

Located conveniently close to Chiang Mai city yet away from the hustle and bustle, this beautifully designer house features 550 square meters of living space on 4000m² of landscaped garden.

Ideal for families and lovers of Northern Thailand looking for a peaceful retreat, this three-bedroom house is built on a level plan with luxury fittings and materials throughout. See description next page

LUXURY FAMILY HOME

Thanks to the open plan of the living area, you can easily transition from breakfast outside on the covered terrace to mid-day activities around the wet bar and sitting area, quiet time in the study and evening fun with friends at the dining table under the vaulted ceiling chandeliers.

To accommodate large group functions or intimate meals, the house features a fully equipped Western kitchen with breakfast bar and living room wall access, as well as an adjoining Asian-style kitchen with secondary fridge and cooking facilities. T

The back of the house also includes an airy laundry room and complete maid's quarters to house live-in domestic help. Wine lovers will appreciate the built-in wine cellar next to the wet bar while daydreamers will make the most of the covered terrace lounges.

As befits a contemporary house, the living space is entirely air-conditioned and wired up for modern technologies, giving you the option to conduct business from your house or staying in touch with faraway friends.

As shown in the pictures, this house was built with efficiency in mind and all three bedrooms come with en-suite bathroom, walk-in closets and separate toilets, making them independent and private. In a different wing of the house, the master bedroom features a particularly impressive bathroom where an oversized bath tub steals the spotlight to granite countertops and views on the garden.

Of course, no large house would be complete without surrounding nature to match and all rooms in the house look out on a lush garden planted with a lawn and tropical trees such as teak or longan from China. Once night falls on the countryside and birds begin to sing, European-style lamp posts illuminate the house and garden, inspiring evening walks and stargazing under the vast sky of the Chiang Mai province.

Note that the garden is equipped with a programmable water sprinkler system making watering a breeze.

Last but not least, the house has direct car access to a modern road leading to the nearby village for basic needs, or Chiang Mai city for your shopping excursions, schooling or cultural outings.

SPECIFICATIONS

- Living space: 550 square meters (5,920 Sq. Ft)

- Land size: 2 rai 182 Sq. Wha (*3,928 Sq. meters / 42,280 Sq. Ft*)
- Garden with a swimming pool and Jacuzzi & outdoor Sauna and space for construction of, another home, tennis court, etc....
- Outdoor Sauna
- Solidly built to the highest construction standards (double walls). Attention to finishes and details.
- Master and 2 bedrooms ensuite with walk-in closets, bathrooms and separate toilets
- Landscaped tropical garden with built-in watering system and night lighting
- Top-of-the-line equipment and materials such as Daikon air conditioning system, telephone intercommunication with 7 stations, mosquito netting in all rooms, earth wiring, three phase electricity with transformer and more.
- Fully-equipped kitchen (two fridges, one microwave oven, ample storage and 3 burners)
- Security camera and automatic entrance gate, automatic roller shutters together with control switchers to prevent external break-ins
- Independent well and filtering system for drinkable water
- Easy car access to: - major supermarkets, hospitals, international schools, shopping centres, city (5-17 km) - international airport (12 km)
- Separate maid's quarters with kitchen, laundry room, storage room, bedroom and bathroom.