



ABOV

POOL VILLA PATONG

ABOUT

ABOV PATONG

ABOV is a visionary real estate developer redefining luxury living through hotels, residences, condominiums, and exclusive pool villas — each crafted with meticulous attention to detail and a commitment to enduring value.

Headquartered in Phuket, ABOV's flagship development, ABOV Patong – Define the Horizon, is set on the last prime hilltop land in Patong, spanning over 95 rai. The project is being transformed into Thailand's first Multi-Brand Luxury District, bringing together branded hospitality, residences, and private pool villas in one integrated destination.

Designed to harmonize with the natural Andaman landscape, ABOV Patong combines contemporary architecture, international brand collaborations, and refined lifestyle experiences to create a new landmark for luxury living in Phuket.



VOCO[™]
AN IHG[®] HOTEL

ASCOTT
ABOV
PATONG PHUKET
RESIDENCES

A2 : 12-0-12.1 Rai (H=6-0-16.1 Rai, R=5-3-96 Rai)

byyoo

A1 : 13-0-15.6 Rai (H=7-3-2.6 Rai, R=5-1-13 Rai)

A3 : 14-0-19.5 Rai (R1=7-3-79.4 Rai, R=5-1-65.9 Rai)

byyoo

A4 : 12-1-92.2 Rai (H=7-0-26.3 Rai, R=5-1-65.9 Rai)

ROAD : 7-1-76.9 Rai

5 Star villa

B : 36-0-3.4 Rai (B1=9-2-88.04 Rai, B2=26-1-15.36 Rai)



ABOV PATONG B1



THE SEAMLESS INTEGRATION WITH NATURAL

Inspired by Seamless integration with Nature, this luxurious villa

This luxurious villa offers an escape from the chaos and pollution of city life. It provides a refined retreat where every moment can be savored against the backdrop of Patong's breathtaking sunsets. Through thoughtfully crafted architecture and interior design, every element frames the golden hues of the setting sun, reflecting the elegance of nature while enhancing your connection to the environment. The result is a harmonious blend of tranquility, sophistication, and sunset serenity - where nature, elevated living, and spectacular views of the sun meeting the horizon exist in perfect balance.



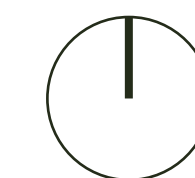
PROPERTY SUMMARY

Project name	: Abov Pool Villa Patong
Project owner	: Above Development Co.,Ltd.
Location	: Patong, Kathu, Phuket, Thailand
Land area	: 9-2-88.04 rai (15,552.16 sq.m.)
Title	: Leasehold
Villa Types	: Avanti
Total Units	: 22 Building





