





Bird Eye View



Entrance View





Pool View



Garden View



Living & Dining



Master Bedroom



Master Bathroom



Bedroom & Bathroom 2

Cocoon Villas Phase 2 is a new development of 6 luxury villas, providing privacy within a gated community

Designed in a modern and contemporary style, available with two or three bedrooms, each villa features a private pool surrounded by tropical trees and lush garden

Set in the peaceful area of Nai Thon, on Phuket West Coast, the development is a short distance away from Nai Thon and Nai Yang beaches, local and international restaurants, Phuket International Airport

MAIN INFORMATIONS

PROJECT NAME: Cocoon Villas Phase 2

PROJECT TYPE: Residential Villas

TOTAL VILLAS: 6

LOCATION: Nai Thon, Phuket

VILLAS TYPES: 2 & 3 bedrooms

EXPECTED COMPLETION: June 2025

SALES OFFICE

OPENING HOURS: 9.30 - 17.30 Monday - Saturday

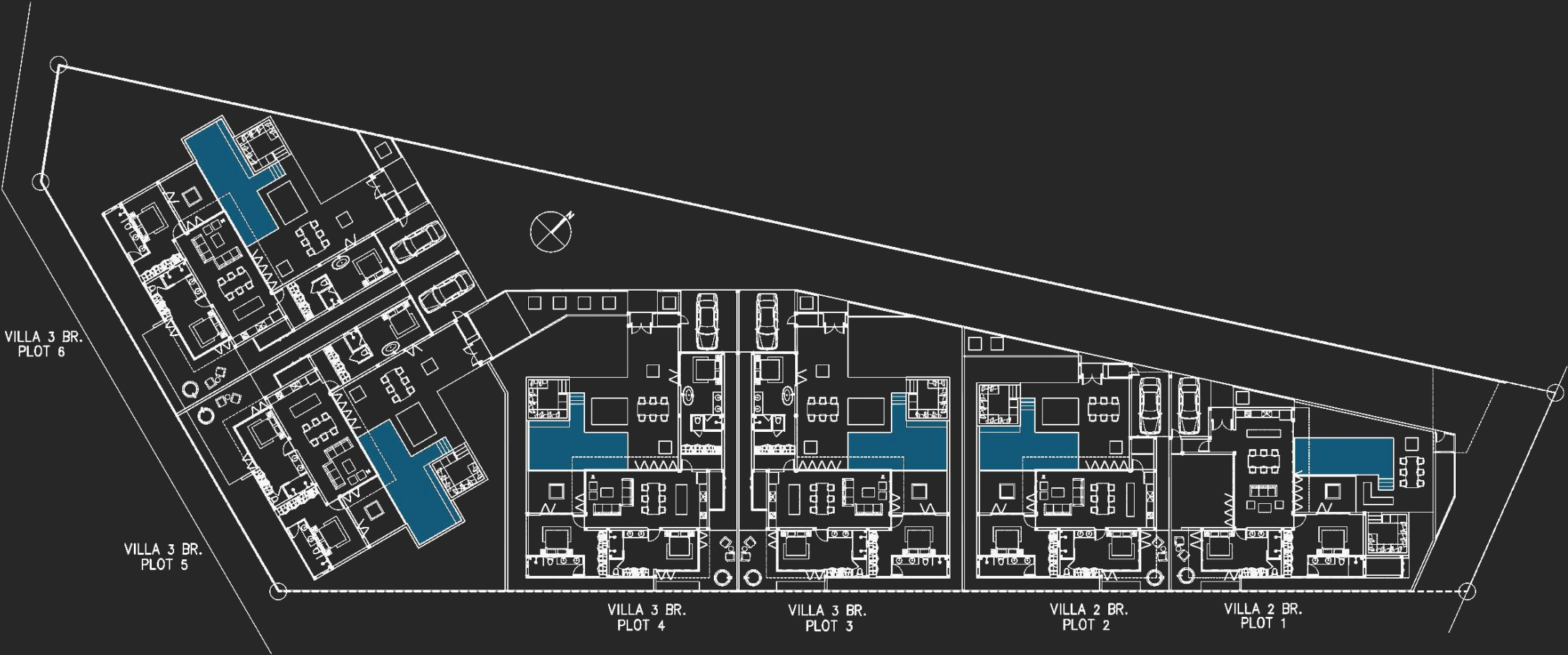
TELEPHONE: +66 (0) 873 835 453

EMAIL: sales@cocoon-phuket.com

WEBSITE: www.cocoon-phuket.com



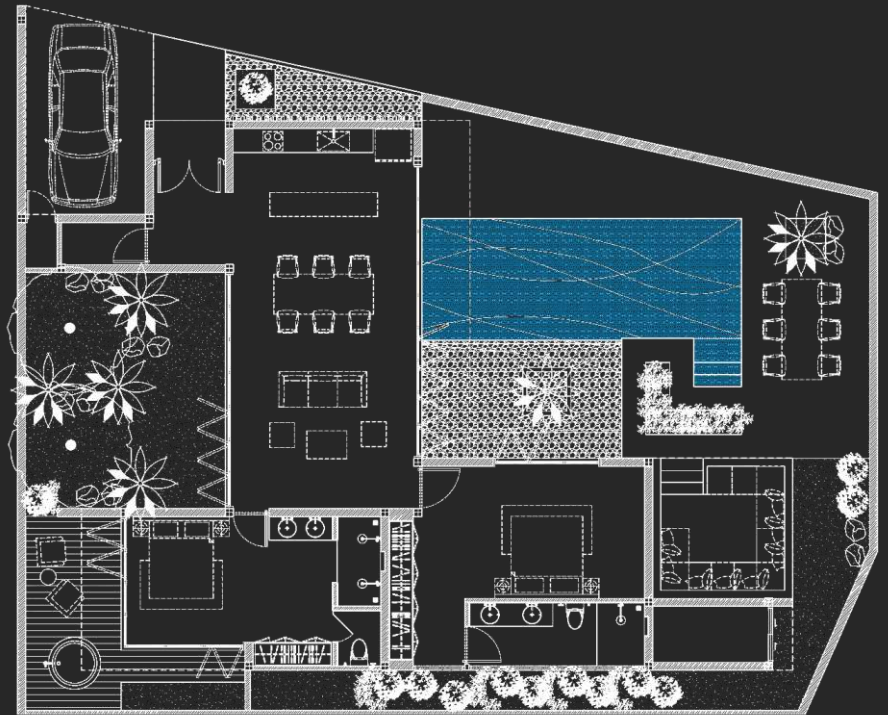
MASTER PLAN



FLOOR PLAN

PLOT 1

LAND PLOT SIZE 325 sqm.
BUILT-UP AREA 256 sqm.
STATUS **SOLD**



2 Bedrooms



2 bathrooms



Swimming Pool
3 x 8 m.

