



TROPICAL RESIDENCE CONDO



INTRODUCTION TO NICHADA THANI

Nichada Thani, the leader in exclusive, gated living since 1989 is a multi-project luxury community set on the outskirts of Bangkok. With over 1,200 impressive homes of diverse designs, Nichada Thani is just minutes from the city with a 60-acre lake at its heart, and clean leafy and safe environs which boast jogging tracks and bike lanes round the lake and throughout the community on which your loved ones can safely cycle or walk to school.

In-house, 24 hour security ensures you and your family's safety as you take advantage of what this vibrant international community of over 1,200 families has to offer.





TROPICAL RESIDENCE CONDO

Type : Condominium

Storeys : 7

Bedrooms : 2

Bathrooms : 2

Size : 108 - 119 Sq.m.

DESCRIPTION

Designed with small families in mind, The Tropical Residence Condo offers 42 two-bedroom, two-bathroom units ranging in size from 108-119 square meters of living space. There is a private swimming pool for residents of this development to enjoy as well as underground parking. Located just steps away from Nichada Thani's main gate, residents have easy access to soi Samakee's restaurants and retail shops.



FLOOR PLAN

Type : A
Indoor area : 109.70 sq.m.
Outdoor area : 9.30 sq.m.
Total : 119.00 sq.m.

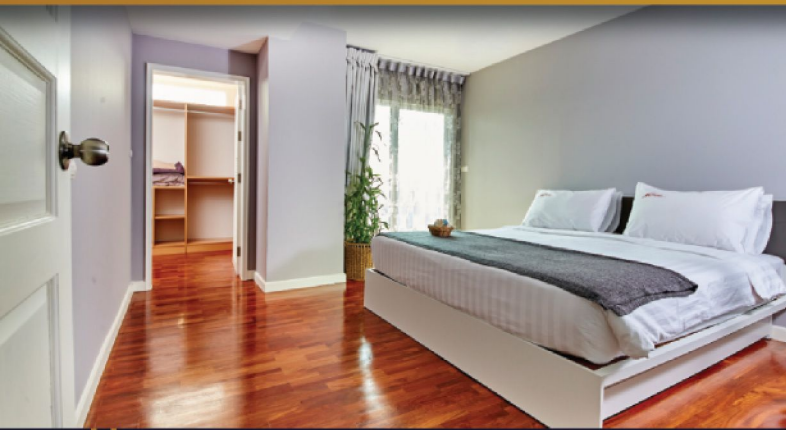




Type : B
Indoor area : 96.10 sq.m.
Outdoor area : 15.90 sq.m.
Total : 112.00 sq.m.



Type : C
Indoor area : 94.50 sq.m.
Outdoor area : 14.00 sq.m.
Total : 108.50 sq.m.



FOR SALE & RENT

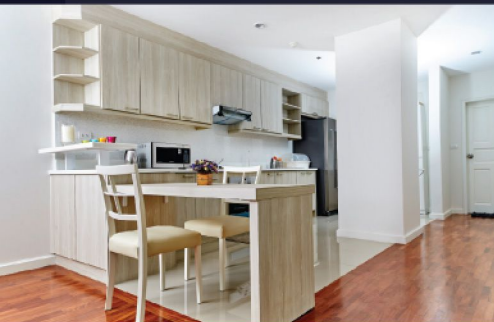
Service

(for rental only & conditions apply)

- Velvet Card level Clark Hatch membership
- Personal Butler Service
- House keeping Service for Hire
- Pest Control
- Air - Conditioning maintenance
- Home Repair Service
- 24 HR. Security Guard

Standard Unit include

- Curtain & sheers, blackout in the bedrooms
- Insect screen door and windows
- Living / Dining Area
- Balcony
- Walk - in and Built - in Closets
- Individually controlled Air - Conditioning
- Kitchen counter and appliances (electric stove, top oven, hood, refrigerator)
- Option for unfurnished & furnished unit



SECURITY & ENVIRONMENT

Since its conception, Nichada Thani has privacy, clean air, lush vegetation and maximum security now enhanced with radio frequency access ID cards for residents, (RFID).

The community has its own perimeter wall, CCTV, and controlled security check-points. Systematic protection also enables each sub-community to have its own security system to meet the specific needs of its residents.

Enhancement of the environment has consistently been a priority, and to make sure there is always enough fresh air and verdant views, the Nichada nursery is well into the task of generating thousands of trees and colorful flowering shrubs.



SERVICES & MAINTENANCE

● House Maintenance Services

Maintenance Team, proactively scheduling routine upkeep of the houses responding without delay to any repairs which may be necessary, both around the compound itself, and within rented units.

