



SIAMESE ASSET
ASSET OF LIFE



a brand of
BANYAN TREE GROUP



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CASSIA

Residences Rama 9 Bangkok

Cassia Residences Rama 9 Bangkok was created by Siamese Asset PLC to create a new height of living standard filled with quality and world-class services, facilities, and new features in addition to exclusive services such as concierge, room service, residence management and many others.

Siamese Asset PLC intends to bring you the best that life can offer by joining hands with Cassia, a brand of Banyan Tree Group, to create a Branded Residence that can become the new alternative standard-bearer in the residential market. Through this partnership, the project will increase in value and provide greater returns on investment. The Banyan Tree Group is a brand that covers every age and demographics of customers, enabling an unrivalled lifestyle choice and an ideal way of life for our customers.

Furthermore, you will also enjoy exclusive privileges and benefits at various hotels in Banyan Tree Group worldwide.





BANYAN TREE GROUP

Banyan Tree Group is a leading independent, multi-branded hospitality group. The Group's diversified portfolio of hotels, resorts, spas, galleries, golf and residences is centred on five award-winning brands (Banyan Tree, Angsana, Cassia, Dhawa and Laguna) with four more brands in development. It operates in more than 22 countries across 48 hotels and resorts, 64 spas, 72 retail galleries and 3 golf courses.

Banyan Tree Group also operates Asia's premier integrated resort – Laguna Phuket in Thailand – through the Group's subsidiary, Laguna Resorts & Hotels Public Company Limited. Two other integrated resorts – Laguna Bintan in Indonesia and Laguna Lang Cô in Vietnam – cementing the status of a major operator of integrated resorts in Asia.



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ABOUT CASSIA

Cassia is a brand under the Banyan Tree Group which operates internationally to provide the ultimate in tourism, accommodation and lifestyle experiences.

- Over three decades of experience
- A rich heritage and reputation for outstanding quality and service make the Group one of the world's leading hospitality brands
- An established market leader in multi award winning resorts, spas and residences
- 40+ hotels and resorts, 60+ spas, 70+ retail galleries and 3 golf courses in 22 countries



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EXCLUSIVE LIFESTYLE

The concept behind Cassia Residences Rama 9 Bangkok is inspired by artistry and craftsmanship. The project offers an urban living experience combining a perfect environment for living, working and playing.

We have worked with top-class interior designers to maximize the functionality and aesthetic beauty of every one of our residential units. Every window gives a stunning, uninterrupted view of the beautiful panoramic Bangkok cityscape. You will have a choice of five exciting designs inspired by some of the most iconographic metropolises in the world.

Each multi-functional unit can be a private office during the day while in the evening can be converted into a meeting place for friends and loved ones, while offering you a comfortable living space for happy family time.

Residents benefit from an extraordinary experience provided by Cassia, and exceptional services offered at Cassia Residences Rama 9 Bangkok, Siamese Tower.

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BRANDED RESIDENCE

The ultimate Branded Residence project,
superior to all lifestyles with exceptional services.

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RESIDENTIAL

Airy and clean with a Double Volume style ceiling height 4.4 M. unit that is Modern Contemporary in its feeling, giving a new cutting edge to every lifestyle.

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INVESTMENT

For the new generation, a multi-unit enables long rental and return of investment.

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PROJECT DETAIL

Project Name	Cassia Residences Rama 9 Bangkok	
Project Owner	SIAMESE PRARAMKAO CO., LTD.	
Location	Rama 9 Road, Bang Kapi, Huai Khwang, Bangkok 10310	
Project Area	13-1-63.5 Rai (21,454.0 sq.m.)	
Project Completed	June 2024	
Building	TOWER A :	17 storey and rooftop and 1 basement
	SIAMESE TOWER :	37 storey and rooftop
	SIAMESE RESIDENCE :	28 storey and rooftop
No. of Unit	TOWER A :	Residential 276 Units Commercial 17 Units
	SIAMESE TOWER :	Residential 1,131 Units (Partly Cassia Residences Rama 9 Bangkok) Commercial 19 Units, Office 5 Units
	SIAMESE RESIDENCE :	Residential 543 Units Commercial 8 Units Office 15 Units
Type of Unit	1 Bedroom 28 - 43 sq.m. 1 Bedroom Plus 49 sq.m. 2 Bedroom 48 - 60 sq.m. 3 Bedroom 61 - 73 sq.m. Villa Duplex 200 - 225 sq.m.	
Parking	898 Parking Spaces	
Facilities	Co-Working Space & Meeting Room / Swimming Pool / Jet Pool / Kids Pool / Fitness / Sauna / Steam Room / Sky Jogging / Sky Garden	



