

successfully owns the 2,171.2 sq.m. land which is known as one of the traditional neighborhoods of the most famous wood trading business in Bangkok. The most outstanding feature of this land lies in the fact that it allows the residents to enjoy a panoramic view of the Chao Phraya River. The land is also perfect in itself as it is not only the residential area but is surrounded by beautiful environment and well-equipped with a variety of facilities, including department store, hospital,

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school and key government offices such as Thailand's new parliament, known as the world's biggest parliament and the most stunning landmark of Bangpho vicinity.

Convenient transportation with Bangpho MRT Station adjacent to the project as well as being close to the Grand Station, Bangkok's famous train travelling hub.

Thus, AssetWise aims to develop a high-rise condominium to respond to the needs of different target groups.



## MODIZ Collection | BANGPHO



# Project Characteristics

#### • Area 2,171.2 sq.m.

- Residential building
- 26 storey 1 building
- Total 235 Units
- Parking 56%

**G FLOOR** Lobby Auto parking

#### **25TH FLOOR**

Sky Vista Fitness Kid's Swim Rest & Relax Zone Vista Pool Bar Leisure Space Poolside Lounge Jacuzzi (Bubble Air Jet) Sky Vista Pool

#### **ROOF TOP GARDEN**

Sky Sunken Area Rest & Relax Zone

#### **26TH FLOOR**

Theater Room Play Room The Work Commons The Meeting Lounge Private Lounge Sky Vista Wine Bar Rest & Relax Zone



UNIT	AREA	PRICE
13 Units	24 - 27 sq.m.	4.025 - 5.56 MB
114 Units	25 - 56 sq.m.	4.40 - 5.66 MB
48 Units	33 - 64 sq.m.	5.21 - 12.98 MB
4 Units	67 - 100 sq.m.	16.41 - 21.07 MB
32 Units	24 - 29 sq.m.	6.07 - 6.47 MB
12 Units	33 - 52 sq.m.	6.48 - 9.30 MB
12 Units	45 - 59 sq.m.	8.81 - 12.98 MB
	13 Units 114 Units 48 Units 4 Units 32 Units 12 Units	13 Units24 - 27 sq.m.114 Units25 - 56 sq.m.48 Units33 - 64 sq.m.4 Units67 - 100 sq.m.32 Units24 - 29 sq.m.12 Units33 - 52 sq.m.

Convenient Tralvel

- Located on Pracharat Sai 1 Road which is the road along the Chao Phraya River
- Adjacent to Bangpho MRT Station with only 10 steps away from the station (14 meters)
- Only 250 meters from Bangpho Pier. Travelling convenience with various public transportation systems
- 1.4 km. from the entrance and exit of Srirat Expressway and the Outer Ring Road. Very convenient if travelling by car
- Easily commute to Taopoon BTS Station (Interchange) to connect to the Purple BTS line. Only 2 stations away from the Grand Station which is known as Thailand's newest railway station and ASEAN's biggest railway station.



## Excellent Location

Modiz Collection Bangpho is located near various landmarks in Bangpho vicinity, one of which is the new Parliament which is known as the world's biggest parliament building. The residents can fully enjoy the magnificent view of the Parliament while indulging themselves with the panoramic view of the Chao Phraya River. The project is adjacent to MRT station that easily connects with the Grand Station, the most significant travelling hub by train and the largest train station in ASEAN which enables the residents to travel outside Bangkok more conveniently. The project is only 300 meters far from major shopping malls such as Gateway at Bang Sue, allowing the residents to easily enjoy their shopping.

#### GATEWAY AT BANG SUE

Large shopping mall, only 300 meters far from the project

GA+eway

#### THAI PARLIAMENT

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The world's largest Parliament

#### BANG SUE GRAND STATION

Thailand's new railway station and ASEAN's largest railway station

Bangpho MRT Station

Located near Bangpho MRT Station, allowing for convenient transportation while being connected to MRT Blue Line, Extension Bang Sue – Ta Phra, including MRT Purple line Bang Sue – Rat Burana, MRT Light Red Line Bang Sue – Taling Chan and BTS Green Line



INCOMENTARY OF TAXABLE PARTY.

Sirat Express Access Point

> BANGSUE GRAND STATION



The Si Rat -Outer Ring Road Expressway

กาญจนากิเช

แว้งวัญนะ <sub>aeng Watthan</sub>a ปางนา Bang Na

พระราม ต

For travelling by car, the project is located 1.4 kilometers from the entrance and exit of Sri Rat Expressway and the Outer Ring Road. Very convenient transportation and easy to commute, both inbound and outbound the city.

Bangpho Pier

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Apart from convenient travelling by both BTS and car, Modiz Collection Bangpho is only 250 meters away from the Bangpho Pier, enabling the residents to travel or go into the city for work more easily.





