



Emerald BAY



THAI OWNERSHIP BUYERS													
FLOOR	VIEW	SIZE (SQ.M)	UNIT TYPE		BUILDING EMERALD BAY	Unit No.	PRICE/SQ.M	Total Sales Price	Booking Fee	20% Signing Contract	15% INSTALLMENT	34 Monthly installments	65% Balance on Completion
1	GARDEN VIEW	28	SB1	STD	EMERALD BAY	109	92,250.00	2,583,000.00	50,000.00	466,600.00	387,450.00	11,395.59	1,678,950.00
1	GARDEN VIEW	31	1B5	1BR	EMERALD BAY	113	92,250.00	2,859,750.00	100,000.00	471,950.00	428,962.50	12,616.54	1,858,837.50
1	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	110	92,250.00	2,952,000.00	100,000.00	490,400.00	442,800.00	13,023.53	1,918,800.00
1	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	112	92,250.00	2,952,000.00	100,000.00	490,400.00	442,800.00	13,023.53	1,918,800.00
1	GARDEN VIEW	32	1B6	1BR	EMERALD BAY	114	92,250.00	2,952,000.00	100,000.00	490,400.00	442,800.00	13,023.53	1,918,800.00
1	CORNER GARDEN VIEW	33	1B3	1BR	EMERALD BAY	108	92,250.00	3,044,250.00	100,000.00	508,850.00	456,637.50	13,430.51	1,978,762.50
2	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	211	91,225.00	2,919,200.00	100,000.00	483,840.00	437,880.00	12,878.82	1,897,480.00
2	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	213	91,225.00	2,919,200.00	100,000.00	483,840.00	437,880.00	12,878.82	1,897,480.00
2	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	214	91,225.00	2,919,200.00	100,000.00	483,840.00	437,880.00	12,878.82	1,897,480.00
2	GARDEN VIEW	32	1B8	1BR	EMERALD BAY	216	91,225.00	2,919,200.00	100,000.00	483,840.00	437,880.00	12,878.82	1,897,480.00
2	GARDEN VIEW	33	1B3	1BR	EMERALD BAY	208	91,225.00	3,010,425.00	100,000.00	502,085.00	451,563.75	13,281.29	1,956,776.25
2	GARDEN VIEW	33	1B13	1BR	EMERALD BAY	210	91,225.00	3,010,425.00	100,000.00	502,085.00	451,563.75	13,281.29	1,956,776.25
2	GARDEN VIEW	33	1B13	1BR	EMERALD BAY	212	91,225.00	3,010,425.00	100,000.00	502,085.00	451,563.75	13,281.29	1,956,776.25
2	GARDEN VIEW	33	1B7	1BR	EMERALD BAY	215	91,225.00	3,010,425.00	100,000.00	502,085.00	451,563.75	13,281.29	1,956,776.25
2	POOL VIEW	38	1B11	1BR	EMERALD BAY	204	107,625.00	4,089,750.00	100,000.00	717,950.00	613,462.50	18,043.01	2,658,337.50
2	GARDEN VIEW	39	1B9	1BR	EMERALD BAY	217	109,675.00	4,277,325.00	100,000.00	755,465.00	641,598.75	18,870.55	2,780,261.25
2	POOL VIEW	40	1B15	1BR	EMERALD BAY	203	107,625.00	4,305,000.00	100,000.00	761,000.00	645,750.00	18,992.65	2,798,250.00
2	POOL VIEW	64	2B9	2BR	EMERALD BAY	218	109,675.00	7,019,200.00	200,000.00	1,203,840.00	1,052,880.00	30,967.06	4,562,480.00
2	POOL VIEW	66	2B7	2BR	EMERALD BAY	207	112,237.50	7,407,675.00	200,000.00	1,281,535.00	1,111,151.25	32,680.92	4,814,988.75

- 24m Swimming Pool
- Badminton Court
- Male & Female Onsen
- Steam, Sauna Room & Cold Plunge
- Golf Simulator Lounge
- Indoor & Outdoor Restaurant
- Coffee Corner
- 24 Hour Quality Gym
- Bike Spinning Zone



