



ALISA

pool villa

*Simplicity is the Ultimate Sophistication*



## DEVELOPER PROFILE

Meet the dynamic duo of real estate innovation and excellence: Mr. Jiraphan Thongsakliang and Mr. Krit Phetwarun. With a collective wealth of experience, these seasoned developers have made indelible marks in the realms of property development, renovation, and villa rental management.

**Mr. Jiraphan Thongsakliang:** Bringing visionary leadership to the forefront, Mr. Jiraphan Thongsakliang has been a driving force in the property development sector. With a keen eye for identifying strategic investment opportunities, he has successfully spearheaded numerous projects, transforming concepts into thriving real estate ventures. His commitment to quality and innovation has positioned him as a respected figure in the industry.

**Mr. Krit Phetwarun:** A maestro in the art of renovation and rejuvenation, Mr. Krit Phetwarun stands as a testament to excellence in property transformation. His expertise lies not only in revitalizing existing structures but also in redefining spaces to meet contemporary lifestyle demands. Through meticulous attention to detail and a passion for creating unique living experiences, Mr. Krit has earned accolades for his contribution to the field of renovation.

Together, Mr. Jiraphan Thongsakliang and Mr. Krit Phetwarun have extended their prowess into villa rental management, ensuring that each property under their care becomes a hallmark of luxury, comfort, and impeccable service. Their collaborative approach, grounded in industry insights and a commitment to client satisfaction, has established them as trusted figures in the real estate landscape.

With an unwavering dedication to excellence, Mr. Jiraphan Thongsakliang and Mr. Krit Phetwarun continue to shape the future of real estate development, leaving a lasting legacy built on innovation, quality, and a deep understanding of market dynamics.







