

# FIVE STAR VILLAS & CONDOS



## **Exquisite Villa in Pattaya: An Unparalleled Real Estate Gem**

*Indulge in the epitome of luxury living with this truly remarkable villa in Pattaya.*

*Every detail has been meticulously crafted to offer the utmost in elegance and sophistication.*

**Spanning across three magnificent floors, this villa offers a seamless fusion of style and functionality.**

*Let's explore each level and discover the exceptional features it holds:*

### **Basement:**

Step into a world of entertainment and relaxation as you enter the pool bar/living area.

Immerse yourself in its exquisite furnishings, tasteful decorations, and a captivating pool table, all while enjoying breath-taking views of the private swimming pool above.

Stay in shape and maintain your well-being at the fully equipped gymnasium, complete with 6/7 state-of-the-art machines, a TV for entertainment, a luxurious bathroom, and a rejuvenating sauna.

Experience the magic of the silver screen in the fully furnished cinema room, or conduct business with flair in the office, which comes fully furnished with a meeting room for your convenience.

Additionally, find a well-appointed toilet, a maid room with a fully furnished bathroom, and ample storage space for your belongings.

### **Ground Floor:**

The ground floor welcomes you with a fully furnished living-dining room, adorned with tasteful decorations and a generously sized flat-screen TV, creating a space perfect for relaxation and entertainment.

Prepare culinary delights in the fully equipped high-end kitchen, featuring top-of-the-line appliances such as a hob, extractor, ovens, dishwasher, and a refrigerator with an ice machine. A wine fridge and a bar with 8 chairs are also available, ensuring seamless hosting for your guests.

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Convenience meets practicality in the storage/laundry room, equipped with an additional fridge and a washing machine.

A guest toilet further enhances the functionality of this level.

## **First Floor:**

Retreat to the master bedroom, a sanctuary of tranquillity, boasting walk-in wardrobes, a large flat-screen TV, and a spacious en-suite bathroom complete with a luxurious Jacuzzi and air conditioning.

Discover four additional fully furnished bedrooms, each with its own en-suite bathroom.

Three of these bedrooms offer the convenience of walk-in wardrobes, providing ample storage space for your personal belongings.

A large corridor adorned with tasteful furniture, decorations, and a stunning stone wall décor further adds to the grandeur of this floor.

Accessing the first floor is made effortless with the inclusion of a personal lift, ensuring convenience for all residents.

## **Outdoor Paradise:**

Experience blissful moments in the saltwater swimming pool, accompanied by a soothing Jacuzzi for ultimate relaxation. Delight in the serene ambiance of a cascading water feature and find respite in the inviting sala, equipped with an American stainless steel grill kitchen.

Immerse yourself in the lush greenery of the garden, adorned with graceful trees, while a conveniently located toilet ensures added convenience.

## **Security and Parking:**

An impressive entrance gate with an intercom system ensures privacy and security.

Feel at ease with the inclusion of an alarm system and CCTV surveillance, providing a secure environment for you and your loved ones.

For automobile enthusiasts, the villa offers underground parking with ample space for 5/6 cars, complete with electric plug-ins specifically designed for electric vehicles.

***Don't miss the opportunity to call this exceptional villa your home.***

***Experience unrivalled luxury living in Pattaya with this remarkable real estate gem.***

## **NOTES ON SPECIFICATION:**

High-end aluminium double glazed tempered tinted windows and doors

Daikin AC cassette throughout the house

Newest LED / Smart lighting technology

Top quality tiles

High-end imported designer furniture

Solar cell system on the roof

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