

# EDEN RESIDENCES

CAPITAL GAIN & RENTAL RETURNS  
DECEMBER 2026

# LOCATION

«Gardens of Eden» is the unique destination comprising residences and facilities spanning over 122 000 m<sup>2</sup> of rich natural landscape, 70% of which is dedicated to beautiful parks, lakes, gardens and swimming pools.



**20 minutes**  
from Phuket International  
Airport

**10 minutes**  
to Blue Tree Kids Water  
and Activity Park

**5 minutes**  
to the Boat Avenue  
and Porto de Phuket with  
top shopping areas, grocery  
stores & boutiques

**30 minutes**  
from British International  
School

**35 minutes**  
to Central Floresta  
Shopping Mall

**5 minutes**  
to Bangkok Hospital  
(Clinic Bang Tao)



## LOCATION

«Gardens of Eden» is valued for its location. The district located just 50 meters from Bang Tao Beach in Phuket and 5 minutes walk from Laguna Phuket.





# EDEN RESIDENCES

«Eden Residences» is the first phase of the construction, commissioning in 2026: 141 beachfront residences, located 50m from Bang Tao beach with breathtaking sea views and inner park territory.

Facilities include lobby, restaurant, café, underground parking, gym, kids club, infinity pool with sky bar, buggy service.



# STAGE: START OF CONSTRUCTION

45%  
UNITS SOLD

- EAI approved
- Construction permit granted
- The most popular Residence type: 2 bedroom 105 m<sup>2</sup>



Considering the upscale quality of the residences at «Eden Residences» and their prime location, projected capital gain & rental returns are the following:

# 2 BEDROOM RESIDENCE, 105 M<sup>2</sup>

# 53%

## PROJECTED PRICE GROWTH

Price 1 m<sup>2</sup>

220 000 THB | 6 027 \$

Unit price

23 100 000 THB | 632 876 \$

Investment period

2,5 years

● APRIL 2024

EIA GRANTED

**23 100 000 THB**

632 876 \$

MAY 2024 ●

START OF  
CONSTRUCTION

**25 410 000 THB**

696 164 \$

● DECEMBER 2024

FOUNDATIONS

**27 951 000 THB**

765 780 \$

SEPTEMBER 2025 ●

BUILDINGS FRAME

**30 746 100 THB**

842 358 \$

● SEPTEMBER 2026

COMMISSIONING

**35 358 015 THB**

968 713 \$

# RENTAL INCOME FORECAST, USD

# START DECEMBER 2026

## 1 BEDROOM RESIDENCE, 72 M<sup>2</sup>\*

## AV. ROI 8,05%

	Month	Daily Rate	Monthly Rate	Av. Occupancy	Monthly Revenue	Owner's Share 70%
high season	Dec	286	8 857	80 %	7 086	4 960
	Jan	371	11 514	90 %	10 363	7 254
	Feb	314	8 800	80 %	7 040	4 928
shoulder	Mar	257	7 971	80 %	6 377	4 464
	Apr	229	6 857	80 %	5 486	3 840
low season	May	143	4 429	60 %	2 657	1 860
	Jun	143	4 286	60 %	2 571	1 800
	Jul	171	5 314	70 %	3 720	2 604
	Aug	171	5 314	60 %	3 189	2 232
shld	Sep	143	4 286	50 %	2 143	1 500
	Oct	200	6 200	60 %	3 720	2 604
	Nov	229	6 857	70 %	4 800	3 360
	<b>Total</b>	<b>221</b>	<b>6 724</b>	<b>70 %</b>	<b>4 929</b>	<b>41 406</b>

## 2 BEDROOM RESIDENCE, 105 M<sup>2</sup>\*

## AV. ROI 8,28%

	Month	Daily Rate	Monthly Rate	Av. Occupancy	Monthly Revenue	Owner's Share 70%
high season	Dec	429	13 286	80 %	10 629	7 440
	Jan	557	17 271	90 %	15 544	10 881
	Feb	471	13 200	80 %	10 560	7 392
shoulder	Mar	386	11 957	80 %	9 566	6 696
	Apr	343	10 286	80 %	8 229	5 760
low season	May	214	6 643	60 %	3 986	2 790
	Jun	214	6 429	60 %	3 857	2 700
	Jul	257	7 971	70 %	5 580	3 906
	Aug	257	7 971	60 %	4 783	3 348
shld	Sep	214	6 429	50 %	3 214	2 250
	Oct	300	9 300	60 %	5 580	3 906
	Nov	343	10 286	70 %	7 200	5 040
	<b>Total</b>	<b>332</b>	<b>10 086</b>	<b>70 %</b>	<b>7 394</b>	<b>62 109</b>

## 3 BEDROOM RESIDENCE, 179 M<sup>2</sup>\*

## AV. ROI 7,57%

	Month	Daily Rate	Monthly Rate	Av. Occupancy	Monthly Revenue	Owner's Share 70%
high season	Dec	643	19 929	80 %	15 943	11 160
	Jan	947	29 361	90 %	26 425	18 498
	Feb	801	22 440	80 %	17 952	12 566
shoulder	Mar	579	17 936	80 %	14 349	10 044
	Apr	514	15 429	80 %	12 343	8 640
low season	May	321	9 964	60 %	5 979	4 185
	Jun	321	9 643	60 %	5 786	4 050
	Jul	386	11 957	70 %	8 370	5 859
	Aug	386	11 957	60 %	7 174	5 022
shld	Sep	321	9 643	50 %	4 821	3 375
	Oct	450	13 950	60 %	8 370	5 859
	Nov	514	15 429	70 %	10 800	7 560
	<b>Total</b>	<b>515</b>	<b>15 636</b>	<b>70 %</b>	<b>11 526</b>	<b>96 818</b>

