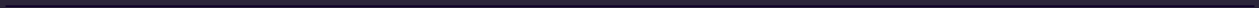




ANDROMEDA

ELEVATE YOUR SENSES



ANDROMEDA CONDOMINIUM

ELEVATE YOUR SENSES



Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalemporn Khoncham Address : 3/220 Moo 6, Na Kler Sub-District, Banglamung District, Chonburi Registered Capital: 40,000,000 Baht (Fully paid). The project will be constructed as residential condominium having 1 building, 36 storeys, 216 units on the land title deed 3966.3978 Approximate land area 683.6 sq.wa. Construction will be completed in Q4 2019. The project has been registered as the condominium after the construction completed. Sinking fund and common area fee must be paid by buyer to juristic person according to the regulation of condominium juristic person. Information provided is deemed accurate at the time of publication. Images are subjected to artists' interpretation. The information contained in the brochure is subjected to change as maybe approved by the authorities and cannot form part of an offer or contract. The company reserves the right to change the project's details without prior notice.

ANDROMEDA CONDOMINIUM

PERFECT VIEW IN THE FINEST AREA



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ANDROMEDA CONDOMINIUM

FOREFRONT EXPERIENCE

Starts from our very first low rise condominium, continued to impressive 49 storey building we are always been designed the hi-end quality products, concentrated on modern design and selected materials. Once again, we have created exterior and interior of our new Andromeda project, with the passion to deliver only the best you can dream of.



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ANDROMEDA CONDOMINIUM

THE BEST MATERIALS

Andromeda has selected the best materials an expert approach in construction materials and interior design



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ANDROMEDA CONDOMINIUM

DEVELOPER

Andromeda Condominium is the latest achievement by Apus Development, the premier real estate developer in Pattaya. With successful project launches of Apus in the city center, Cetus luxury tower and Del Mare seaside high-rise, Apus Development has built a track record of trustworthy results and reliable service for residents over the past 10 years.

From our first low-rise buildings to our modern high-rise landmarks, the hallmarks of Apus Development is selecting exceptional locations and designing spaces that maximize quality of living using the highest grade materials, applying professional expertise in construction for long-lasting quality.

www.apus.co.th



APUS
CONDOMINIUM PATTAYA



CETUS
BEACHFRONT PATTAYA



DEL MARE
BANGSARAY BEACHFRONT

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ANDROMEDA CONDOMINIUM

PARTNERSHIPS THAT ENSURE PERFECTION



Architecture+Planning

LEADING ARCHITECTURE TEAM

makeAscene

BEST IN CLASS INTERIOR
DESIGN COMPANY



VISTA
PAGODA
Company Limited

TOP LANDSCAPE
DESIGN COMPANY

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ANDROMEDA CONDOMINIUM

A DEDICATED JURISTIC TEAM

Andromeda condominium will be managed by a dedicated juristic team of professional staff, available to quickly respond to the needs of residents at any time of a day or night.



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ANDROMEDA CONDOMINIUM

LOCATION

Andromeda is located on the highest point of the city
that never sleeps Tourism Capital of the South East Asia

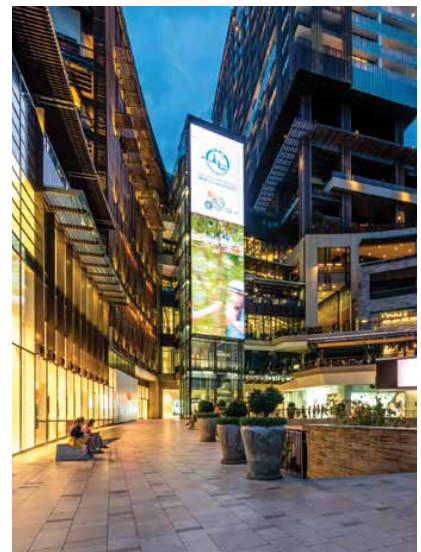


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ANDROMEDA CONDOMINIUM

LOCATION

JUST IN THE WALKING DISTANCE Restaurant, shopping malls, beautiful beaches, seafront activities and much more



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ANDROMEDA CONDOMINIUM

WEALTH OF FLAVOURS

One of the most sought-after neighborhoods to live, Pratumnak now offers an abundance of desired amenities. Nearby to Andromeda is the Royal Varuna Yacht Club, or take a leisurely stroll to a wealth of neighborhood shopping and dining options, offering hip ambience and culinary flair that rivals even the most chic corners of Bangkok, but with the addition here of tranquil sea views and a cool gentle breeze.

