



## RENTAL CALCULATION

In addition to serving as a residence for long-term living, The Teak Phuket Phase 2 present an opportunity as a rental property suitable for long-term leases.

UNIT	B2	B3	B5	B6	C1	C2	D1	D2	D3
Buying Price	38,290,000	39,590,000	39,300,000	39,590,000	34,500,000	34,900,000	29,580,000	29,200,000	29,900,000
Approximate Return of Investment (net)	9.8%	9.5%	9.6%	9.5%	9.9%	9.8%	9.8%	10%	9.7%
<b>AVERAGE RENTAL INCOME</b>									
Long-term rental per month (12-month)	360,000	360,000	360,000	360,000	330,000	330,000	280,000	280,000	280,000
Gross income per year	4,320,000	4,320,000	4,320,000	4,320,000	3,960,000	3,960,000	3,360,000	3,360,000	3,360,000
<b>EXPENSES</b>									
Agent Fee (1-month rate)	360,000	360,000	360,000	360,000	330,000	330,000	280,000	280,000	280,000
CAM Fee, Pool, Garden Cleaning per year	188,784	193,800	188,784	193,800	215,957	208,829	159,737	159,737	171,730
Maintenance / Repair / Cleaning	case-by-case	case-by-case	case-by-case	case-by-case	case-by-case	case-by-case	case-by-case	case-by-case	case-by-case

This projection is to illustrate forecast information of rental yield based on current market analysis as of September 1, 2024, only, and cannot be interpreted as a guarantee, or representation whatsoever in connection with these projections. This document does not constitute any offer or contract, either in whole or in part. Kindly contact your sales agent for more information.

# RENTAL MARKET NEARBY 4-BED INVENTORY

MAI KHAO BEACH



NAI THON BEACH

LAYAN BEACH

BANGTAO BEACH

SURIN BEACH

PATONG BEACH

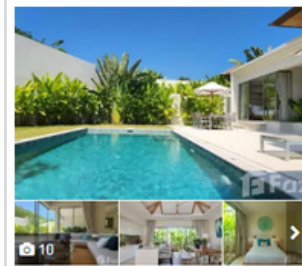
KARON BEACH

KATA BEACH

NAI HARN BEACH

RAWAI BEACH

PHROMTHEP CAPE



**B 320,000 / month**  
4 Bedroom Villa for rent at Trichada Sky  
Thalang , Phuket  
4 Bedrooms Villa at Trichada Sky

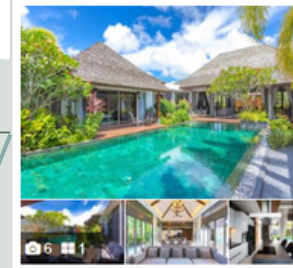
Verified seller



**B 180,000 / month**  
4 Bedroom Villa for rent at The Lux Phuket  
Thalang , Phuket

Verified seller

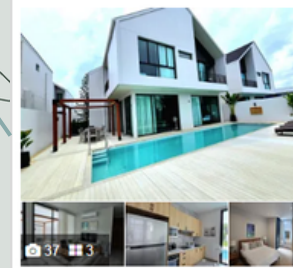
Embrace the epitome of luxury living in our stunning 4-bedroom, 4-bathroom villa for rent in Choeng Thale, near Bang Toa Beach. Enjoy the exclusivity of a private pool, complemented by modern furniture and a luxurious design. Perfectly situated, the villa is in close proximity to Bang Toa Beach and Laguna Beach, offering a serene coastal experience. With just a 10-minute drive to Robinson Thalang Mall,...



**B 380,000 / month**  
Luxury 4 Bedrooms Pool Villa  
Thalang , Phuket  
347 m<sup>2</sup>

Verified seller

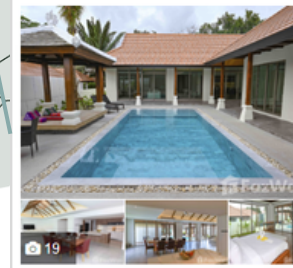
Modern finish interior design and fully furnished.Luxury decoration and spacious property.Serene and peaceful area.9 KM from Robinson Lifestyle.2.5 KM from Boat Avenue.4.5 KM from Bangtao Beach.



**B 220,000 / month**  
4 Bedroom Villa for rent at The Regent Villa Pasak  
Thalang , Phuket  
342 m<sup>2</sup>

Verified seller

The Regent Villas Pasak Property Features: Development of modern pool villas Cathedral shape facades 4 bedrooms floor plan Direct pool access from master bedroom Stylish open-plan living and dining area Private swimming pool Ample pool deck/terrace Covered car parking for 2 cars Community Features: 24-hour security Description: Located in the highly desirable and growing residential area of Pasak in...



**B 330,000 / month**  
Experience Island Luxury in 4 Bed/4.5 Bath Villa - The Gardens, Phuket  
Thalang , Phuket  
1,009 m<sup>2</sup>

Verified seller

If you're in the market for an impeccably designed villa that is both luxurious and beautiful, look no further than this 1,009 SqM gem located in the revered The Gardens by Vichara project of Choeng Thale, Phuket. This superb villa is available for rent and offers 4 bedrooms and 4.5 breathtaking bathrooms, providing you with the perfect rental for anyone looking for a slice of paradise. Built with...