
3BD	D	95.95	4,5	1/12



Infrastructure Andaman Atrium

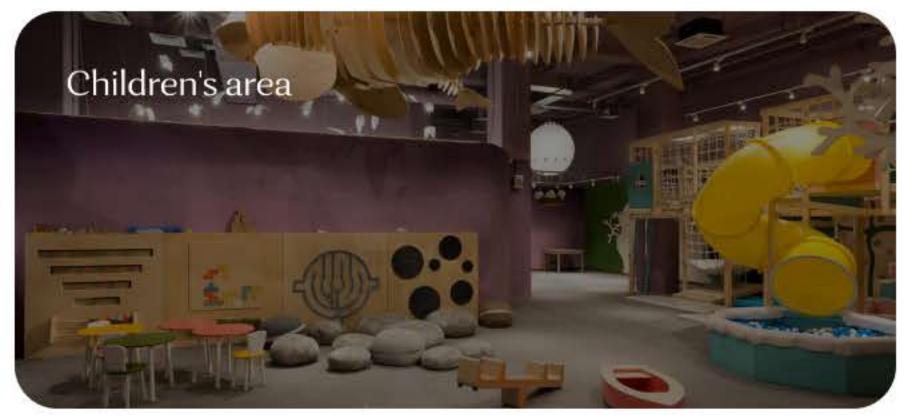


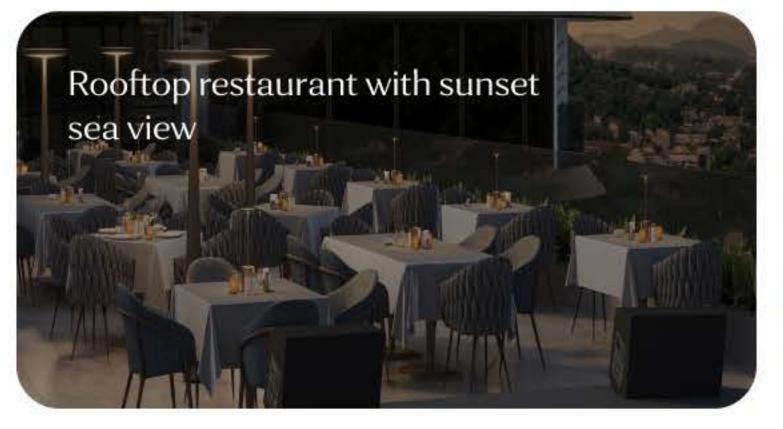
Lobby



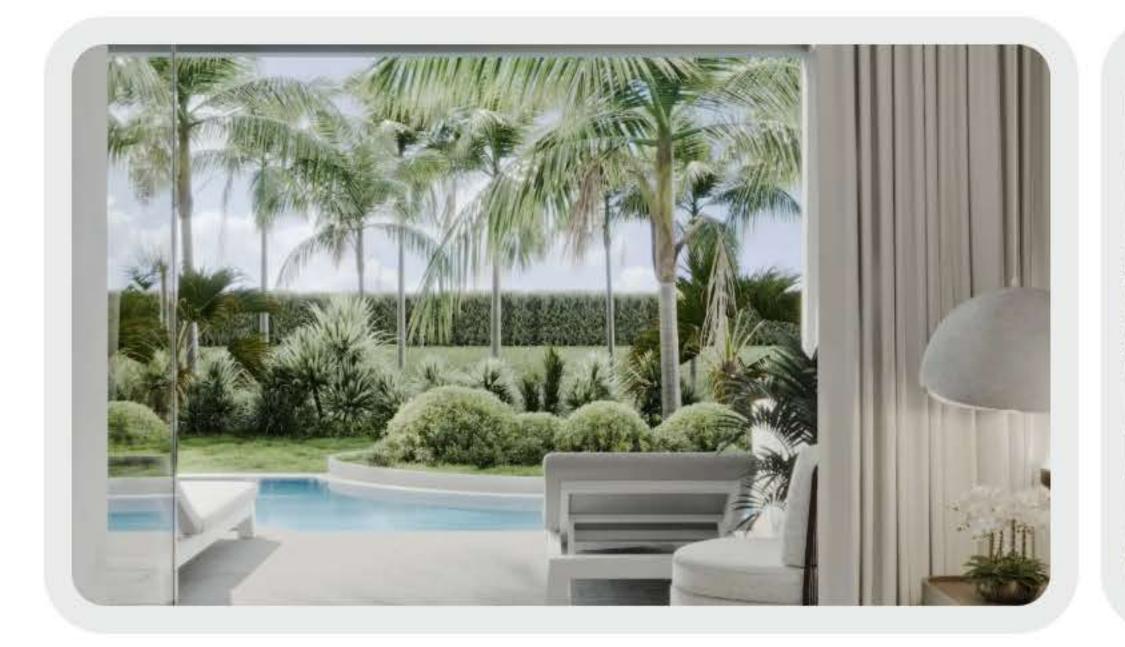


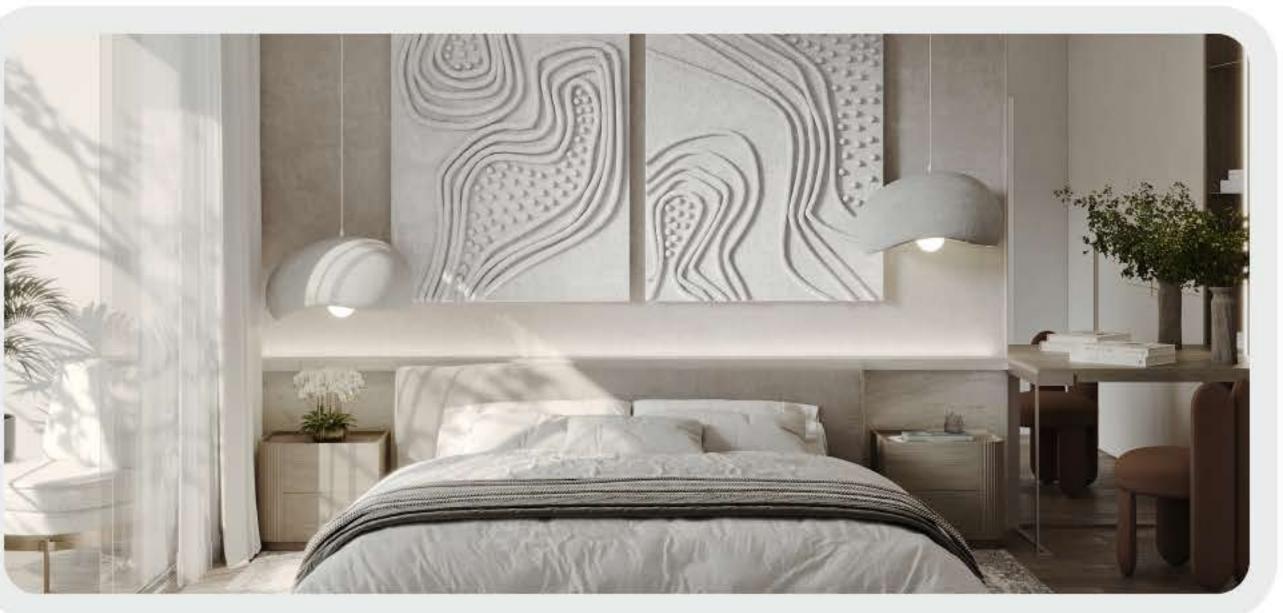
Bar on the ground floor

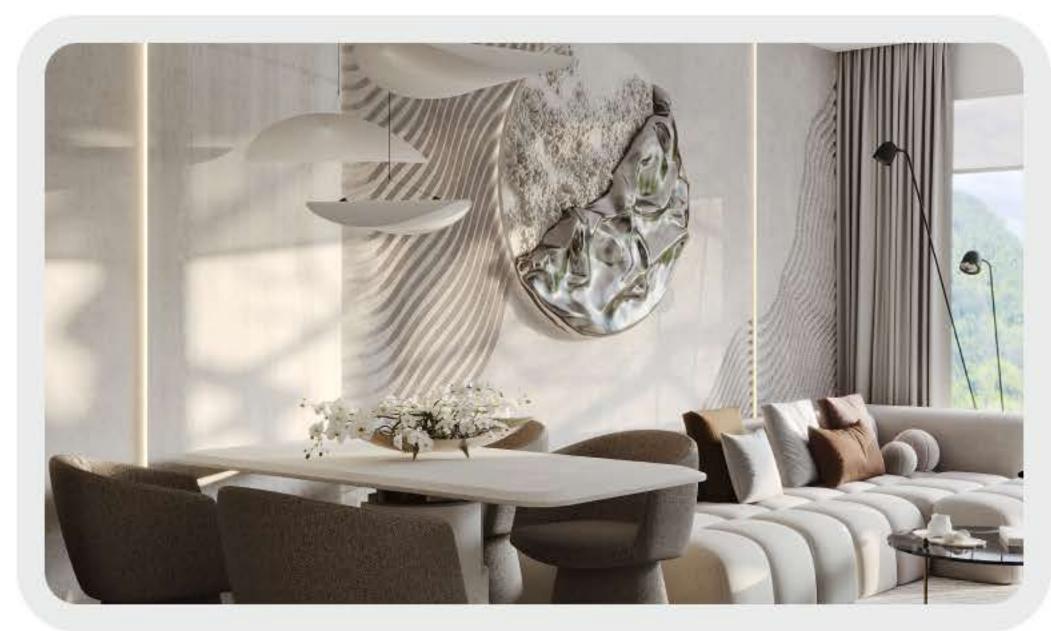
















Layouts 2-7 floors







35.74 sq.m. Studio

49/53.59 кв.м. 1BD

53 кв.м. 1BD

Layouts 2-7 floors





79.43 sq.m. 2BD C1

98.06 sq.m. 2BD C2

Layouts 2-7 floors

Layouts 1st floor





95.95 sq.m. 3BD

168 sq.m. 3BD

Layouts 1st floor



55.14 sq.m. Studio



63.79 sq.m. Studio



87 sq.m. 1BD

Andaman Boutique Residences Construction Documents

Independent legal verification of land Due Diligence Check Report



