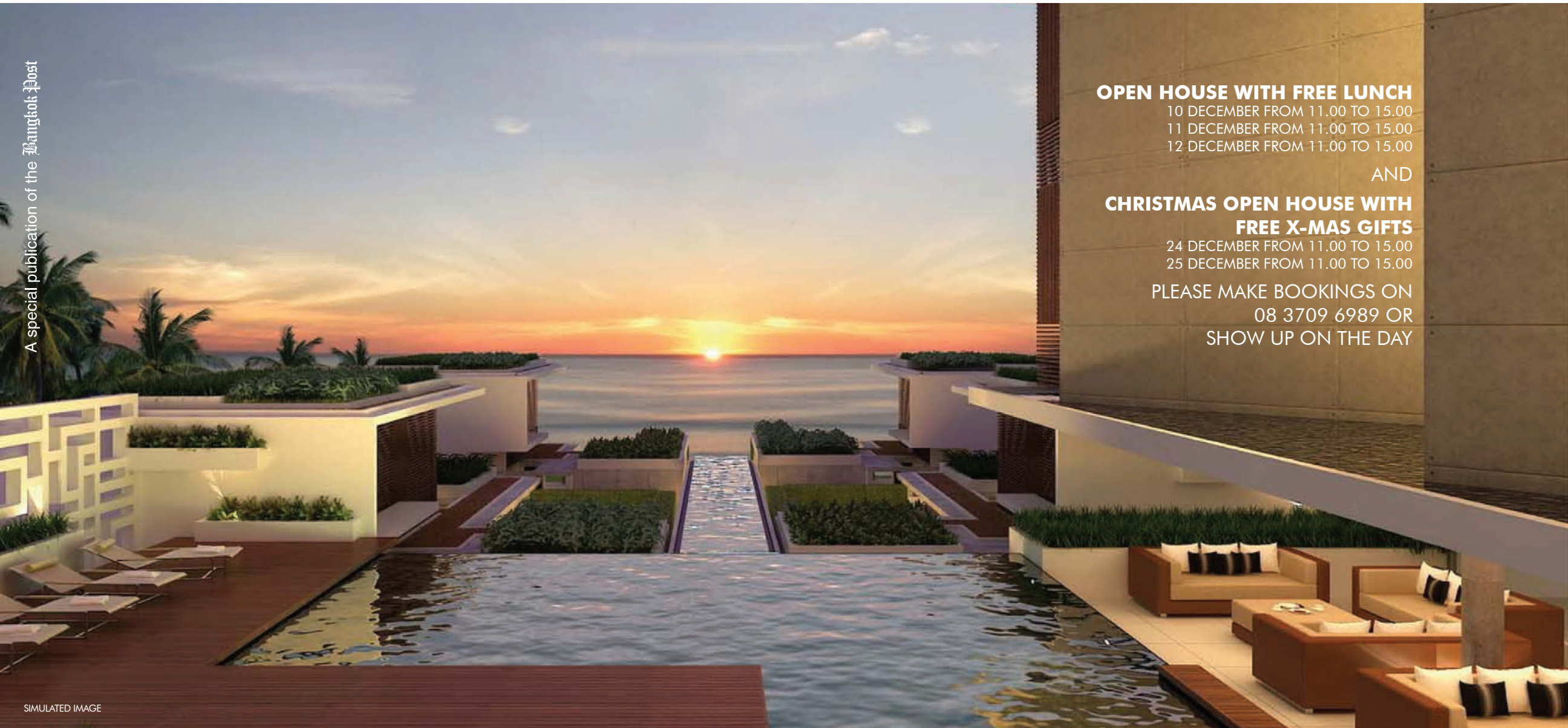


A special publication of the Bangkok Post



SIMULATED IMAGE

OPEN HOUSE WITH FREE LUNCH

10 DECEMBER FROM 11.00 TO 15.00

11 DECEMBER FROM 11.00 TO 15.00

12 DECEMBER FROM 11.00 TO 15.00

AND

**CHRISTMAS OPEN HOUSE WITH
FREE X-MAS GIFTS**

24 DECEMBER FROM 11.00 TO 15.00

25 DECEMBER FROM 11.00 TO 15.00

PLEASE MAKE BOOKINGS ON

08 3709 6989 OR

SHOW UP ON THE DAY



SIMULATED IMAGE



SIMULATED IMAGE



A NEW INSPIRATION FOR LUXURY LIVING

MODENA is perfectly located right on the waterfront in Pranburi, a pristine and prestigious tourist destination. Only 2.5 hours from Bangkok with a very easy drive along the Pranburi bypass, MODENA offers an exclusive retreat with outstanding design and full amenities.

A collection of 27 stylish condominiums and 4 elegant pool villas are housed in a low-rise, 4-storey building, all with breathtaking views of the Gulf of Thailand in front and lush, green mountains behind.



