

NOVOTEL PHUKET KAMALA BEACH RESORT for Sales.

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Novotel Phuket Kamala Beach Resort is a luxury and
elegant newly developed resort, featuring modern
architecture with high-rise buildings and
private pool villas.

Single-storey buildings with bright and elegant design, surrounded by natural mountains and the Andaman Sea. Buildings are 1 and 4 storeys high, offering stunning views of the beautiful Andaman Sea and mountain ranges. The resort is located adjacent to Kamala Beach and near major tourist attractions.

Novotel Phuket Kamala Beach Resort

This resort is located directly on Kamala Beach.

Resort age: 5 years, in new condition.

Situated close to many tourist attractions by road and sea, surrounded by numerous resorts and a beachfront pedestrian road at Kamala Beach.

From this resort, guests can conveniently travel to Phuket Town and the airport within a short time.

Novotel Phuket Kamala Beach Resort

This resort offers 152 luxury guest rooms plus 14 villas in various styles, with beautiful modern design, rated as an international 4-star resort, fully equipped with world-class facilities, including a well-known spa, on a beautiful beachfront land plot.

Total land area: 8-0-0 Rai. (Nor Sor 3 Kor title)

Novotel Phuket Kamala Beach Resort

The resort is structured as a private family-owned company, managed directly by the owner and franchised under Accor Thailand.

There are existing bank liabilities.

Additional Details :

- 1) Total usable area of the entire hotel is approximately 35,500 square meters on a land plot of 8-0-0 Rai (Nor Sor 3 Kor title, 8 deeds).
- 2) Total management team and staff approximately 130 per (Pre-COVID)
- 3) Guest rooms: 152 rooms + 14 villas
 - 3.1) 55 Superior Rooms S/T (30 sqm)

3.2) 55 **Superior Ocean Rooms S/T**
(30sqm)

3.3) 44 **Ocean Deluxe Rooms S/T** (
30sqm)

3.4) 8 **Ocean Suites S/D** (70sqm)

3.5) 3 **Jacuzzi Villa S/D** (42 sqm)

3.6) 3 **Ocean Villa S/D** (42 sqm)

3.7) 4 **Ocean Villa w/pool S/D** (65 sqm)

3.8) 2 One Bed Deluxe Villa w/pool
(70 sqm)

3.9) 2 Two Bed Deluxe Villa w/pool (70 sqm)

4) Facilities:

4.1) 1 Restaurant + 1 Terrace Restaurant + 1 Rooftop Restaurant

4.2) 3 Meeting Rooms (30-200 persons)

4.3) 1 Spa + 1 Fitness Center

4.3) 1 Main Swimming Pool + 1 Children's Pool

4.4) 1 Recreation Room + 1 Kids Club

4.5) Tour & Excursion Services

4.6) Parking Area and Coach Parking: 60-80 Cars

5) Average Annual Occupancy Rate (OCR): 92%
per Month (Pre-COVID)

- 6) Average Room Rate (**AAR**): 3,650 THB / day.
(Pre-Covid period).
- 7) Revenue share ratio; out of total revenue 55 % was
from Room revenue and the other 45 % from
Restaurant revenue, Meeting room rental fees and
others. (Pre-Covid period)
- 8) Hotel total revenue per month: 18.0–20.0 million THB /
month. (Pre-Covid period)
- 8) Hotel total revenue per month: 18.0–20.0 million THB /
month. (Pre-Covid period)
- 9) Hotel total expenses per month: 8.5–9.5 million THB /
month. (Pre-Covid period)

10) Estimated market land price of the hotel: 60–80 million THB

Selling Price: 2,850 million THB

End:

Novotel Phuket Kamala Beach

Resort, Phuket

Novotel Phuket Kamala Beach Resort

<https://www.novotelphuketkamala.com/en/>

<https://maps.app.goo.gl/FnDD58ZEUWaD7dfR8>

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PHUKET

KAMALA BEACH



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