AVANTI



ABOV PATONG PHUKET B1
MASTERPLAN





















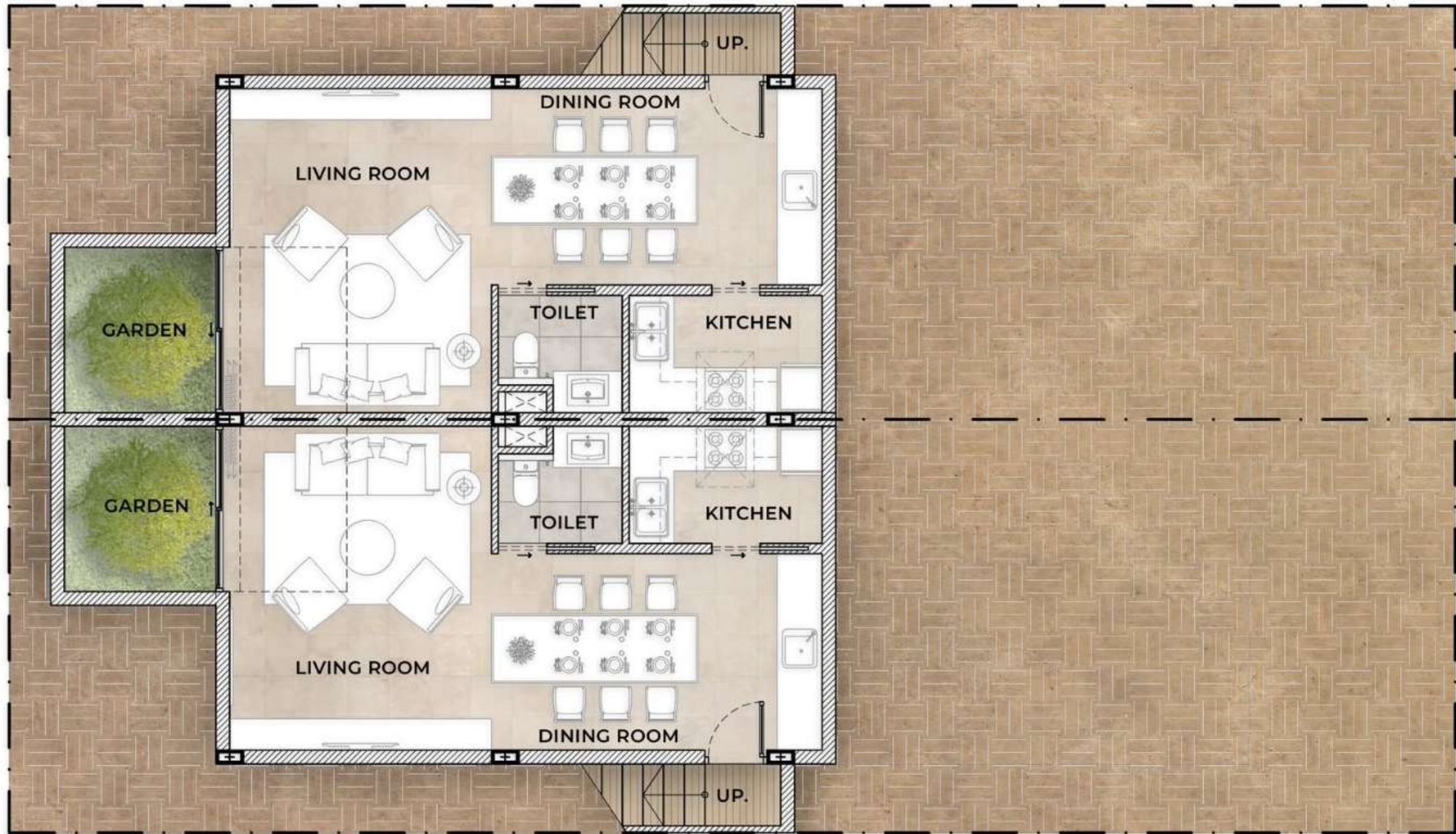


FLOOR PLAN

ROOM 101-102

FLOOR PLAN

BASEMENT OPTION 1



FUNCTION

Living Room

