



# GARDENS OF EDEN

Luxury of Nature

# GARDENS OF EDEN

«Gardens of Eden» is a premier luxury destination located just 50 meters from Bang Tao Beach, Phuket.



20 minutes  
Phuket International Airport

10 minutes  
Blue Tree Kids Water and Activity Park

5 minutes  
Boat Avenue and Porto-de-Phuket

30 minutes  
British International School

35 minutes  
Central Floresta Shopping Mall

5 minutes  
Bangkok Hospital (Bang Tao Clinic)

The development is divided into three phases and all of them are unified under the concept of «Gardens of Eden»:

- Eden Residences
- Park Residences
- Lake Residences



Spanning 73 rai (33 acres), the development features a blend of residences, diverse facilities, and a wellness center. Notably, 70% of the property is dedicated to lush, open spaces, including parks, walking paths, lakes, and gardens, ensuring a serene environment. Only 30% of the area is built up.



«Gardens of Eden» is Phuket's first project with its own park. The park features a 3,5-kilometer walking path and covers approximately 5 hectares, achieved by placing road infrastructure underground and around the perimeter, leaving the central area open for landscaping.



The gated and guarded property ensures privacy and security.



# INFRASTRUCTURE

The project has a diverse infrastructure of such facilities as:

- One of Asia’s largest wellness centers, including a 1000m<sup>2</sup> indoor gym
- Blue Lagoon pool with sandy entrance
- Open-air movie theater
- Five restaurants
- Two clubhouses
- A 5\* hotel with 80 rooms
- Kid's club
- Business center
- Supermarket



# MASTER PLAN «GARDENS OF EDEN»



# EDEN RESIDENCES

«Eden Residence» – 1<sup>st</sup> phase of the project «Gardens of Eden», located next to the shoreline of Bang Tao beach. The complex consists of 7 buildings allocating a total of 141 residences, construction has started in May, completion is planned by the end of 2026.



## MASTER PLAN «EDEN RESIDENCES»



«Eden Residences» features:

- One-bedroom units: 72m<sup>2</sup> | 75m<sup>2</sup>
- Two-bedroom units: 105m<sup>2</sup> | 106m<sup>2</sup> | 132m<sup>2</sup> | 158m<sup>2</sup>
- Three-bedroom units: 179m<sup>2</sup> | 203m<sup>2</sup> | 226m<sup>2</sup>



- Two-bedroom penthouses: 133m<sup>2</sup> | 143m<sup>2</sup>
- Three-bedroom penthouses: 157m<sup>2</sup> | 235m<sup>2</sup> | 245m<sup>2</sup> | 219m<sup>2</sup>
- Four-bedroom penthouses: 242m<sup>2</sup> | 259m<sup>2</sup> | 218m<sup>2</sup>

There are 2-storey penthouses as well, the entire living area of which is in one level, and open terrace with panoramic sea view is at the rooftop including private 12m by 3,5m swimming pool with sun beds and dining area.



- Three-bedroom duplexes: 157m<sup>2</sup> | 174m<sup>2</sup>

There are 2-storey duplexes with private pool located on the first and second floors of the building 'Narcissus' facing the river and parks of the second phase of construction.



# PARK RESIDENCES

«Park residences» – 2<sup>nd</sup> phase of «Gardens of Eden», six 7-storey buildings for a total of 455 residences on an area of 7 hectares, with a direct access to the beach via a designated pathway and a pedestrian bridge. Depending on the location of the buildings, the distance from the sea will be between 250m and 600m. Construction will start in the 3<sup>rd</sup> quarter of the current year, completion – 3<sup>rd</sup> quarter of 2027.



## MASTER PLAN «PARK RESIDENCES»



«Park Residences» features:

- One-bedroom residences: 48m<sup>2</sup> | 57m<sup>2</sup> | 63m<sup>2</sup>
- Two-bedroom residences: 79m<sup>2</sup> | 100m<sup>2</sup>
- Three-bedroom residences: 122m<sup>2</sup> | 153m<sup>2</sup>
- Four-bedroom residences: 220m<sup>2</sup> (top floors)



- Exclusive two-bedroom penthouses: 129m<sup>2</sup> | 194m<sup>2</sup> with panoramic sea views and double-height ceiling



# LAKE RESIDENCES

«Lake Residences» – 3<sup>rd</sup> phase is uniquely located along a picturesque lake with colorful fish and a long swimming pool (150 m) with water surface is about 5 000 m<sup>2</sup>. This phase includes 9 buildings with a total number of 520 residences. «Lake Residences» are not available for sale now – we expect the start of sales in winter 2024. The deadline for commissioning is the 3<sup>rd</sup> quarter of 2028.



## MASTER PLAN «LAKE RESIDENCES»



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## ADDITIONAL INFORMATION

- Architecture, landscape and interior design are performed by best design teams – «Tierra Design» and «Wonder by White Jacket». The residences are delivered with finished walls, floors, lighting, air-conditioning, sanitary equipment, kitchen and built-in wardrobes. The client is offered a choice of standard and optional furniture packages from 500 000 THB and up (movable furniture).
- Parking spaces are in the underground level and are free of charge. You can take elevator from parking level to your floor. There are 2 elevators available on each floor.
- All prices are listed for Leasehold (long-term lease for 120 years). Freehold is available by request before commissioning for additional cost of 10%.
- Common area fee – 100 THB/1m<sup>2</sup> per month, sinking fund for capital repairs – 10 THB/1m<sup>2</sup> per month.
- The residence can be resold in one year after the first payment of 35% by paying 100 000 THB to the developer.
- At 50% or 100% prepayment a discount from 5 000 THB to 10 000 THB per square meter is possible.

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## INTEREST-FREE INSTALLMENTS

Instalments are free of interest  
and correspond to the stages  
of construction accordingly:

● **1<sup>ST</sup> INSTALMENT – 35%**  
upon signing the contract  
(14 days for payment)

**2<sup>ND</sup> INSTALMENT – 20%** ●  
upon the completion  
of foundation of the building  
(duration ~6 months)

● **3<sup>RD</sup> INSTALMENT – 20%**  
upon the completion  
of the building  
frame structure  
(duration ~6 months)

**4<sup>TH</sup> INSTALMENT – 15%** ●  
upon the completion  
of finishing of common areas  
and unit interior  
(duration ~6 months)

● **5<sup>TH</sup> INSTALMENT – 10%**  
upon the commissioning

For the additional information about «Gardens of Eden»  
[follow the link](#)

Rental return culcation  
follow «Rental Market Study»

Payment schedules  
follow «Reservation Forms»

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