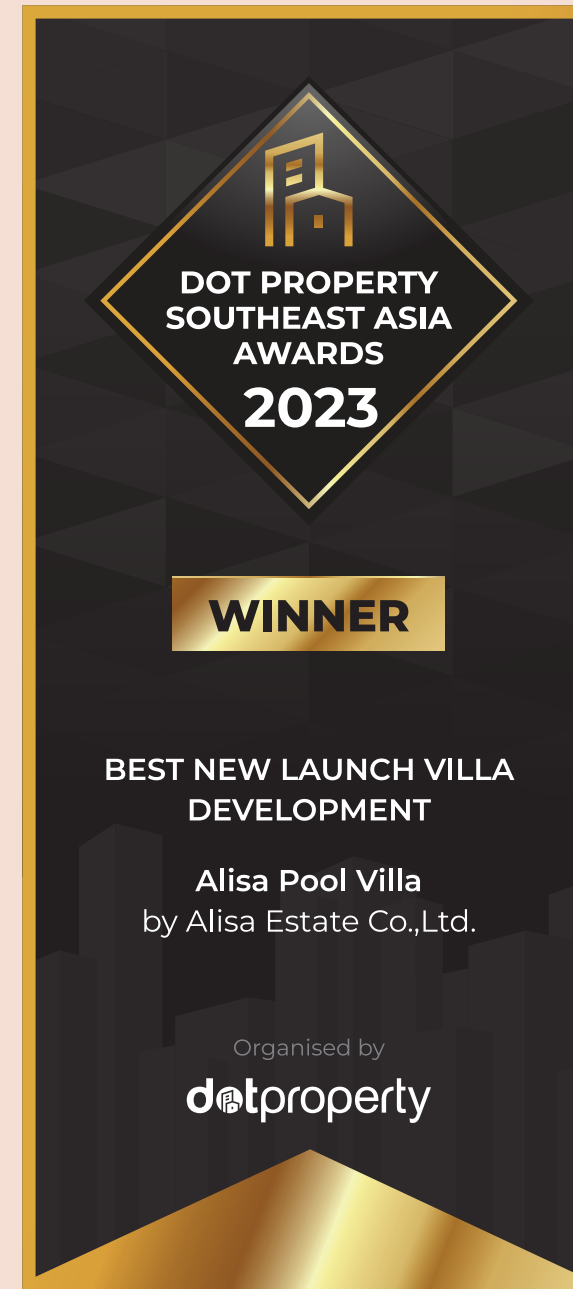
## PROJECT INFORMATION

Project Name:	Alisa Pool Villa	Villa Size:	Starting from 254.98 Sq. m.
Developer:	Alisa Real Estate	Ownership:	Freehold/Leasehold
Construction:	Whiteplus Construction and Engineering	Bedroom:	3 Bedrooms
Brand:	Alisa Pool Villa	Starting Price:	14.9 Million Baht
Location:	Cherngtalay, Phuket - Thailand	Furniture:	Option
Property Type:	Thai Traditional Modern Private Pool Villas	Common Area Fee:	5,000 THB per a month
Number of Villa:	8 Villas	Sinking Fund:	60,000 THB
Project Size:	1-2-0 Rai	Project Launched:	Quarter1/2020
Land Size:	Starting from 192.80 Sq. m.	Construction Complete:	December 2024









ALISA VILLAS, a private pool villa that combines with Thai traditional and modern style. It's made for someone who is looking for a simplified residence but exquisite details, and wondering by Thai handicrafts harmoniously decorated in this modern house. Lovely tanned woman represented Alisa's style. Her Natural gorgeous face explains about Alisa's charm of design.

Introducing handicrafts into villas is offering natural beauty to Alisa. Bringing together the high-quality wood to make a traditional Thai table and modern chairs with handicrafts on the backrest, as well as installing clay tiles that reflect the old fashion of Thai people are the perfect decoration.

Sensibly, if you are the one with the passion for Thai simplicity and modern style, Alisa is the best choice for you. Awareness of Thai primitive crafts and modernized fashion is Alisa's way.

# KEY FEATURES



## PRIME LOCATION

Urban area

Commercial area

Connection center



## QUALITY MODERN LIVING

One-stop service developing managing and reselling properties

Rental program

Outstanding after-sales service



## TRUE VALUE INVESTMENT

Thai handicrafts decoration

Fully furnished

Specialized architectural design team

# FACILITIES



Private swimming pool



Full equipped kitchen



Built-in closet



Jacuzzi



Management office



Secured estate



CCTV



Access control



Underground electricity supply



Pets allowed



Rental program



Mosquito net (option)



Maintenance services (option)