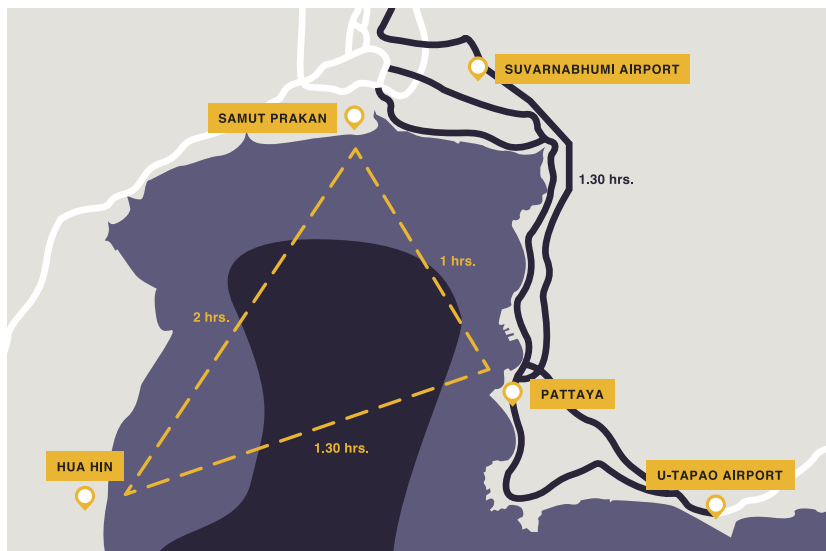


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LOCATION MAP

DIRECTLY CONNECTED TO ANDROMEDA

Andromeda couldn't be better placed! It sits within beachfront and next to the most attractive spots of Pattaya city! having new hi-speed ferry station at the bali hai pier, It connects Andromeda even to other attractive tourist destinations of Thailand!



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ANDROMEDA CONDOMINIUM

LOCATION MAP

DIRECTLY CONNECTED TO ANDROMEDA
Way to Bangkok, Suvarnabumi and Utopao International
Airports, world-class hospitals just in case, and much
more in a very convenient way!



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ANDROMEDA CONDOMINIUM

THE GREAT LOCATION

FACILITIES LOCATION

	Minute By Car
Cozy Beach	1
Royal Varuna Yacht Club	2
Big Bhudda Temple	3
High Speed Ferry	5
Queen Sirikit Public Park	5
Police Station	5
Pattaya City Hospital	10

ATTRACTIVE LOCATION

The Sky Gallery Pattaya
 Flic Cliff Club
 Royal Cliff Hotel
 Inter Continental Pattaya Resort
 Lighthouse Viewpoint
 Walking Street
 Royal Garden Plaza
 Central Festival Pattaya Beach
 Cabbage & Condom
 Pattaya Park
 Pattaya Landmark
 The Chocolate Factory Pattaya
 And More



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ANDROMEDA CONDOMINIUM

BUILDING INFORMATION

Developer : APUS DEVELOPMENT GROUP
Lead Architect : KTG INTER-ASSOCIATES, Ltd.
Landscape Designer : Vista pagoda
Interior Designer : makeAscene

Land Area: 1-2-83.6 rai / 683.6 Sq.Wah : Freehold
Number of Units: Approximately 216 units
Storey: 36 storey 1 Building