● Pool Maintenance Services

Pool Services to ensure crystal clear water quality keeping the communal pool in top condition.

● Garden Maintenance Services

Landscaping Services, tending the flowers, plants and beds and keeping rental units and common area green and lush. Garden design service is also available including execution, customized to your taste.

● Maid Services

Housekeeping Team, ensuring that the compound facilities and its environs are kept sparklingly clean and hygienic. Private hire can be easily arranged, from one-off engagement for parties etc., to monthly maid service contracts.



● Pest Control

Pest Control Team, taking regular preventative action against unwanted inhabitants throughout the compound and rental units.

● A/C Maintenance Service

Air-conditioning Maintenance Service, visiting every 3-months for routine service and responding promptly to any fault reports to ensure your equipment is keeping you cool year round.





COMPOUND FACILITIES

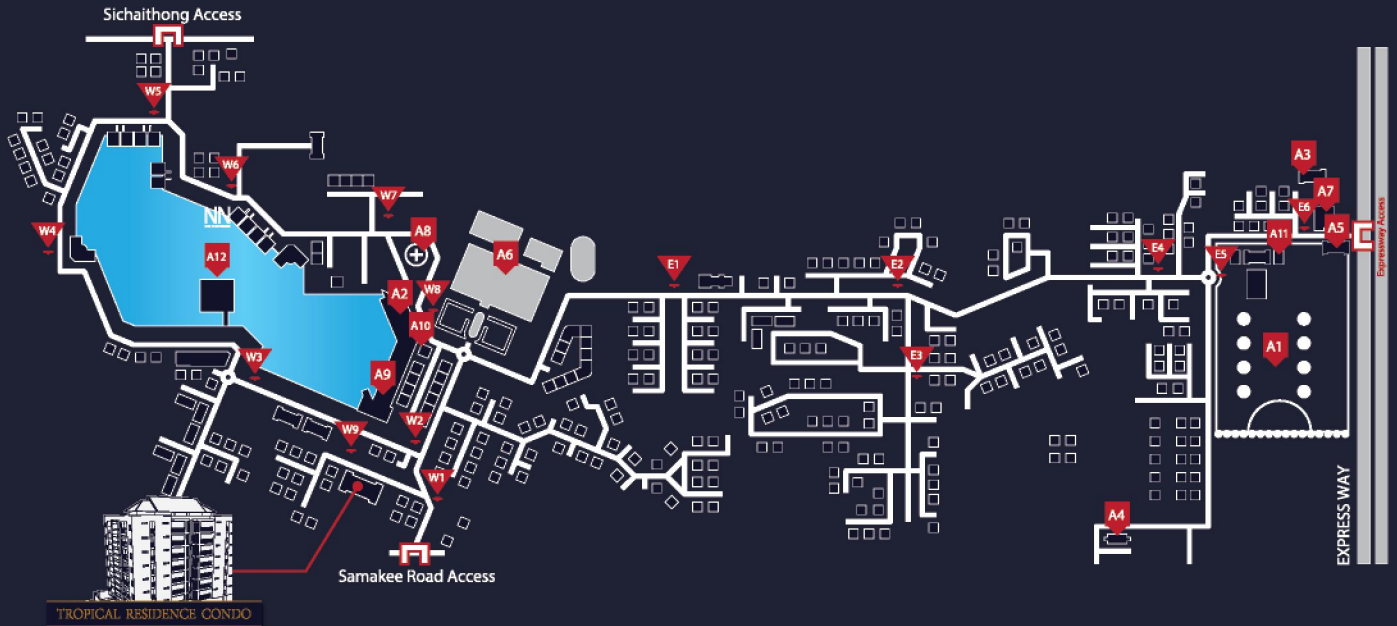
- Swimming Pool
- Playground
- Parking



NICHADA THANI FACILITIES

- Clark Hatch Fitness Center
- Olympic Pool, Tennis, Squash Court
- Vapor Restaurant & Bar
- Villa Supermarket
- International School Bangkok (ISB)
- Rose Marie Academy (RMA)
- Starbucks
- Community Church
- Bumrungrad Hospital
- Krungsri Bank of Ayudhya
- DHL Service Center
- Dental Practice
- Hair and Beauty Salon
- Diving Center
- Muay Thai Gym
- Pet Shop
- Spa