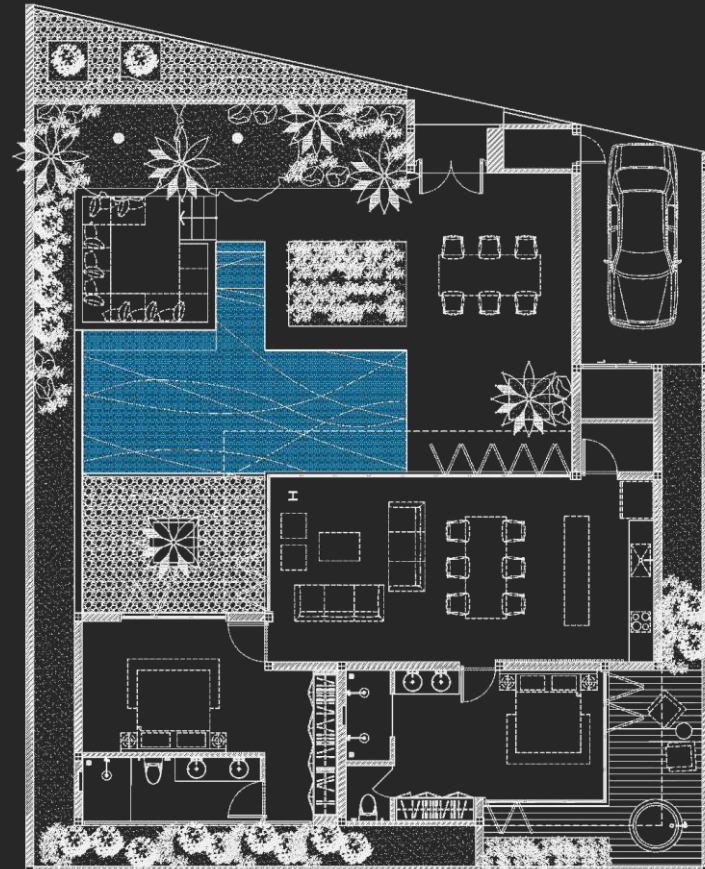


Covered
Parking Space

FLOOR PLAN

PLOT 2

LAND PLOT SIZE 327 sqm.
BUILT-UP AREA 260 sqm.
STATUS **SOLD**



2 Bedrooms



2 bathrooms



Swimming Pool
3,5 x 8 m.



Covered
Parking Space

FLOOR PLAN

PLOT 3

LAND PLOT SIZE 424 sqm.
BUILT-UP AREA 338 sqm.
STATUS **SOLD**



3 Bedrooms



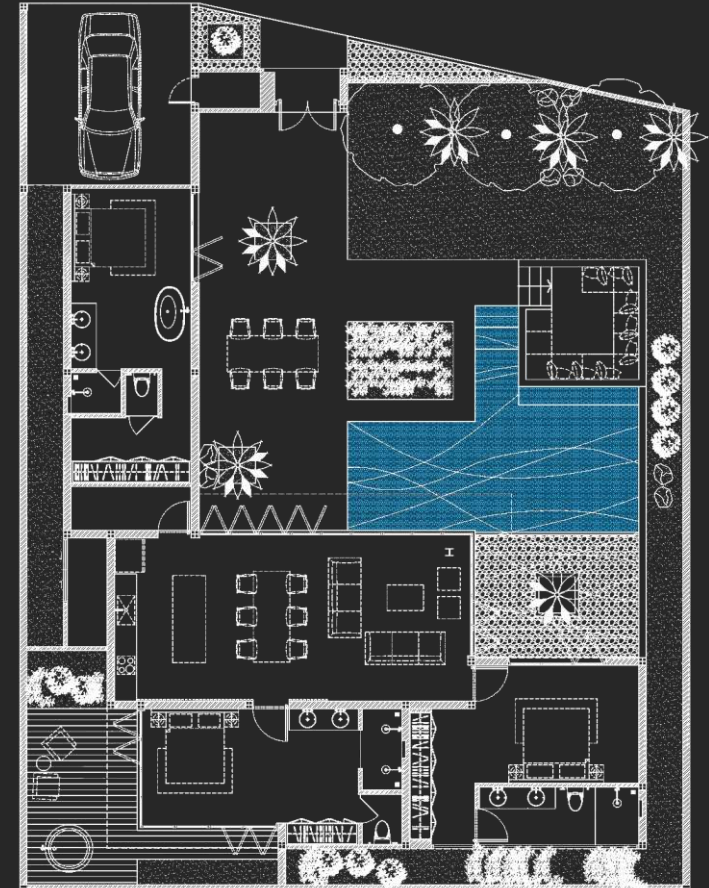
3 bathrooms



Swimming Pool
4 x 8 m.