Toilet

Dining

Pantry & Kitchen

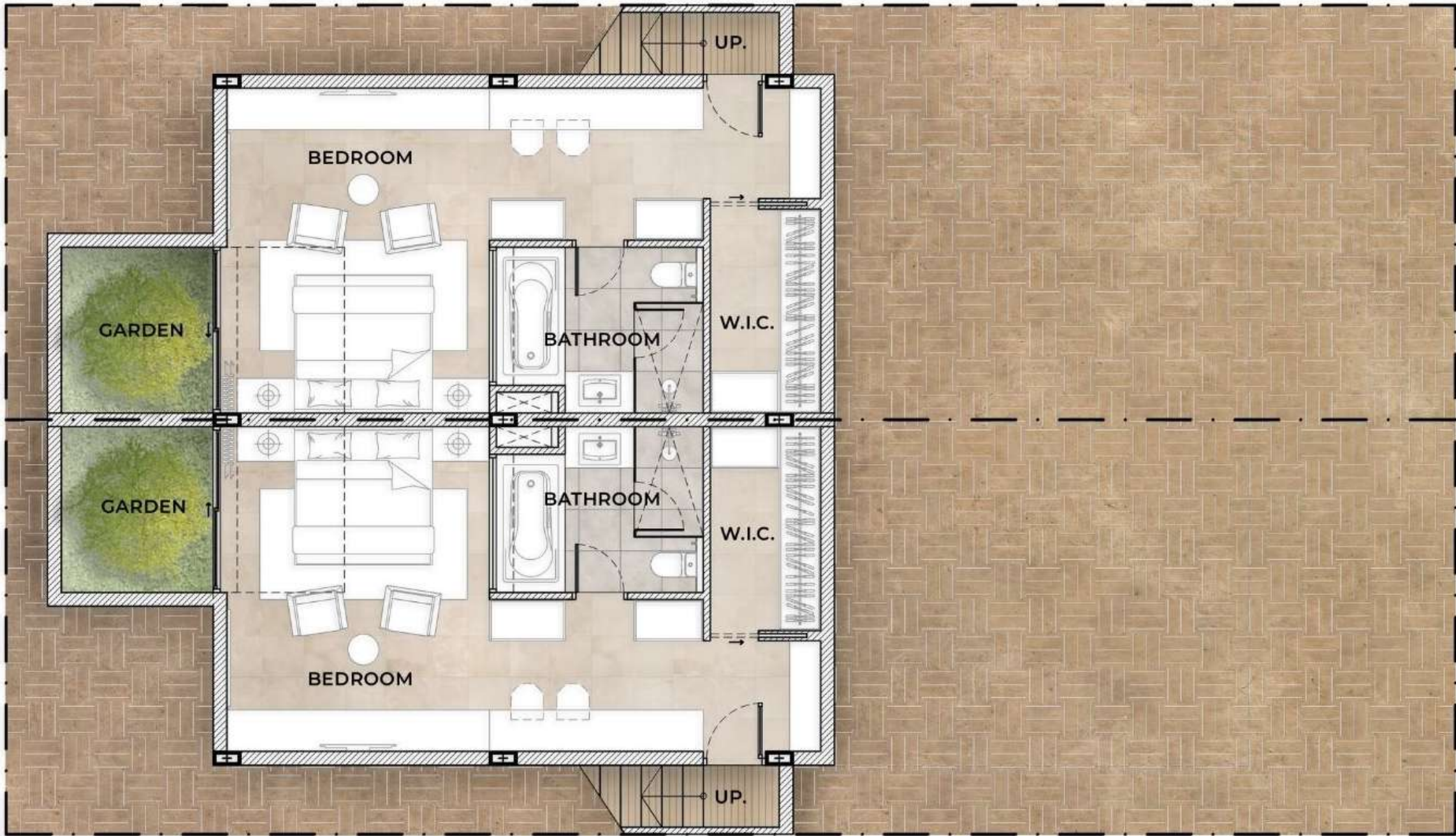
Garden

AREA SUMMARY

Room	101	102
Total Area	135 sq.m.	135 sq.m.
Indoor	85 sq.m.	85 sq.m.
Outdoor	50 sq.m.	50 sq.m.

