

## **Starhill Realty Offers Sunset Boulevard, Pattaya Apartments From Just £38,500**

*By Starhill Realty Ltd*

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Sunset Boulevard, Pattaya

The amazingly lush and beautiful landscape with an uninterrupted panoramic 180 degree sea view to Koh Lan Island are the first striking impressions when visiting the architectural state of the art Sunset Boulevard Residence development project in Pattaya. Only 300 meters from the beach, Sunset Boulevard Residence condominiums with its two buildings (A and B) will rise. Designed for clients that have only the highest expectations when choosing the location of their future home and want to be certain that their money is properly invested.

These are clients that demand a solid and enduring architecture of best quality where first class building material is used only.

Sunset Boulevard Residence, Pattaya promises to be not only one of the best investment opportunities Pattaya and surroundings has to offer but also a condominium building where people reside that are satisfied with only the best service levels and that accept solely exclusive facilities. Spread over 8 floors spacious and extraordinary elegant 36 to 144 sq.mt. studios and condos for you to choose from.

Best materials for the interiors, such as Teak wood, superb natural stone floors, first class tiles in the bathrooms and advanced technical electrical installation, is carefully selected to create a building that suits the prestigious neighbourhood located directly and next to the property of the Royal Princess of Thailand and bordering the Pattaya Park area with all its inviting leisure and sports facilities.

Unique shapes and features such as external glass encased elevators plus the transparent design, with large windows that reflect the sky, will indeed make sure that the two buildings will not go unnoticed. Adding an exclusive architectural jewel to the Pattaya city skyline was our goal when we planned this complex with Thailand's best and globally recognized architects involved.

The exclusive concept of full serviced and highest standard life style offered in Sunset Boulevard Residence, Pattaya, a very satisfying demand indeed, both in the resale and rental market. This condominium building is therefore an excellent investment opportunity that can expect strong return on investment.

Sunset Boulevard, Pattaya

- Pre-Launch Investment Opportunity
- Luxury Studio, 1, 2, 3 Bed Apartments & Penthouses
- Located Pratumnak Hill Soi 4 – Beverly Hills Of Pattaya
- Ultra Modern & Hi-Tech
- Direct Sea & Sunset Island Views
- Within Walking Distance To The Beach
- Luxury Spa Facilities
- Prices Starting from Just £38,000

- Completion Set For July 2010

Note: set currency Thai BAHT – Prices Starting From BAHT2,340,000 To 19,990,000 – BAHT6975 Per Sq.Ft

#### Project Amenities

If you are looking for a good return on your investment, high capital appreciation and a solid rental return, then welcome to Sunset Boulevard. This new condominium has the makings of a 5 star luxury hotel, with high life, elegant living, and designer interiors. Sunset Boulevard residence will be built on Buddha Hill, and will have breathtaking panoramic sea views. With a wide choice of fully furnished designer units that include the 36 sq.m studios, 72 sq.m 1 bedroom apartments, 85 sq.m corner suites, 108 sq.m 2 bedroom apartments, right up to the luxurious 2 bedroom, 3 bathroom 144 sq.m Penthouse

#### Design

The contemporary design of Sunset Boulevard is limited only by the imagination. Unique, dramatic and captivating. The glass atrium lobby leads to the fully equipped gymnasium and onto the swimming pool and graceful water features. Elegant surprising and simply stunning.

#### Sunset Boulevard Condos Facilities

- 24 hours reception service on the ground floor.
- 24 hour security service.
- 24 hour maintenance service.
- Laundry and house keeping services.
- Food ordering and room service.
- Fully air conditioned reception / lounge area.
- Electric car - Beach Taxi service.
- The exclusive community area of Sunset Boulevard
- Water features and a 25 meter long swimming pool with weather resistant floor decking and Jacuzzi.
- Landscaped gardens.
- Underground parking.
- Visitor's parking lot.
- Fitness Centre.
- Snacks and Coffee Shops built in the front water area.

#### Easy Payment Schedule As Follows:

##### Payment Options

Booking/Reservation: 50,000 BAHT

Contract (within 7 days) : 25% (-50,000 BAHT booking fee)

Balance: Negotiable/flexible in stage payments during construction

##### Notes:

The company reserves the right to change prices without notice.

The prices exclude the following costs :

- Transfer fee
- Maintenance fee 45 Baht/sq mt per month
- Sinking fund 500 Baht/sq mt one time payment
- Installation fee for electric and water meter

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Starhill Realty Ltd are a overseas property investment specialist, we source lucrative investment opportunities around the world for our investors.

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