Construction Start : Q4 2017
Construction Complete : Q4 2019

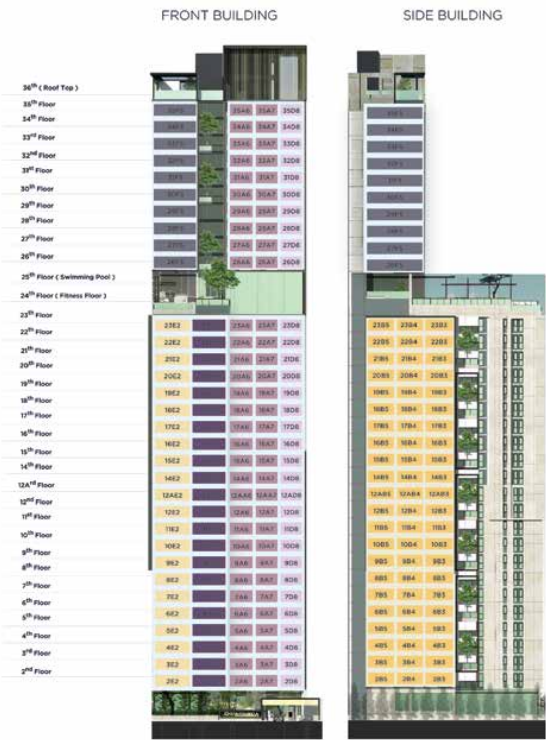
Commom fee : 55 Baht / Sq.m.
Sinking fund : 600 Baht / Sq.m.



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MATRIX PLAN

UNIT MIX			
room mix	size	units	percent
studio type A	28, 29	64	30%
one bedroom type B	33, 34	66	31%
one bedroom type C	54	22	10%
two bedroom type D	60	32	10%
two bedroom type E	72	22	15%
two bedroom type F	75	10	5%
Total		216	100%



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ANDROMEDA CONDOMINIUM

MASTER PLAN



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FITNESS FLOOR



SWIMMING POOL FLOOR



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ROOFTOP FLOOR



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ANDROMEDA CONDOMINIUM

FLOORPLAN 2nd



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FLOORPLAN 3rd, 6th, 9th, 12th, 15th, 18th, 21st, 23rd



ANDROMEDA CONDOMINIUM

FLOORPLAN 4th,7th,10th,13th,16th,19th,22nd



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ANDROMEDA CONDOMINIUM

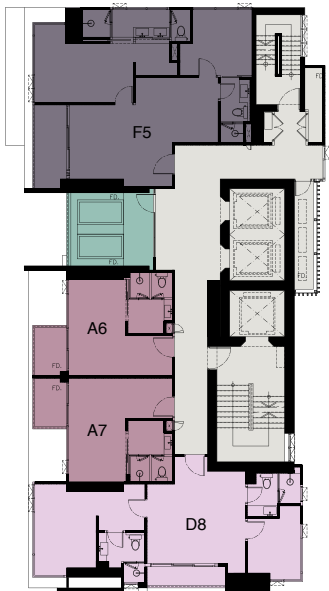
FLOORPLAN 5th,8th,11th,14th,17th,20th



Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalerophon Khoncham Address : 3/220 Moo 6, Na Kler Sub-District, Banglamung District, Chonburi Registered Capital: 40,000,000 Baht (Fully paid). The project will be constructed as residential condominium having 1 building, 36 storeys, 216 units on the land title deed 3966.3978 Approximate land area 683.6 sq.wa. Construction will be completed in Q4 2019. The project has been registered as the condominium after the construction completed. Sinking fund and common area fee must be paid by buyer to juristic person according to the regulation of condominium juristic person. Information provided is deemed accurate at the time of publication. Images are subjected to artists' interpretation. The information contained in the brochure is subjected to change as maybe approved by the authorities and cannot form part of an offer or contract. The company reserves the right to change the project's details without prior notice.