FLOOR PLAN

BASEMENT OPTION 2



FUNCTION

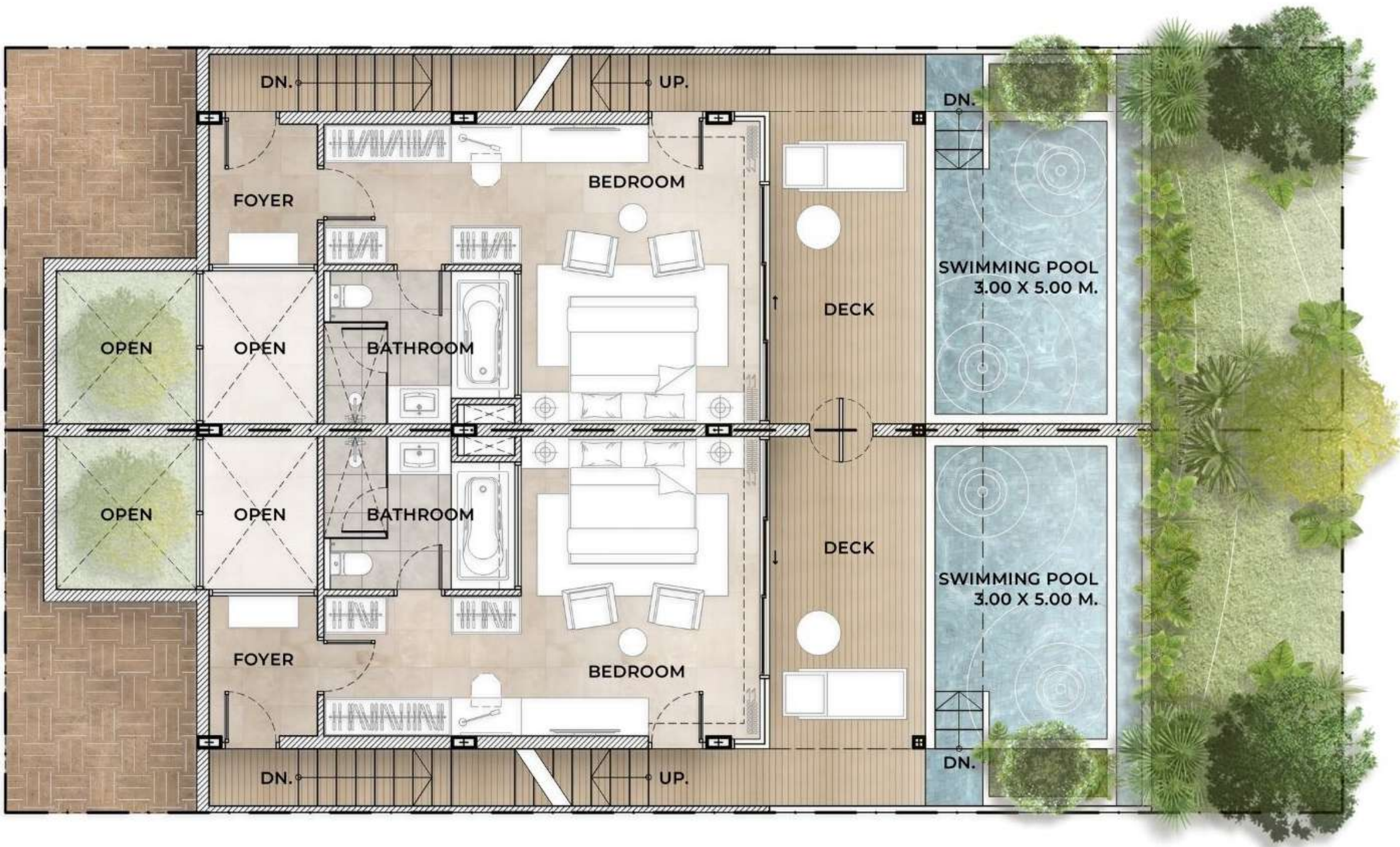
- Bedroom
- Bathroom
- Walk-in Closet
- Garden

AREA SUMMARY

Room	101	102
Total Area	135 sq.m.	135 sq.m.
Indoor	85 sq.m.	85 sq.m.
Outdoor	50 sq.m.	50 sq.m.