Covered
Parking Space



FLOOR PLAN

PLOT 4

LAND PLOT SIZE 453 sqm.
BUILT-UP AREA 338 sqm.
STATUS **SOLD**



3 Bedrooms



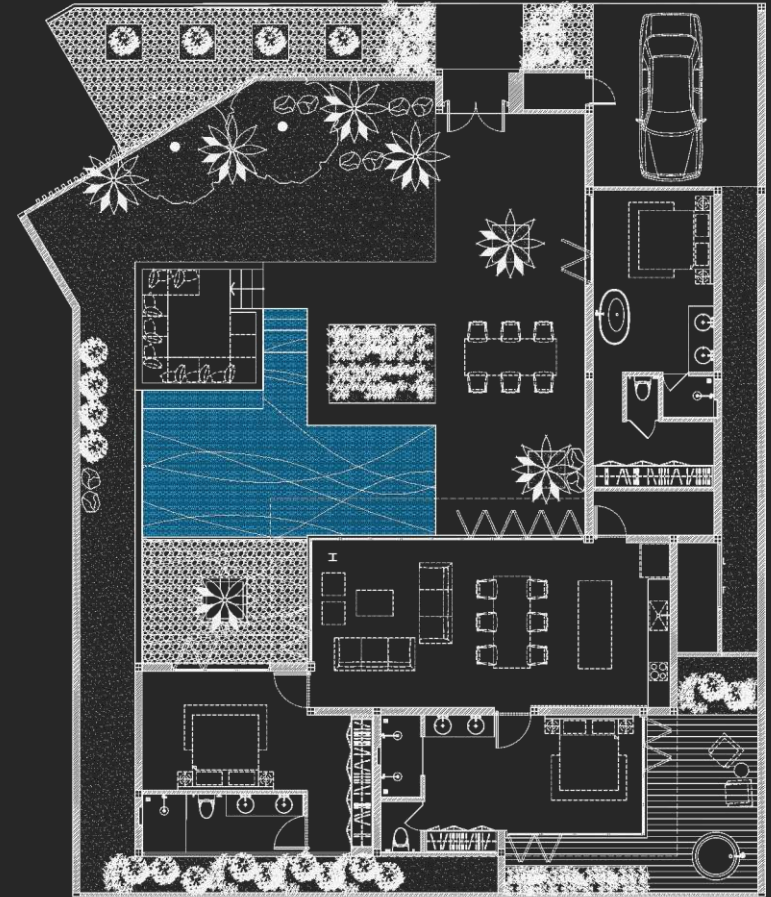
3 bathrooms



Swimming Pool
4 x 8 m.



Covered
Parking Space



FLOOR PLAN PLOT 5

LAND PLOT SIZE

515 sqm.

BUILT-UP AREA

355 sqm.