FLOORPLAN 26th

- TYPE F5
75 sq.m. 2 BR
- TYPE A6
28 sq.m. STUDIO
- TYPE A7
29 sq.m. STUDIO
- TYPE D8
60 sq.m. 2 BR

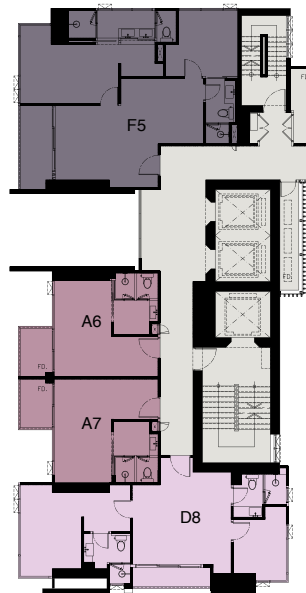


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ANDROMEDA CONDOMINIUM

FLOORPLAN 27th, 28th, 31st, 34th

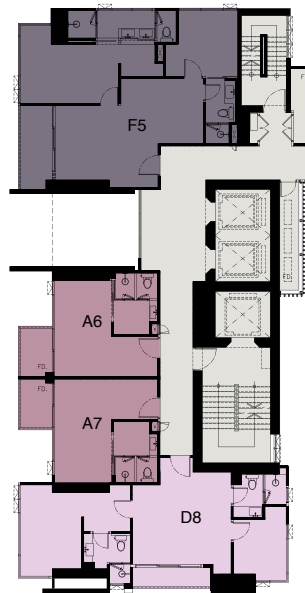
- TYPE F5
75 sq.m. 2 BR
- TYPE A6
28 sq.m. STUDIO
- TYPE A7
29 sq.m. STUDIO
- TYPE D8
60 sq.m. 2 BR



Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalemporn Khoncham Address : 3/220 Moo 6, Na Kler Sub-District, Banglamung District, Chonburi Registered Capital: 40,000,000 Baht (Fully paid). The project will be constructed as residential condominium having 1 building, 36 storeys, 216 units on the land title deed 3966.3978 Approximate land area 683.6 sq.wa. Construction will be completed in Q4 2019. The project has been registered as the condominium after the construction completed. Sinking fund and common area fee must be paid by buyer to juristic person according to the regulation of condominium juristic person. Information provided is deemed accurate at the time of publication. Images are subjected to artists' interpretation. The information contained in the brochure is subjected to change as maybe approved by the authorities and cannot form part of an offer or contract. The company reserves the right to change the project's details without prior notice.

FLOORPLAN 29th, 32nd

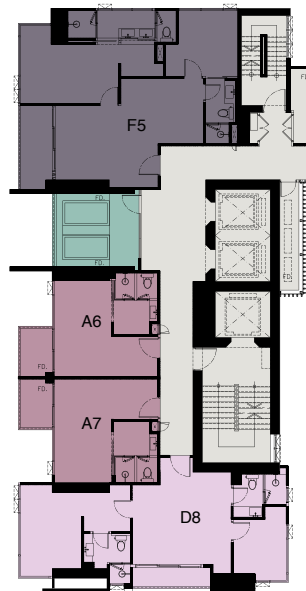
- TYPE F5
75 sq.m. 2 BR
- TYPE A6
28 sq.m. STUDIO
- TYPE A7
29 sq.m. STUDIO
- TYPE D8
60 sq.m. 2 BR



ANDROMEDA CONDOMINIUM

FLOORPLAN 30th, 33rd

- TYPE F5
75 sq.m. 2 BR
- TYPE A6
28 sq.m. STUDIO
- TYPE A7
29 sq.m. STUDIO
- TYPE D8
60 sq.m. 2 BR



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FLOORPLAN 35th

- TYPE F5
75 sq.m. 2 BR
- TYPE A6
28 sq.m. STUDIO
- TYPE A7
29 sq.m. STUDIO
- TYPE D8
60 sq.m. 2 BR

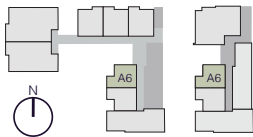
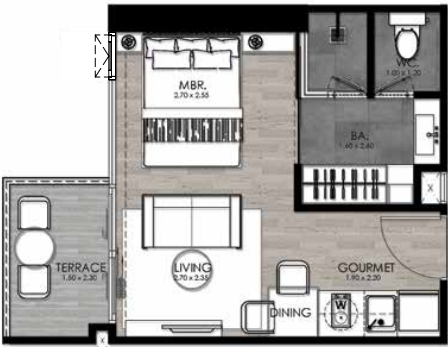


Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalemporn Khoncham Address : 3/220 Moo 6, Na Kler Sub-District, Banglamung District, Chonburi Registered Capital: 40,000,000 Baht (Fully paid). The project will be constructed as residential condominium having 1 building, 36 storeys, 216 units on the land title deed 3966.3978 Approximate land area 683.6 sq.wa. Construction will be completed in Q4 2019. The project has been registered as the condominium after the construction completed. Sinking fund and common area fee must be paid by buyer to juristic person according to the regulation of condominium juristic person. Information provided is deemed accurate at the time of publication. Images are subjected to artists' interpretation. The information contained in the brochure is subjected to change as maybe approved by the authorities and cannot form part of an offer or contract. The company reserves the right to change the project's details without prior notice.

1 BEDROOM | 28 SQ.M.

TYPE : A6

Specifications	
Bedrooms	1
Bathroom	1
Living	1
Kitchen	1
Total Area	28 sq.m.



Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalermporn Khoncham Address : 3/220 Moo 6, Na Kler Sub-District, Banglamung District, Chonburi Registered Capital: 40,000,000 Baht (Fully paid). The project will be constructed as residential condominium having 1 building, 36 storeys, 216 units on the land title deed 3966.3978 Approximate land area 683.6 sq.wa. Construction will be completed in Q4 2019. The project has been registered as the condominium after the construction completed. Sinking fund and common area fee must be paid by buyer to juristic person according to the regulation of condominium juristic person. Information provided is deemed accurate at the time of publication. Images are subjected to artists' interpretation. The information contained in the brochure is subjected to change as maybe approved by the authorities and cannot form part of an offer or contract. The company reserves the right to change the project's details without prior notice.

ANDROMEDA CONDOMINIUM

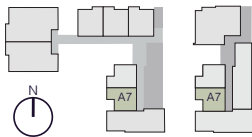
1 BEDROOM | 29 SQ.M.

TYPE : A7

Specifications

Bedrooms	1
Bathroom	1
Living	1
Kitchen	1

Total Area 29 sq.m.



Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalerophon Khoncham Address : 3/220 Moo 6, Na Kler Sub-District, Banglamung District, Chonburi Registered Capital: 40,000,000 Baht (Fully paid). The project will be constructed as residential condominium having 1 building, 36 storeys, 216 units on the land title deed 3966.3978 Approximate land area 683.6 sq.wa. Construction will be completed in Q4 2019. The project has been registered as the condominium after the construction completed. Sinking fund and common area fee must be paid by buyer to juristic person according to the regulation of condominium juristic person. Information provided is deemed accurate at the time of publication. Images are subjected to artists' interpretation. The information contained in the brochure is subjected to change as maybe approved by the authorities and cannot form part of an offer or contract. The company reserves the right to change the project's details without prior notice.

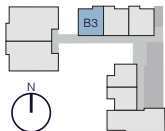
1 BEDROOM | 34 SQ.M.

TYPE : B3

Specifications

Bedrooms	1
Bathroom	1
Living	1
Kitchen	1

Total Area	34 sq.m.
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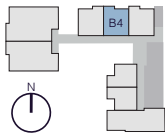


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1 BEDROOM | 33 SQ.M.

TYPE : B4

Specifications	
Bedrooms	1
Bathroom	1
Living	1
Kitchen	1
Total Area	33 sq.m.



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ANDROMEDA CONDOMINIUM

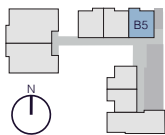
1 BEDROOM | 34 SQ.M.

TYPE : B5

Specifications

Bedrooms	1
Bathroom	1
Living	1
Kitchen	1

Total Area	34 sq.m.
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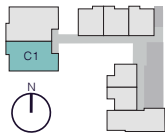


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1 BEDROOM | 54 SQ.M.