Lifestyle & Working



Gateway at Bang Sue



Supreme Complex Samsen



Makro Cash & Carry



Lotus's Supermarket



Jatuchak Weekend Market





Thai Parliament

SCG Head Office

Education







Samsen Wittayalai School

Rajinibon School

Yothinburana School



Bangpho Hospital



	ROOFTOP GARDEN	┍────── <b>╞</b> ╬╘═┤╘╤┥╘╼┑╹╻╸╸╸╸
	PANORAMIC VIEW FACILITIES 25 <sup>TH</sup> - 26 <sup>TH</sup> FLOOR	
Floor Plan	VERTICAL SUITE 22A <sup>TH</sup> FLOOR RESIDENTIAL ZONE 8 <sup>TH</sup> - 24 <sup>TH</sup> FLOOR	
J COOR I CUM	VERTICAL SUITE 12A <sup>TH</sup> FLOOR	
	VERTICAL SUITE 11 <sup>TH</sup> – 12 <sup>TH</sup> FLOOR AUTO PARKING 2 <sup>ND</sup> – 7 <sup>TH</sup> FLOOR	
	LOBBY G FLOOR	

17 RESIDENTIAL FLOORS

4 FACILITY FLOORS

6 PARKING FLOORS



## **GROUND FLOOR**



8<sup>th</sup> Floor





REMARK : Layout and area of properties identified here in may be changed as demand appropriate, but shall not substantially impact upon the use. ตำแหน่งและงนาดกรัพย์สินในเอกสารนี้อาจปริบเปลี่ยนได้ตามความเหมาะสมโดยไม่กระกบต่อสาระสำคัญของการใช้งาน

CHAO PHRAYA RIVER

 $10^{th}$ ,  $14^{th}$ ,  $16^{th}$ ,  $18^{th}$ ,  $20^{st}$  Floor





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CHAO PHRAYA RIVER

## 12<sup>th</sup>, 22<sup>nd</sup> Floor



CHAO PHRAYA RIVER



23<sup>rd</sup> Floor



## 24<sup>st</sup> Floor



## 25<sup>st</sup> Floor



6 Sky Vista Fitness
7 Kid's Swim
8 Rest & Relax Zone
9 Vista Pool Bar
10 Leisure Lounge
11 Poolside Lounge
12 Jacuzzi
13 Sky Vista Pool
14 Rest & Relax Zone

## 26<sup>st</sup> Floor







## Rooftop Garden



CHAO PHRAYA RIVER

Unit Plan

## STUDIO

#### S1A : 24.53 sq.m.





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S2A : 27.96 sq.m.

## ONE-BEDROOM

A1A : 25.14 sq.m.







#### **ONE-BEDROOM**

A2AEB : 29.63 sq.m.

A2BEB : 29.81 sq.m.



## ONE-BEDROOM



## ONE-BEDROOM EXCLUSIVE

#### C1A : 27.98 sq.m.

C1B : 27.98 sq.m.





### ONE-BEDROOM EXCLUSIVE

#### C2A : 28.24 sq.m.



#### C5AEB : 33.73 sq.m.



## **ONE-BEDROOM EXTRA**









## **ONE-BEDROOM EXTRA**

B1EEB REV CARBINET : 55.62 sq.m.

B1DEB : 51.20 sq.m.





## ONE-BEDROOM PLUS

#### D1A : 33.78 sq.m.

D1C : 48.60 sq.m.





## ONE-BEDROOM PLUS

D2EEB : 57.11 sq.m.





## ONE-BEDROOM VERTICAL SUITE

#### A1AV : 24.53 sq.m.(13.74 sq.m.)





## ONE-BEDROOM PLUS VERTICAL SUITE

#### D1AV : 33.78 sq.m.(13.35 sq.m.)





#### TWO-BEDROOM

#### E1A : 67.14 sq.m.

E1B: 73.28 sq.m.




#### TWO-BEDROOM EXCLUSIVE

F1A : 94.71 sq.m.

F1B : 100.38 sq.m.





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### TWO-BEDROOM VERTICAL SUITE

E1AV : 45.34 sq.m.(23.29 sq.m.)





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Facility



## LOBBY

The design of lobby on the ground floor emphasizes on space extension in terms of chairs and couches so that the residents can sit more comfortably while waiting for their cars from Auto Parking.

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## SKY VISTA POOL

Sky Vista Pool allows the residents to fully indulge themselves with the panoramic view of the Chao Phraya River and the landscape design allows the residents to use every area of the swimming pool. Here, there are Kids' Swim and jacuzzi to provide usage varieties while the pool's contact area is made of marbles to render the project's concept of luxury living.

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## PLAYROOM

REMARK : Layout and area of properties identified here in may be changed as demand appropriate, but shall not substantially impact upon the use. ตำแหน่งและงนาดทรัพย์สินในเอกสารนี้อาจปรับเปลี่ยนได้ตามความเหมาะสมโดยไม่กระทบต่อสาระสำคัญของการใช้งาน

AVE

# THE MEETING LOUNGE



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# THE WORK COMMONS

REMARK : Layout and area of properties identified here in may be changed as demand appropriate, but shall not substantially impact upon the use. ตำแหน่งและขนาดกรัพย์สินในเอกสารบ้อาจปรับเปลี่ยนได้ตามความเหมาะสมโดยไม่กระทบต่อสาระสำคัญของการใช้งาน

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### THEATER ROOM

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#### SKY VISTA WINE BAR

One of the main highlights of the project is "Sky Vista Wine Bar" in which the designer gets the inspiration from the Gentleman Club. The Bar is marvelously decorated with black tiles to contrast with white ceiling as well as to render more luxury. The Bar is a perfect place for meeting or get together with friends and family after work. Large mirror that covers the ground to the ceiling lets the residents fully savor the view of the Chao Phraya River.

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Horseshoe-Shape Vision of the Chao Phraya River bend that you cannot find elsewhere in Bangkok

Modiz Collection Bangpho is the only project in Bangpho vicinity whereby the residents can enjoy a 360 degree panoramic view and the project is specifically designed to respond to different needs of the residents.







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