3	GARDEN VIEW	31	1B5	1BR	EMERALD BAY	313	92,250.00	2,859,750.00	100,000.00	471,950.00	428,962.50	12,616.54	1,858,837.50
3	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	309	92,250.00	2,952,000.00	100,000.00	490,400.00	442,800.00	13,023.53	1,918,800.00
3	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	312	92,250.00	2,952,000.00	100,000.00	490,400.00	442,800.00	13,023.53	1,918,800.00
3	GARDEN VIEW	32	1B8	1BR	EMERALD BAY	316	92,250.00	2,952,000.00	100,000.00	490,400.00	442,800.00	13,023.53	1,918,800.00
3	GARDEN VIEW	33	1B7	1BR	EMERALD BAY	315	92,250.00	3,044,250.00	100,000.00	508,850.00	456,637.50	13,430.51	1,978,762.50

Rooftop Facilities





Emerald BAY

Live The Hollywood Dream



THAI OWNERSHIP BUYERS													
FLOOR	VIEW	SIZE (SQ.M)	UNIT TYPE		BUILDING EMERALD BAY	Unit No.	PRICE/SQ.M	Total Sales Price	Booking Fee	20% Signing Contract	15% INSTALLMENT	34 Monthly installments	65% Balance on Completion
3	GARDEN VIEW	39	1B9	1BR	EMERALD BAY	317	110,700.00	4,317,300.00	100,000.00	763,460.00	647,595.00	19,046.91	2,806,245.00
3	GARDEN VIEW	66	2B4	2BR	EMERALD BAY	318	110,700.00	7,306,200.00	200,000.00	1,261,240.00	1,095,930.00	32,233.24	4,749,030.00
4	GARDEN VIEW	32	1B12	1BR	EMERALD BAY	409	94,300.00	3,017,600.00	100,000.00	503,520.00	452,640.00	13,312.94	1,961,440.00
4	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	414	94,300.00	3,017,600.00	100,000.00	503,520.00	452,640.00	13,312.94	1,961,440.00
4	GARDEN VIEW	33	1B13	1BR	EMERALD BAY	410	94,300.00	3,111,900.00	100,000.00	522,380.00	466,785.00	13,728.97	2,022,735.00
4	GARDEN VIEW	39	1B9	1BR	EMERALD BAY	417	111,725.00	4,357,275.00	100,000.00	771,455.00	653,591.25	19,223.27	2,832,228.75
5	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	510	96,350.00	3,083,200.00	100,000.00	516,640.00	462,480.00	13,602.35	2,004,080.00
5	GARDEN VIEW	32	1B6	1BR	EMERALD BAY	514	96,350.00	3,083,200.00	100,000.00	516,640.00	462,480.00	13,602.35	2,004,080.00
5	GARDEN VIEW	32	1B8	1BR	EMERALD BAY	516	96,350.00	3,083,200.00	100,000.00	516,640.00	462,480.00	13,602.35	2,004,080.00
5	GARDEN VIEW	33	1B3	1BR	EMERALD BAY	508	96,350.00	3,179,550.00	100,000.00	535,910.00	476,932.50	14,027.43	2,066,707.50
5	PRIVATE POOL & POOL VIEW	92	2B8	2BR	EMERALD BAY	501	117,875.00	10,844,500.00	200,000.00	1,968,900.00	1,626,675.00	47,843.38	7,048,925.00
5	PRIVATE POOL & POOL VIEW	111	3B1	3BR	EMERALD BAY	517	117,875.00	13,084,125.00	300,000.00	2,316,825.00	1,962,618.75	57,724.08	8,504,681.25

- Full Size Tennis Court
 - Multi-Level Gardens & Lounge Areas
- Full Size Pickleball Court
 - Refreshment Bar
 - Kids Playground