SIMULATED IMAGE

WORLD-CLASS DESIGN INSPIRED BY NATURE

To crown MODENA as a luxury beachfront residence, Gfab, a world-famous architect firm, was commissioned to design the project. "BAREFOOT LUXURY" was taken as the concept and the result is the creation of a genuine resort lifestyle, offering calming spaces and a refuge from the pressures of modern life. Such privacy, coupled with a sense of escape from troubles, seems to be the very definition of luxury.

With a desire to be part of the natural surroundings, MODENA is designed as an eco-friendly residence. An advanced gray water recycling system is used to safeguard natural resources while heatproof materials are selected for the building so as to reduce the inside temperature by at least 30%, thereby offering real comfort and a cosy atmosphere in every unit.

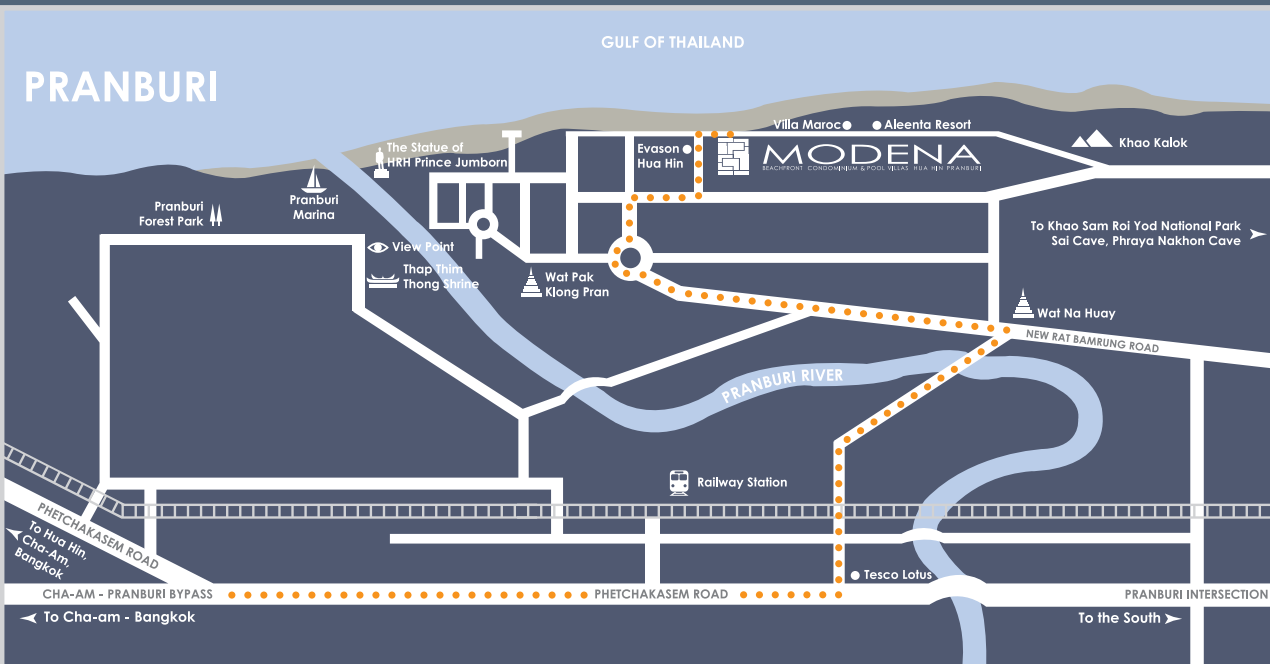


For more information, please contact:
+668 9893 3708 (TH), +668 5983 9283 (TH), +668 8495 6455 (EN)
Email: info@modenacondos.com • www.modenacondos.com

Project owner: Sukhothai Capital Co., Ltd. **Head office location:** 333/13 United Tower, Unit No. 7/2, 7th Fl., Sukhumvit Rd. Soi 55, Klongton Nua, Wattana, Bangkok 10110. **Registered capital:** 15,000,000 Baht (fully paid up). **Site location:** on land title deed no. 7409, 7470, 40652 and 40651, plots no. 44, 45, 199 and 200, Pak Nam Pran Subdistrict, Pranburi district, Prachuabkirkhan. **Land areas:** 2 Rai, 2.1 Square Wah, currently under the title of Islamic Bank of Thailand, which is the financing bank for the project construction. MODENA is currently under construction as a residential low-rise condominium (4 storeys), 1 building, 27 condominium units and 4 pool villas. The project is expected to be completed in March 2012. Unit owners will pay common property expenses in accordance with the Regulation of The Condominium Juristic Person.



SIMULATED IMAGE



GO WITH THE FLOW OF HAPPINESS

Relax amidst pristine nature just steps from your door and live your preferred lifestyle in one-bedroom to three-bedroom units or exclusive pool villas designed by a world-class architect, who also designed the Four Seasons in Ubud, Bali, among many other projects.

Amenities include contemporary infinity edge pool, lounge & bar area, library & business centre, fitness, underground parking and WiFi.

MODENA also provides 5-star dedicated concierge services to take care of your travel arrangements, restaurant bookings, tee-times at the area's 8 world-class golf courses as well as booking appointments at such luxury spas as Six Senses, Chiva-Som, Aleenta or Anantara.