\*PRICE 1 M<sup>2</sup> 250 000 THB

\*\*AV. ANNUAL EXCHANGE RATE 1 USD = 36,5 THB

# PROJECTED TOTAL PRICE GROWTH

## 2 BEDROOM RESIDENCE, 105M<sup>2</sup>

Price 1 m<sup>2</sup>

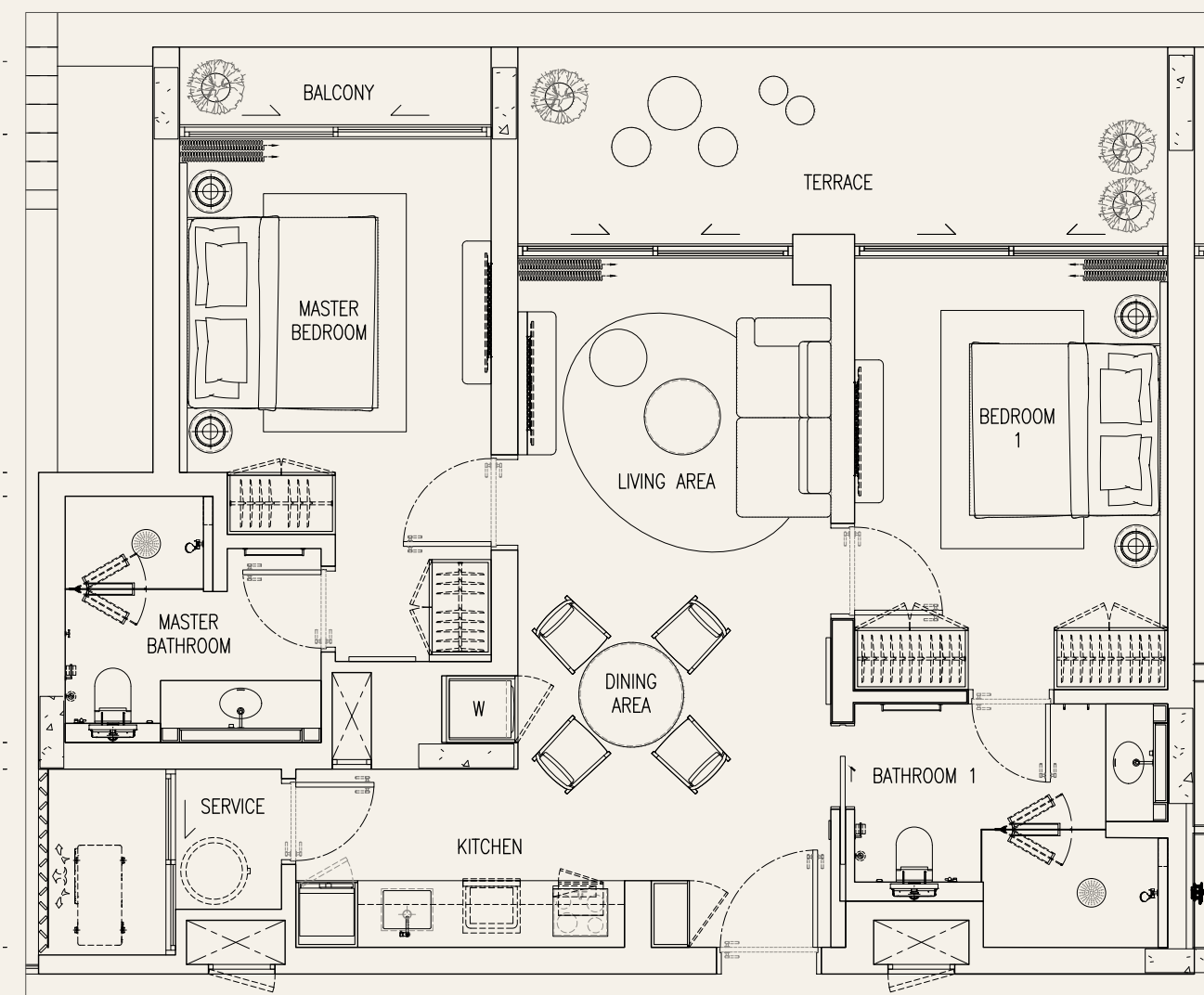
220 000 THB | 6 027 \$

Unit price

23 100 000 THB | 632 876 \$

Investment period

2,5 years



Internal 86 m<sup>2</sup>

External 19 m<sup>2</sup>

Total 105 m<sup>2</sup>

## EXPECTED PRICE OF 2 BEDROOM RESIDENCE BY THE END OF CONSTRUCTION

35 358 015 THB  
968 712 \$

# PROJECTED TOTAL PRICE GROWTH

53%

## RENTAL ROI PER YEAR

8,28%

# MEDIA ABOUT US

\*click the logos to follow the link

**Bangkok Post**

**Forbes** THAILAND

**Esquire** HONG KONG

**NIKKEI Asia**

**VOGUE**  
CHINA

## GREEN DEVELOPER TRANSFORMS PHUKET WITH FAMILY-CENTRIC GARDENS OF EDEN

The expansive project funded by Dubai investment capital, Amal Development, reveals a 5,000 m<sup>2</sup> wellness facility and five hectares of dedicated gardens and parkland. The pioneering Gardens of Eden, a new-generation green development project, has unveiled the second phase of its expansive 73-rai residential and lifestyle community on Bangtao Beach, Phuket.

Bangkok Post, 24 January 2024



GARDENS  
OF EDEN