Andaman Boutique Residences company established

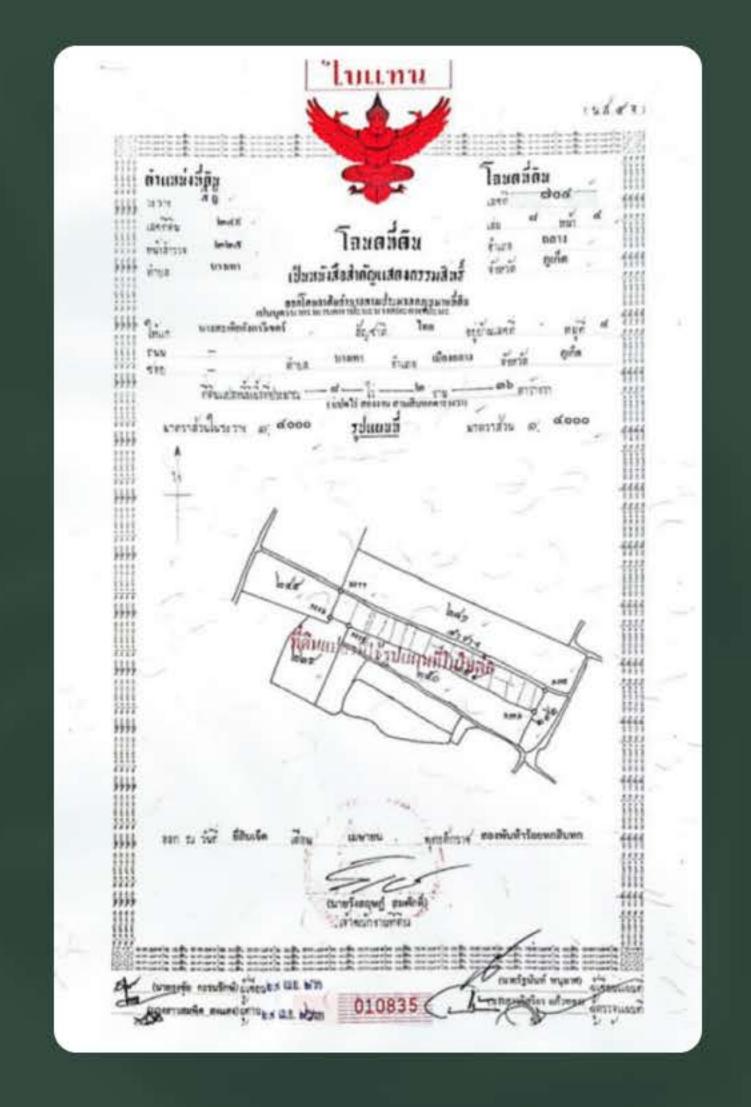


Land Title Deed - 100% owned by the company



COMING SOON:

- EIA, documents submitted, foundation under construction
- Construction permit



ATRIUM ANDAMAN CITY

- 8-14% annual rental income with Rental pool 70/30
- 5-6 years return on investment
- Modern architecture and spacious layouts, private and shared pools, Smart Home technologies
- Professional management company in partnership with Radisson

- High technologies of construction and materials, premium architecture
- Infrastructure Andaman City
- Location in the best area of the island 500 meters from the beach

Developer

Architecture and design

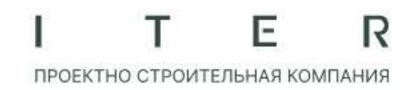
A developer with its own construction company that does not simply create and sell real estate, but creates an idea, a lifestyle and comfortable conditions for different categories of buyers.

Experience in Phuket and Australia helps us follow the trends in the construction of resort real estate. We build in accordance with the strict standards of an international hotel group and ensure the safety and reliability of every detail.

Contributing to the transformation of the real estate landscape in Phuket, we offer unique and modern housing concepts focused on comfort, quality and long-term intensive use.

ITER Design





NEO Estate



HISTORY OF DEVELOPMENT OF THE COMPANY ANDMAN CITY