# LOCATION



**Boat Avenue**  
8 Minutes



**Porto de Phuket**  
8 Minutes



**HeadStart International School**  
13 Minutes



**Bangtao Beach**  
13 Minutes



**Laguna Golf Club**  
14 Minutes



**Layan Beach**  
16 Minutes



**Surin Beach**  
19 Minutes



**Thalang Hospital**  
21 Minutes



**Phuket International Airport**  
31 Minutes





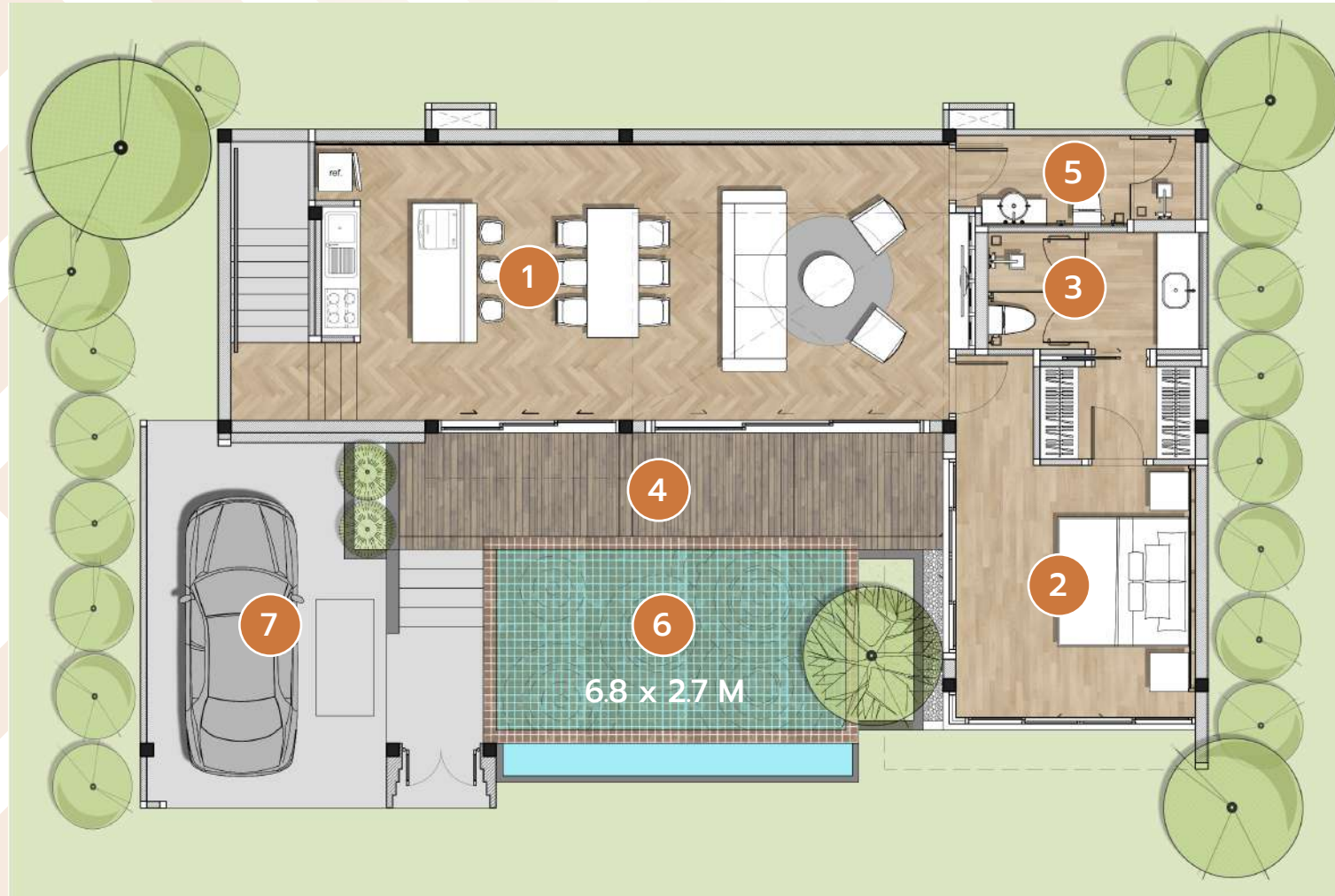
# MASTER PLAN





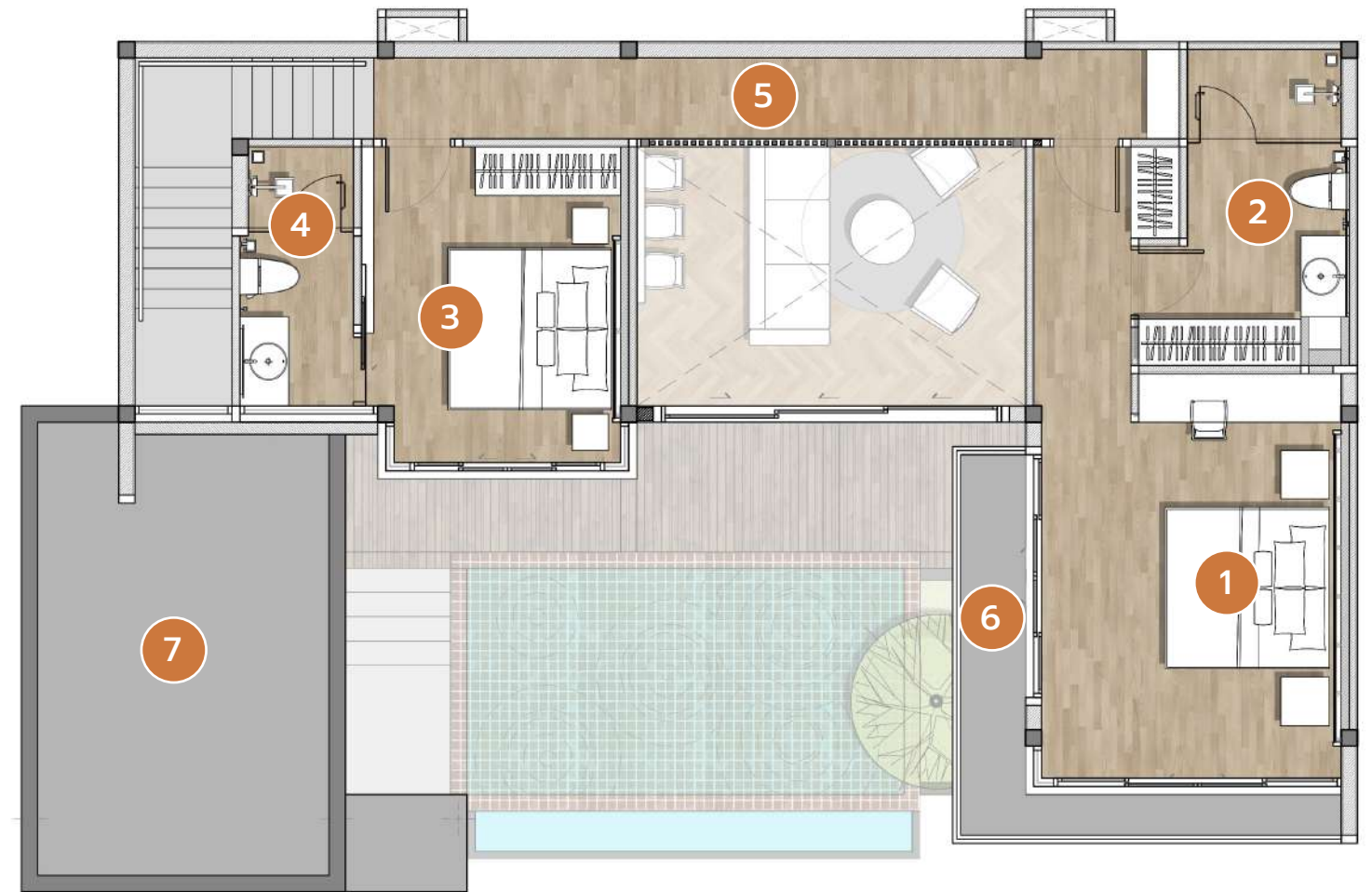
# FLOOR PLAN

3 Bedrooms 4 Bathrooms



## 1<sup>st</sup> FLOOR 146.23 SQ. M

1.	HALL & KITCHEN	48.80	SQ. M
2.	BEDROOM 1	22.00	SQ. M
3.	TOILET 1	5.80	SQ. M
4.	POOL DECK	15.50	SQ. M
5.	TOILET 2	5.30	SQ. M
6.	SWIMMING POOL	15.00	SQ. M
7.	PARKING	22.20	SQ. M