FLOOR PLAN

1st FLOOR OPTION 1



FUNCTION

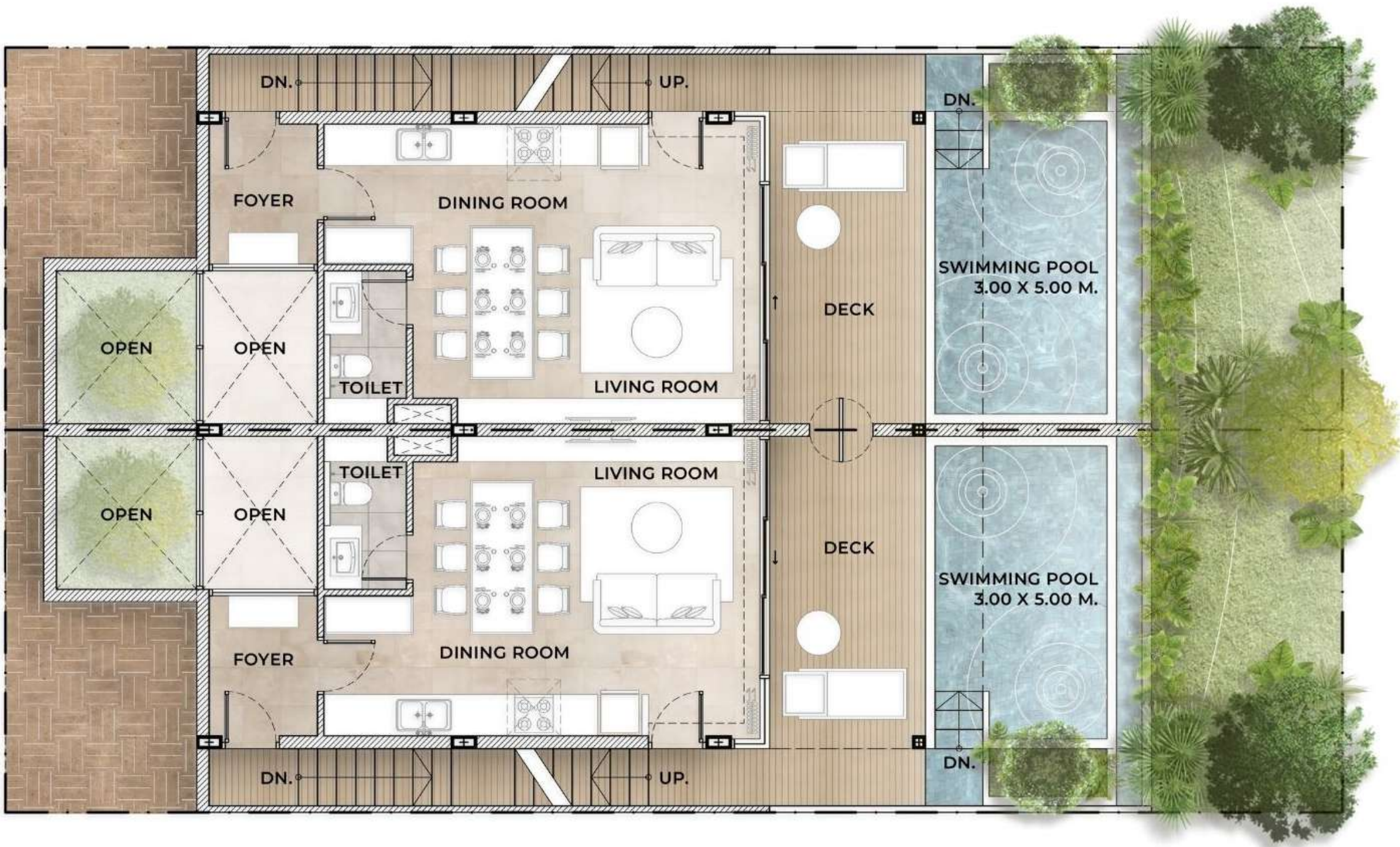
- Bedroom
- Bathroom
- Foyer
- Deck
- Swimming Pool 3x5 m.

AREA SUMMARY

Room	101	102
Total Area	135 sq.m.	135 sq.m.
Indoor	85 sq.m.	85 sq.m.
Outdoor	50 sq.m.	50 sq.m.

FLOOR PLAN

1st FLOOR OPTION 2



FUNCTION

- Living Room
- Dining Room
- Foyer
- Deck
- Swimming Pool 3x5 m.