TYPE : C1

Specifications	
Bedrooms	1
Bathroom	1
Living	1
Kitchen	1
Total Area	54 sq.m.

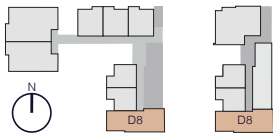


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2 BEDROOM | 60 SQ.M.

TYPE : D8

Specifications	
Bedrooms	2
Bathroom	2
Living	1
Kitchen	1
Total Area	60 sq.m.



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ANDROMEDA CONDOMINIUM

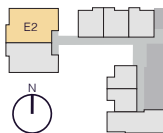
2 BEDROOM | 72 SQ.M.

TYPE : E2

Specifications

Bedrooms	2
Bathroom	2
Living	1
Kitchen	1

Total Area 72 sq.m.



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ANDROMEDA CONDOMINIUM

2 BEDROOM | 75 SQ.M.

TYPE : F5

Specifications

Bedrooms	2
Bathroom	2
Living	1
Kitchen	1

Total Area 75 sq.m.



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ANDROMEDA CONDOMINIUM

EXTERIOR



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ANDROMEDA CONDOMINIUM

INTERIOR

2 BEDROOM

Every two-bedroom unit feels like an estate in the sky, with spacious floor plans and quality construction using premium materials and fittings. Each unit offers the absolute finest 270° sea view that Pratumnak area has to offer, highlighted by soaring floor-to-ceiling windows. Perfect for families or couples seeking a residence to spend more time in paradise.



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ANDROMEDA CONDOMINIUM

INTERIOR



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ANDROMEDA CONDOMINIUM

INTERIOR

1 BEDROOM

The array of one-bedroom options at Andromeda combines ample space and luxurious interiors for an exemplary environment that is a pleasure to personalize. Wake up each morning to a breathtaking sea view with ample greenery that will have you counting your blessings.



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ANDROMEDA CONDOMINIUM

INTERIOR

STUDIO

A perfect getaway, the studio unit at Andromeda allow for access to all the amenities with a sense of belonging in the highly-desired Pratumnak neighborhood. The living spaces combine convenience and luxury, thanks to the attention to detail lavished by our award-winning interior designer.



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ANDROMEDA CONDOMINIUM

FACILITY



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ANDROMEDA CONDOMINIUM

SERENITY

Andromeda is designed for relaxation, and includes a wealth of facilities that allow residents to fully enjoy leisure times. In the sky lounge and library, curl up with a novel you have been meaning to finish, and luxuriate on the resort-style sofa beds. There is also a stocked entertainment room equipped for fun for the whole family.



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ANDROMEDA CONDOMINIUM

SERENITY

After a long day or a strenuous workout, Andromeda residents can unwind in the Jacuzzi and panoramic spa pool while enjoying a picture perfect view.



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ANDROMEDA CONDOMINIUM

VITALITY

The fully-equipped, climate-controlled fitness center offers residents commercial-grade machines and equipment, free weights and activity spaces to break a healthy sweat and maintain your beach-ready physique.



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ANDROMEDA CONDOMINIUM

VITALITY

Located on the 25th floor, the infinity-view Sky Pool is a lovely space for swimming laps or splashing around, with a majestic open sea view rivaling five-star resorts. The open deck is perfect for sunbathing and admiring a view like no other.



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ANDROMEDA CONDOMINIUM

INFINITY EDGE POOL



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ANDROMEDA CONDOMINIUM

PANORAMIC VIEW 9th FLOOR



PANORAMIC VIEW 16th FLOOR



Project owner : Cliffside Enterprises Co., Ltd. Chief Executive Officer: Mr. Chalermporn Khoncham Address : 3220 Moo 6, Na Kier Sub-
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ANDROMEDA CONDOMINIUM

PANORAMIC VIEW 21st FLOOR



PANORAMIC VIEW 28th FLOOR



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PANORAMIC VIEW 35th FLOOR



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