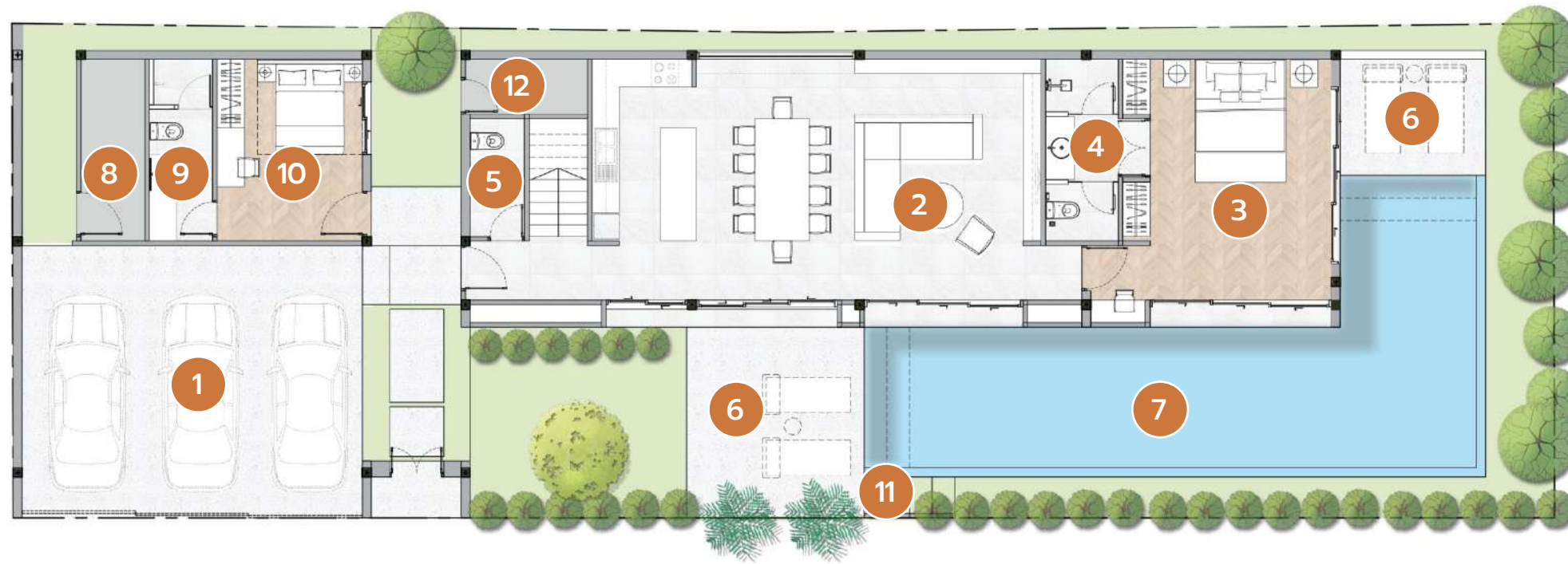
## 2<sup>nd</sup> FLOOR 79.97 SQ. M

1.	BEDROOM 2	24.00	SQ. M
2.	TOILET 2	9.20	SQ. M
3.	BEDROOM 3	13.00	SQ. M
4.	TOILET 3	4.80	SQ. M
5.	WALKWAY	11.00	SQ. M
6.	TERRACE	5.80	SQ. M
7.	ROOF SLAB	24.00	SQ. M



# FLOOR PLAN

4 Bedrooms 5 Bathrooms



## 1<sup>st</sup> FLOOR 251.00 SQ. M

1.	PARKING	47.00	SQ. M
2.	LIVING AREA	54.00	SQ. M
3.	BEDROOM 1	25.00	SQ. M
4.	BATHROOM 1	8.00	SQ. M
5.	TOILET 1	5.00	SQ. M
6.	POOL DECK	24.00	SQ. M
7.	SWIMMING POOL	56.00	SQ. M
8.	CONTROL ROOM	6.00	SQ. M
9.	BATHROOM 2	6.00	SQ. M
10.	BEDROOM 2	12.00	SQ. M
11.	OUTDOOR SHOWER	3.00	SQ. M
12.	LAUNDRY	5.00	SQ. M



## 2<sup>nd</sup> FLOOR 151.00 SQ. M

1.	BEDROOM 3	24.00	SQ. M
2.	BATHROOM 3	7.00	SQ. M
3.	BEDROOM 4	19.00	SQ. M
4.	BATHROOM 4	7.00	SQ. M
5.	BEDROOM 5	30.00	SQ. M
6.	BATHROOM 5	10.00	SQ. M
7.	BALCONY	7.00	SQ. M
8.	BALCONY	47.00	SQ. M



