STATUS

SOLD



3 Bedrooms



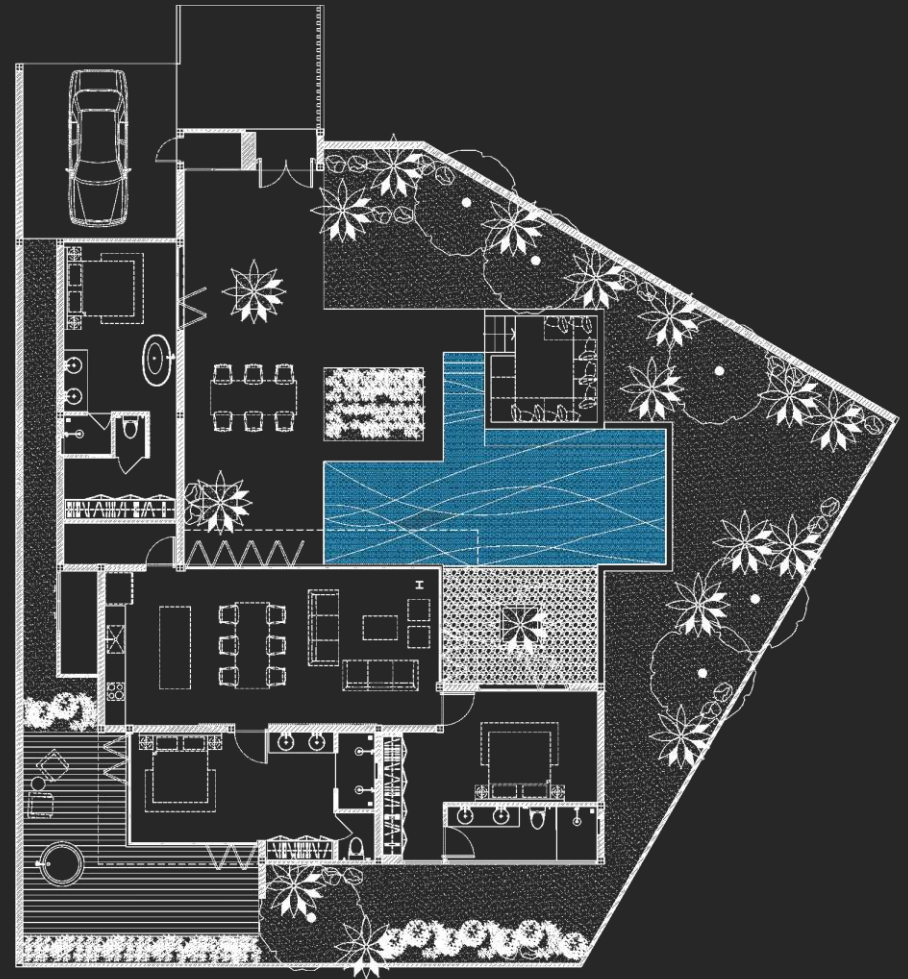
3 bathrooms



Swimming Pool
4 x 10 m.



Covered
Parking Space



FLOOR PLAN PLOT 6

LAND PLOT SIZE

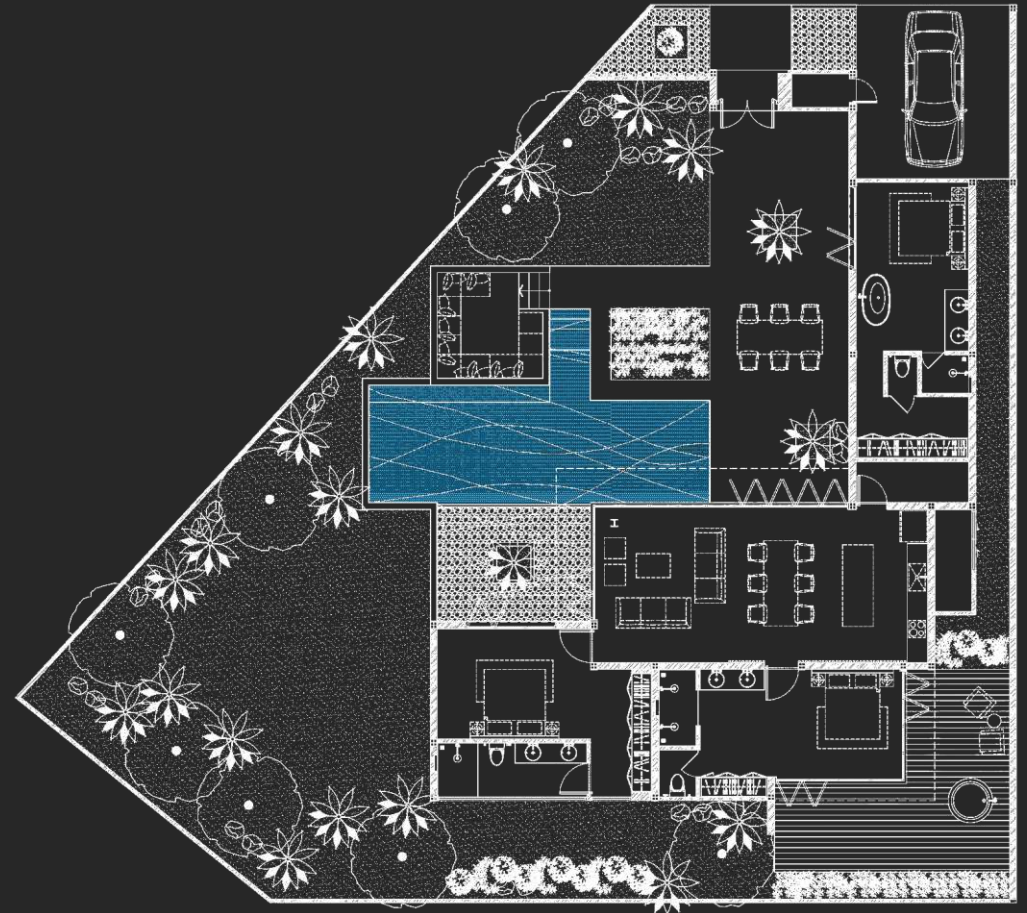
560 sqm.

BUILT-UP AREA

355 sqm.

STATUS

SOLD



3 Bedrooms



3 bathrooms



Swimming Pool
3,5 x 10 m.