AREA SUMMARY

Room	101	102
Total Area	135 sq.m.	135 sq.m.
Indoor	85 sq.m.	85 sq.m.
Outdoor	50 sq.m.	50 sq.m.

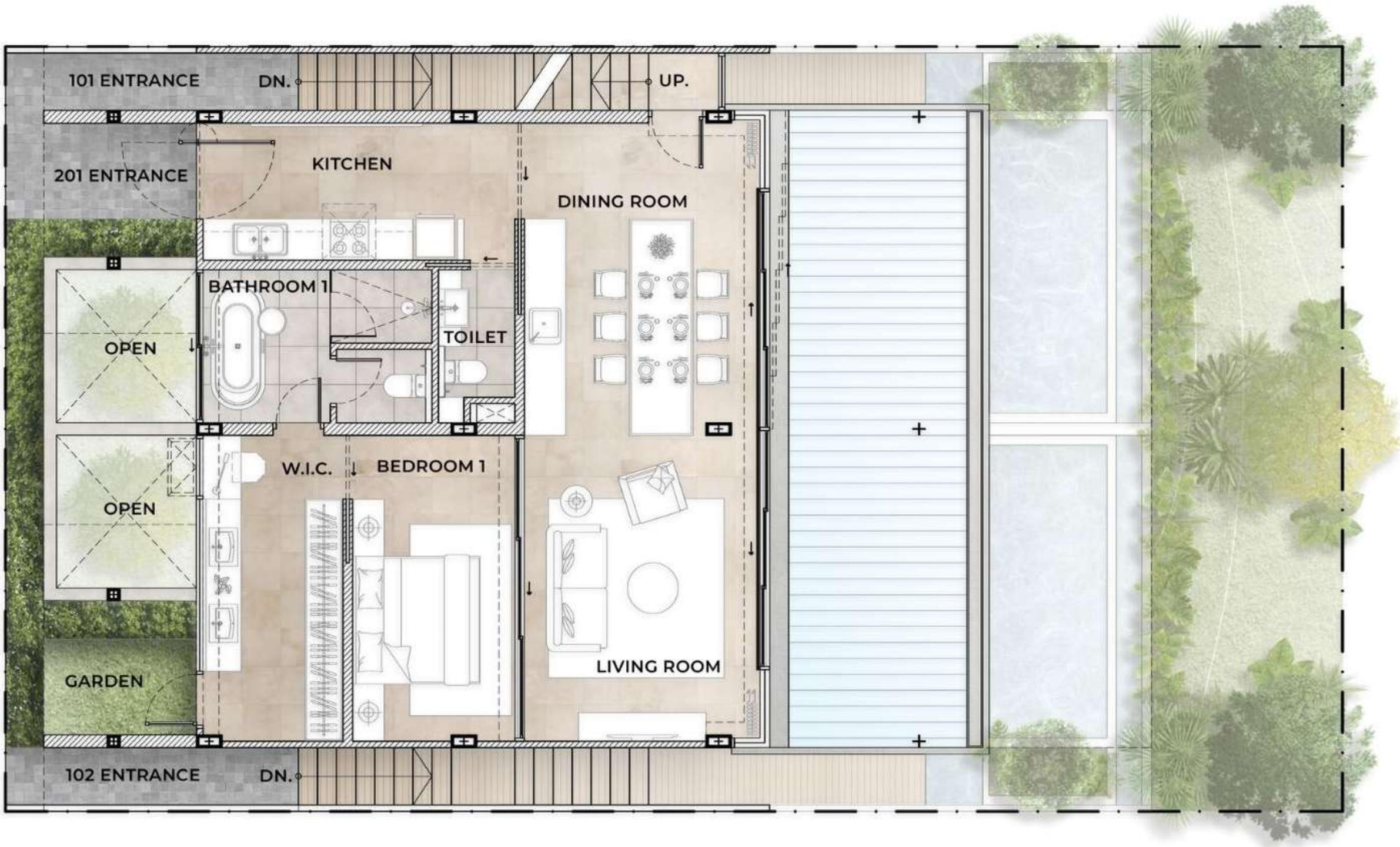


FLOOR PLAN

ROOM 201

FLOOR PLAN

2nd FLOOR



FUNCTION