THAI OWNERSHIP BUYERS														FOREIGN OWNERSHIP BUYERS							
FLOOR	VIEW	SIZE (SQ.M)	UNIT TYPE		BUILDING EMERALD BAY	Unit No.	PRICE/SQ.M	Total Sales Price	Booking Fee	20% Signing Contract	15% INSTALLMENT	34 Monthly installments	65% Balance on Completion	Unit No.	PRICE/SQ.M	Total Sales Price	Booking Fee	35% Signing Contract	15% Installment	18 Monthly installments	50% Balance on Completion
6	POOL VIEW	39	1B17	1BR	EMERALD BAY	602	118,900.00	4,637,100.00	100,000.00	827,420.00	695,565.00	20,457.79	3,014,115.00								
6	GARDEN VIEW	32	1B12	1BR	EMERALD BAY	609	98,400.00	3,148,800.00	100,000.00	529,760.00	472,320.00	13,891.76	2,046,720.00								
6	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	614	98,400.00	3,148,800.00	100,000.00	529,760.00	472,320.00	13,891.76	2,046,720.00								
6	GARDEN VIEW	32	1B8	1BR	EMERALD BAY	616	98,400.00	3,148,800.00	100,000.00	529,760.00	472,320.00	13,891.76	2,046,720.00								
6	GARDEN VIEW	33	1B7	1BR	EMERALD BAY	615	98,400.00	3,247,200.00	100,000.00	549,440.00	487,080.00	14,325.88	2,110,680.00								
7	GARDEN VIEW	31	1B5	1BR	EMERALD BAY	713	99,937.50	3,098,062.50	100,000.00	519,612.50	464,709.38	13,667.92	2,013,740.63								
7	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	709	99,937.50	3,198,000.00	100,000.00	539,600.00	479,700.00	14,108.82	2,078,700.00								
7	GARDEN VIEW	32	1B4	1BR	EMERALD BAY	710	99,937.50	3,198,000.00	100,000.00	539,600.00	479,700.00	14,108.82	2,078,700.00								
7	GARDEN VIEW	33	1B3	1BR	EMERALD BAY	708	99,937.50	3,297,937.50	100,000.00	559,587.50	494,690.63	14,549.72	2,143,659.38								
7	GARDEN VIEW	33	1B7	1BR	EMERALD BAY	715	99,937.50	3,297,937.50	100,000.00	559,587.50	494,690.63	14,549.72	2,143,659.38								
8	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	811	100,450.00	3,214,400.00	100,000.00	542,880.00	482,160.00	14,181.18	2,089,360.00								
8	GARDEN VIEW	32	1B14	1BR	EMERALD BAY	814	100,450.00	3,214,400.00	100,000.00	542,880.00	482,160.00	14,181.18	2,089,360.00								
8	GARDEN VIEW	32	1B8	1BR	EMERALD BAY	816	100,450.00	3,214,400.00	100,000.00	542,880.00	482,160.00	14,181.18	2,089,360.00								
8	GARDEN VIEW	33	1B3	1BR	EMERALD BAY	808	100,450.00	3,314,850.00	100,000.00	562,970.00	497,227.50	14,624.34	2,154,652.50								
8	GARDEN VIEW	33	1B13	1BR	EMERALD BAY	810	100,450.00	3,314,850.00	100,000.00	562,970.00	497,227.50	14,624.34	2,154,652.50								
8	GARDEN VIEW	33	1B7	1BR	EMERALD BAY	815	100,450.00	3,314,850.00	100,000.00	562,970.00	497,227.50	14,624.34	2,154,652.50								

- Conditions:
- 1. Booking Fee: STUDIO 50,000 THB / 1 BEDROOM 100,000 THB / 2 BEDROOMS: 200,000 THB / 3- 4 BEDROOMS 300,000 THB
 - 2. Sinking Fund is THB 600 per sq.m. (one time payment)
 - 3.Monthly maintenance fee is THB 60 per sq.m. (12 months payable in advance)
 - 4.All payment shall be made payable to *The Riviera Beverly Hills Residences Co.,Ltd*
 - 5.The Purchaser and the Seller shall be equally responsible for the payment of the Government Transfer Fee in relation to the registration of the ownership of the unit.
 - 6.The Above price list is subject to unit availability and may change without prior notice. โครงการขอสงวนสิทธิ์การเปลี่ยนแปลงราคาโดยไม่แจ้งให้ทราบล่วงหน้า
 - 7.The Project reserved the right to not return the booking fees due to the failure of the Buyer for whatever reasons โครงการขอสงวนสิทธิ์การยกเลิกเงินจองทุกกรณี
 - 8. The Above price list is Subject to unit sizing, layout availability may change without prior notice. โครงการขอสงวนสิทธิ์การเปลี่ยนแปลงขนาดห้องและแบบแปลนโดยไม่แจ้งให้ทราบล่วงหน้า
 - 9. Issue Assignment Agreement is 20,000 THB per one time โครงการคิดค่าบริการออกเอกสารโอนสิทธิ์ครั้งละ 20,000 บาท

CREATING INCREDIBLE LIFESTYLES