Covered
Parking Space



GENERAL SPECIFICATION

FOUNDATION

Reinforced concrete footings

STRUCTURE

Reinforced concrete column & beam system

ROOF STRUCTURE

Reinforced concrete flat roof

CEILING

Gypsum board 9mm. with white paint
Exterior ceiling, car park, master bathroom:
wood composite

FLOOR

Living, dining room, kitchen, storage, master
bedroom and bathroom: Porcelain petrified
wood look tile 120x20cm.
Bedroom 2 and bathroom: porcelain tile 60x60
Bedroom 3 and bathroom: smooth finish
concrete
Terrace: sand wash finish concrete

WALL

Brick wall with cement plaster
Emulsion painted finish
Dining room, kitchen: wood composite
cladding
Terrace, master bedroom : natural stone
Master bedroom: decorative mouldings
Master bathroom : porcelain tile 120x60
Bedroom 2: stone veneer sheets
Bathrooms 2 and 3: smooth finish concrete

DOORS

Entrance: solid wood door 250x180cm
Master bathroom: solid wood door
Internal: wood composite cladding

WINDOWS

Aluminum folding windows and clear tint glass

BATHROOMS

American standard or equivalent
Double sinks, rain showers in all bathrooms
Bathtub in bedroom 3
Counter tops: stone/granite

KITCHEN

Modern kitchen with an island, including oven,
microwave, hob, hood and sink
Countertops: Acrylic solid surface

WARDROBE

Master bedroom and bedroom 2: aluminum
frame and clear tint glass
Bedroom 3: decorative perforated metal panel

AIR CONDITIONING

Central air conditioning system Carrier or
equivalent

SWIMMING POOL

Sukabumi stone tiles
Salt chlorinator, pump, sand filter, 3 halogens
underwater lights

WATER SUPPLY

Individual meter for each villa
Underground water storage tank
Waste water: septic tank
Water heater: central boiler for bathrooms
and kitchen



GENERAL SPECIFICATION

ELECTRICITY SUPPLY

3 phase power supply
Individual meter for each villa

LANDSCAPING

Garden area landscaped with tropical plants
and instant grass

PEST CONTROL SYSTEM

Pipes for chemicals built into the foundation

SURROUNDING WALL

Block wall 2,40m. high



FURNITURE PACKAGE 3 BEDROOMS

DESCRIPTION	QUANTITY	DESCRIPTION	QUANTITY	DESCRIPTION	QUANTITY
LIVING & DINING AREA		MASTER BEDROOM		Cushion	2
Sofa 3 seats	2	King size bed	1	Bed runner	1
Coffee table	2	Bed bench	1	Bedding	1set
TV 55" LCD + stand	1	Bed side table)	2		
Wall decorative item (Dia 180cm)	1	Pendant lamp	1	BEDROOM 3	
Floors lamp	1	Decorative item	1	Queen size bed	1
Fan	1	Carpet	1	Bed side table	2
Dining table	1	Mirror	1	Table lamp	2
Chair	6	Curtain	1	Mirror	1
Pendant lamp	1	Mattress 6'	1	Carpet	1
Decorative item	1	Cushion	2	Wall decorative item	1
Decorative item	1	Bed runner	1	Curtain	1
Decorative item	1	Bedding	1set	Mattress 5'	1
				Cushion	2
KITCHEN AREA		BEDROOM 2		Bed runner	1
Built-in Dishwasher	1	Queen size bed	1	Bedding	1set
Multi Door Refrigerator	1	Bed light	2		
Upgraded Hood	1	Carpet	1	OUTDOOR ITEMS	
Washing Machine	1	Outdoor bathtub	1	Dining table	1
Dryer	1	Bathtub faucet	1	Chair	6
		Outdoor Sofa	1	Low table	1
		Wall decorative item	1	Sofa seat cushions	10
		Curtain	2	Cushions	10
		Mattress 5'	1	Wall decorative item	8