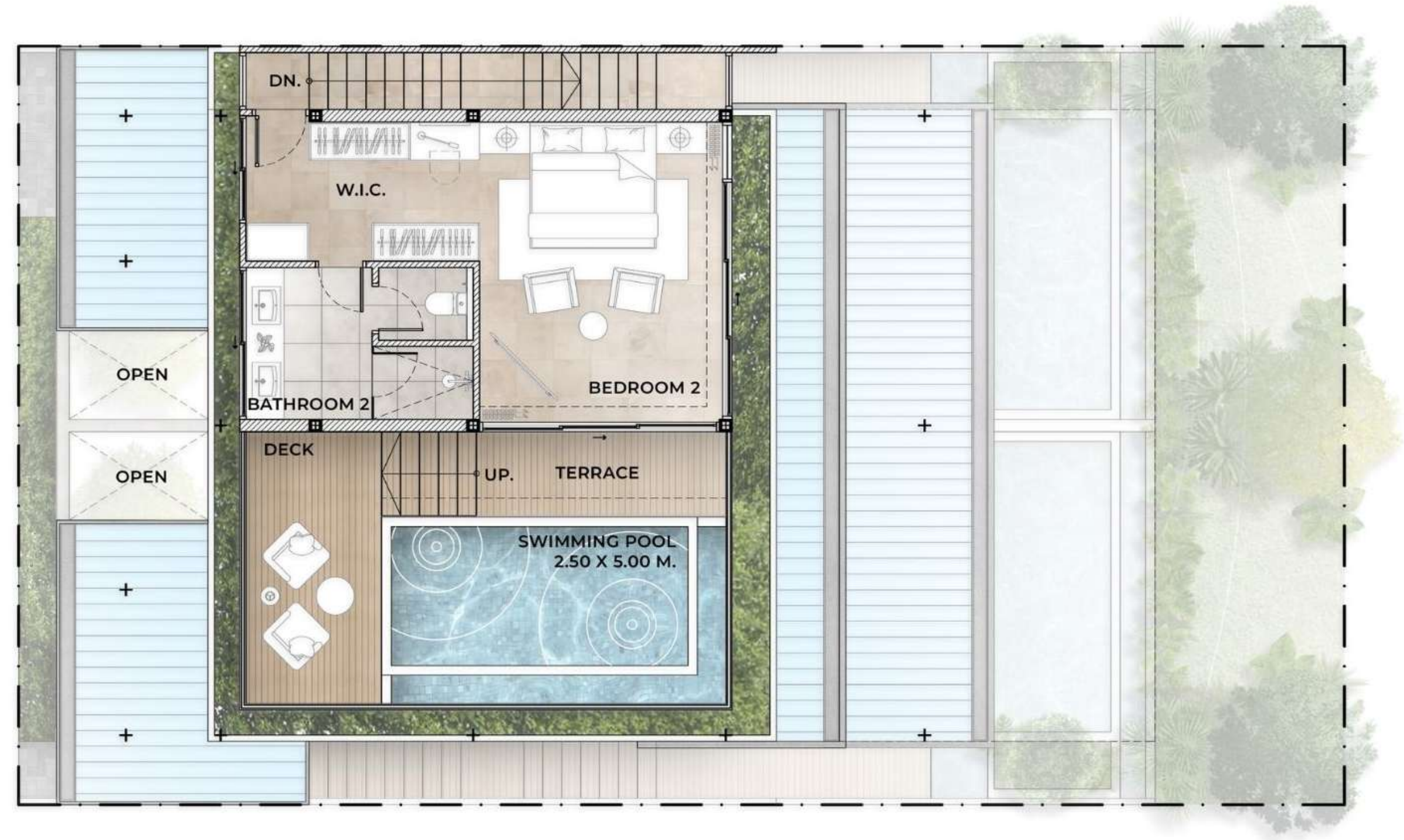
- Bedroom 1
- Bathroom 1
- Toilet
- Walk-in Closet
- Kitchen
- Dining Room
- Garden

AREA SUMMARY

Room	201
Total Area	205 sq.m.
Indoor	135 sq.m.
Outdoor	70 sq.m.