NICHADA THANI MAP



MAP KEY



ENTRANCE



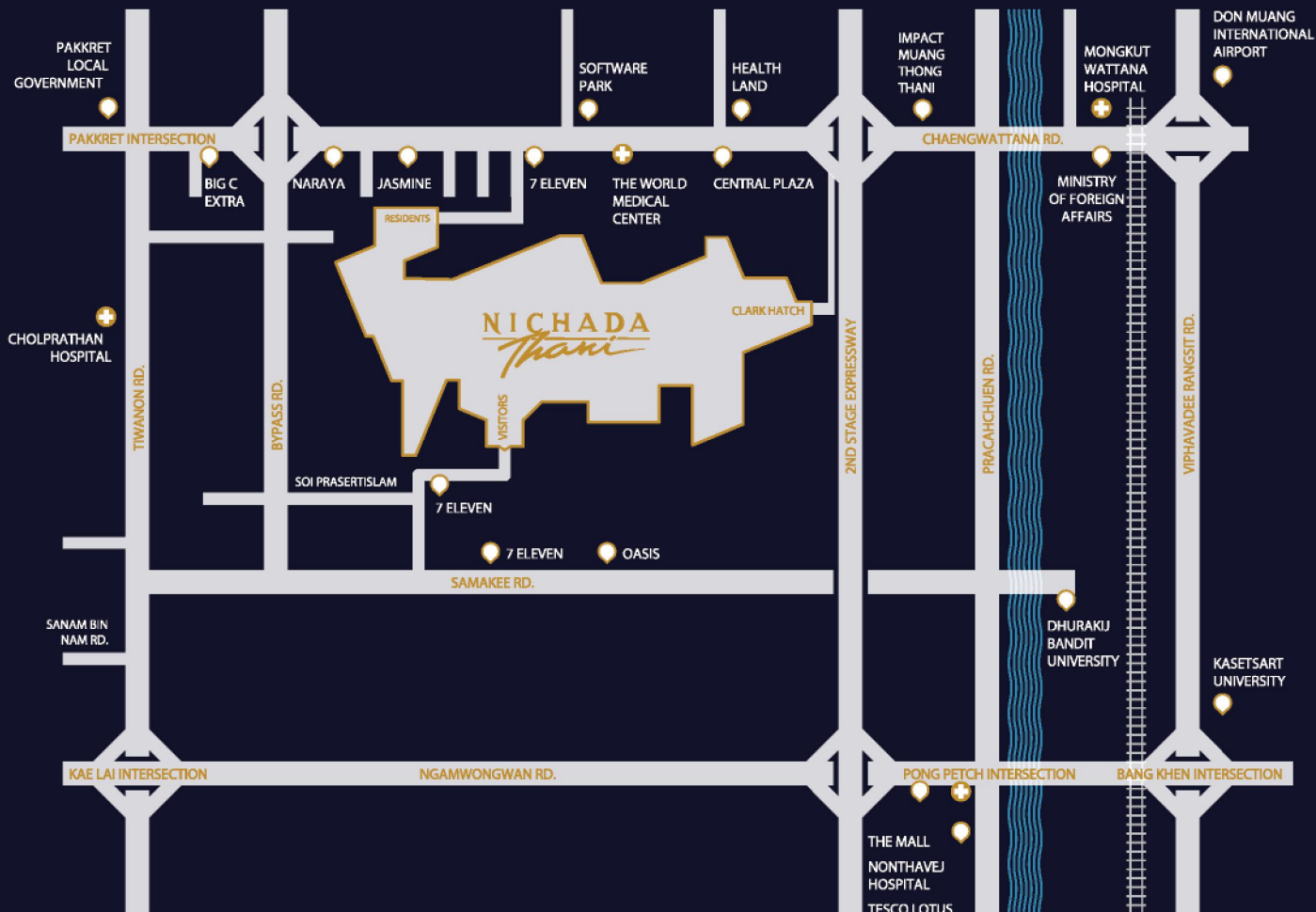
MEETING POINT



FACILITIES

FACILITIES

- A1 NICHADA PLAZA
NICHADA THANI HEAD OFFICE
SALES & RENTAL OFFICE
SECRET GARDEN
- A2 NICHADA CLUB
- A3 NICHADA EAST CLUB
- A4 SECURITY CENTER
- A5 CENTRAL & FURNITURE STORE
- A6 INTERNATIONAL SCHOOL BANGKOK (ISB)
- A7 ROSE MARIE ACADEMY
- A8 BUMRUNGRAD NICHADA FAMILY CLINIC
- A9 CHAENGWATTANA COMMUNITY CHURCH
- A10 STARBUCKS COFFEE
- A11 VILLA SUPERMARKET
- A12 VAPOR RESTAURANT



✉ Rental@nichada.com 📄 NichadaThanipage www.nichada.com

39/999 Moo.3 Soi Nichada Thani, Samakee Road, Pakkret, Nonthaburi 11120

Tel : 02-832-0088 Fax : 66-2-960-4348