FURNITURE LIVING AND DINING ROOMS

Sofas



Coffee Table



TV 55"LCD + Stand



Decorative Item



Floor lamp



Fan



Acacia Wood Dining Table



Dining chairs





Pendant Lamp



Decorative item



Decorative items



Decorative item



FURNITURE KITCHEN AND STORAGE

Built-in Dishwasher



Multi Door Refrigerator



Upgraded hood



Washing Machine





Dryer



FURNITURE MASTER BEDROOM

Acacia Wood Bed



Acacia Bed Bench



Acacia Bed Side Table



Pendant Lamps



The developer reserves the right to change without prior notice



Decorative Item



Carpet



Mirror



Curtain



Mattress



Cushions



Bed runner



Bedding



The developer reserves the right to change without prior notice



FURNITURE BEDROOM 2

Teak Wood bed



Bed lights



Carpet



Outdoor Bathtub



Freestanding Bathtub Faucet



Outdoor Sofa



Decorative Item



Curtain





Mattress



Cushions



Bed runner



Bedding



FURNITURE BEDROOM 3

Bed



Bed Side Table



Table Lamp



Mirror





Carpet



Decorative Item



Curtain



Curtain



Cushions



Bed runner



Bedding



The developer reserves the right to change without prior notice



OUTDOOR ITEMS

Dining Table



Chair



Low Table



Seat Cushion



Cushion



Decorative Items

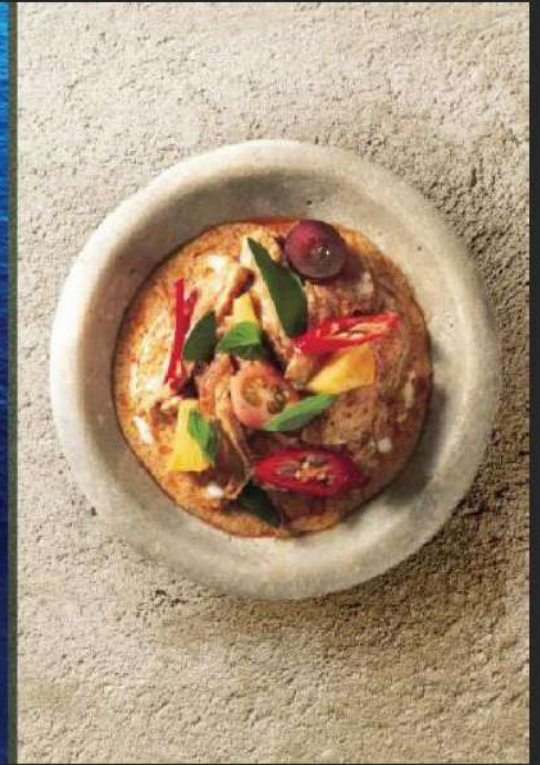


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RESERVATION FORM

BUYER DETAIL		SELLING PRICE		BOOKING DEPOSIT	
Buyer Name(s) _____ _____ Nationality _____ Address _____ _____ Telephone _____ Email _____ Passport No _____		Plot No _____ Price _____ Furniture package <input type="checkbox"/> Yes <input type="checkbox"/> No Total Purchase Price _____		Reservation Deposit: 150 000 THB <input type="checkbox"/> Paid on signing reservation form <input type="checkbox"/> Paid within _____ days of signing to: Account Name: Law Office of Ake & Associates Account Number: 476-1-03582-2 Bank: Krungsri Ayudhya Branch: Chalermprakiet Ror.9 Swift Code: AYUDTHBK	
TERMS OF PAYMENT			TERMS AND CONDITIONS		
30% Within 30 days after signing of Reservation Form (Minus Reservation Deposit) 15% Upon Completion of Pilings & Foundation 15% Upon Completion of Main Structure 15% Upon Completion of Roof, Walls & Partitions 10% Upon Completion of Floors tiles and wall tiles 10% Delivery of the Villa ready for Occupancy 5% Within 30 days after the developer notify the date of registration of transfer of ownership to the client			<ul style="list-style-type: none"> • The Sales & Purchase or Lease Agreement shall be signed within 30 days of the date of signing this Reservation Form • The Reservation Deposit is not refundable • All Late Payments Not to Exceed 14 Days & Subject to Interest at 15% per year • All registration taxes and fees on the date of registration shall be equally shared 		
Signed as the Buyer(s)		Signed as the Witness		Signed as the Developer	
DATE		DATE		DATE	



Phuket Lifestyle...

COCOON VILLAS SALES OFFICE

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