FLOOR PLAN

ROOFTOP



FUNCTION

- Bedroom 2
- Bathroom 2
- Walk-in Closet
- Deck
- Terrace
- Swimming Pool 2.5x5 m.

AREA SUMMARY

Room	201
Total Area	205 sq.m.
Indoor	135 sq.m.
Outdoor	70 sq.m.



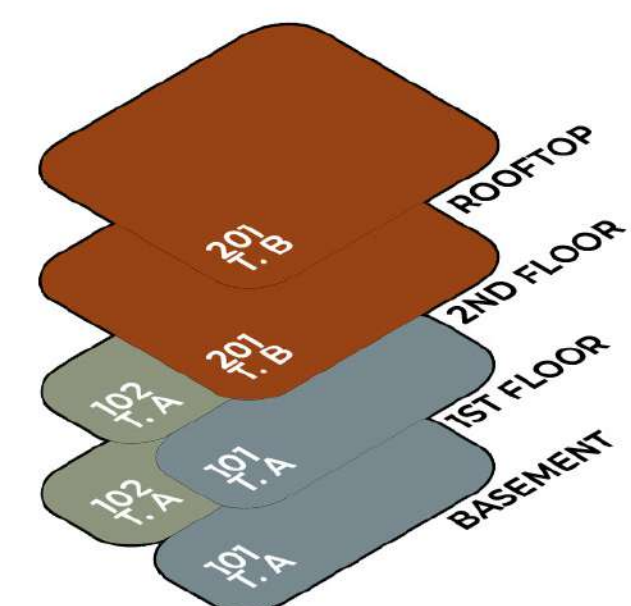
ROOF +5.95 M.

ROOFTOP +2.95 M.

2ND FLOOR +0.00 M.

1ST FLOOR -3.00 M.

BASEMENT -6.00 M.



UNIT LAYOUT - AREA BREAKDOWN BY FLOOR (per building)						
Unit No.	Unit Type	Floor	Indoor (sqm)	Outdoor (sqm)	Total (sqm)	Function
101	Type B	1 st Floor	40	45	85	Bedroom, Bathroom, Foyer, Deck, Swimming Pool, Garden Sea view Living room, Toilet, Dining, Pantry & Kitchen Garden view
101	Type B	Basement	45	5	50	
101	Type B	Subtotal	85	50	135	
102	Type B	1 st Floor	40	45	85	Bedroom, Bathroom, Foyer, Deck, Swimming Pool, Garden Sea view Living room, Toilet, Dining, Pantry & Kitchen Garden view
102	Type B	Basement	45	5	50	
102	Type B	Subtotal	85	50	135	
201	Type A	2 nd Floor	90	20	110	Living room, Toilet, Dining, Pantry & Kitchen Garden view Bedroom, Bathroom, Foyer, Deck, Swimming Pool, Garden Building additions
201	Type A	Rooftop	45	50	95	
201	Type A	Subtotal	135	70	205	
1 BUILDING TOTAL			305	170	475	

LOCATION : PATONG THE MOST PRESTIGE AREA OF THE ISLAND

150 m. to Patong Beach
1.8 km. to Freedom Beach
4.0 km. to Paradise Beach
6.8 km. to Karon Beach

1.5 km. to Bangla road
1.7 km. to Kudo Beach Club
2.0 km. to Barracuda Beach Club
3.0 km. to Fuga Beach Club

2.0 km. to Central Patong
2.1 km. to Jungceylon

2.6 km. to Patong Hospital
12 km. to QSI International School
35 km. to Phuket International Airport



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