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LIVING A LIFE of Ease

LIFESTYLE
RETAIL AREA



CO-WORKING
SPACE



LOBBY
LOUNGE



SKY ROOFTOP
BAR & RESTAURANT



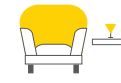
SKY
GARDEN



BUSINESS
CENTER



EXECUTIVE
LOUNGE &
MEETING ROOM



ROOM
SERVICE



FITNESS &
SKY POOL



SAUNA &
STEAM ROOM





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BRANDED RESIDENCE WITH EXCLUSIVE SERVICES*

Professional Team provides flawless exclusive services.

- Concierge Service
- Exclusive Juristic Person
- Room Service
- Parking Assistant
- On-Demand Services

* Conditions are as specified by the company, and there are additional service fees on some items.

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EXCLUSIVE PRIVILEGES

THE SANCTUARY CLUB

The Sanctuary Club is an innovative program offered exclusively to Cassia Residences Rama 9 Bangkok owners. Club members will receive special recognition with an extensive range of discounts and benefits throughout the Banyan Tree Group worldwide.

SIAMESE CLUB

The exclusive privilege is to use every lounge and business centre under Siamese Asset PCL's projects for a more convenient lifestyle in every location throughout the city.

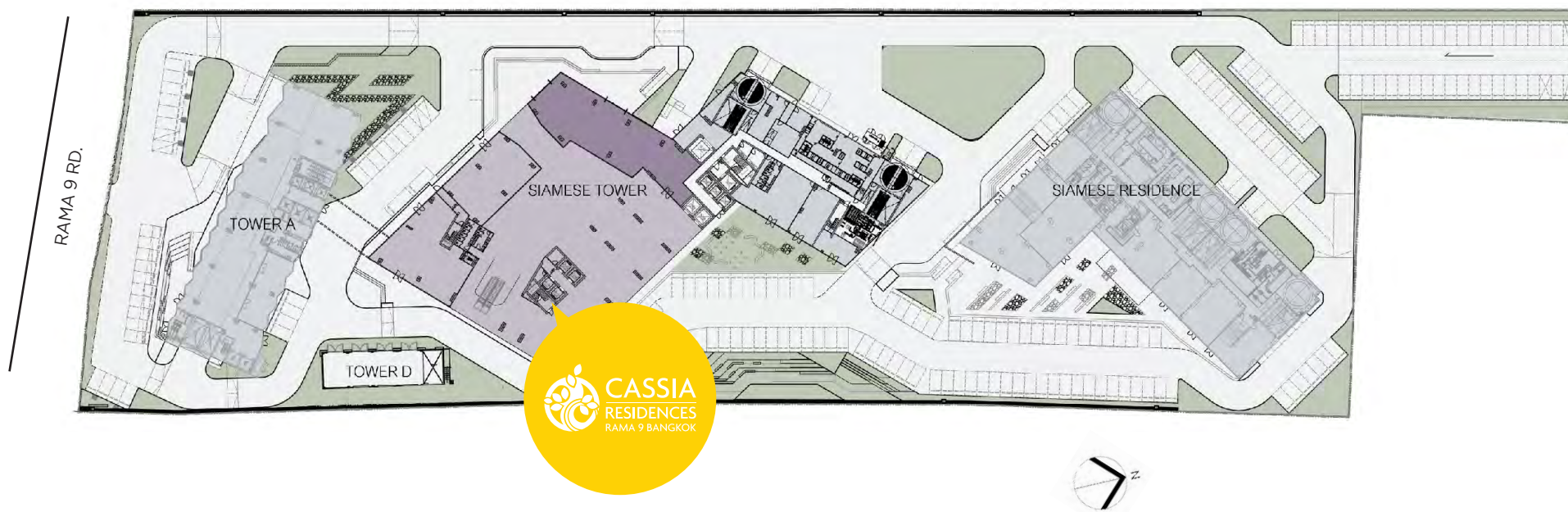
SIAMESE PRIVILEGES

In cooperation with affiliates and well-known merchants, Siamese Asset PLC offers many special discounts and benefits to all customers for being our family.



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MASTER PLAN



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TYPE OF SALES PROGRAM

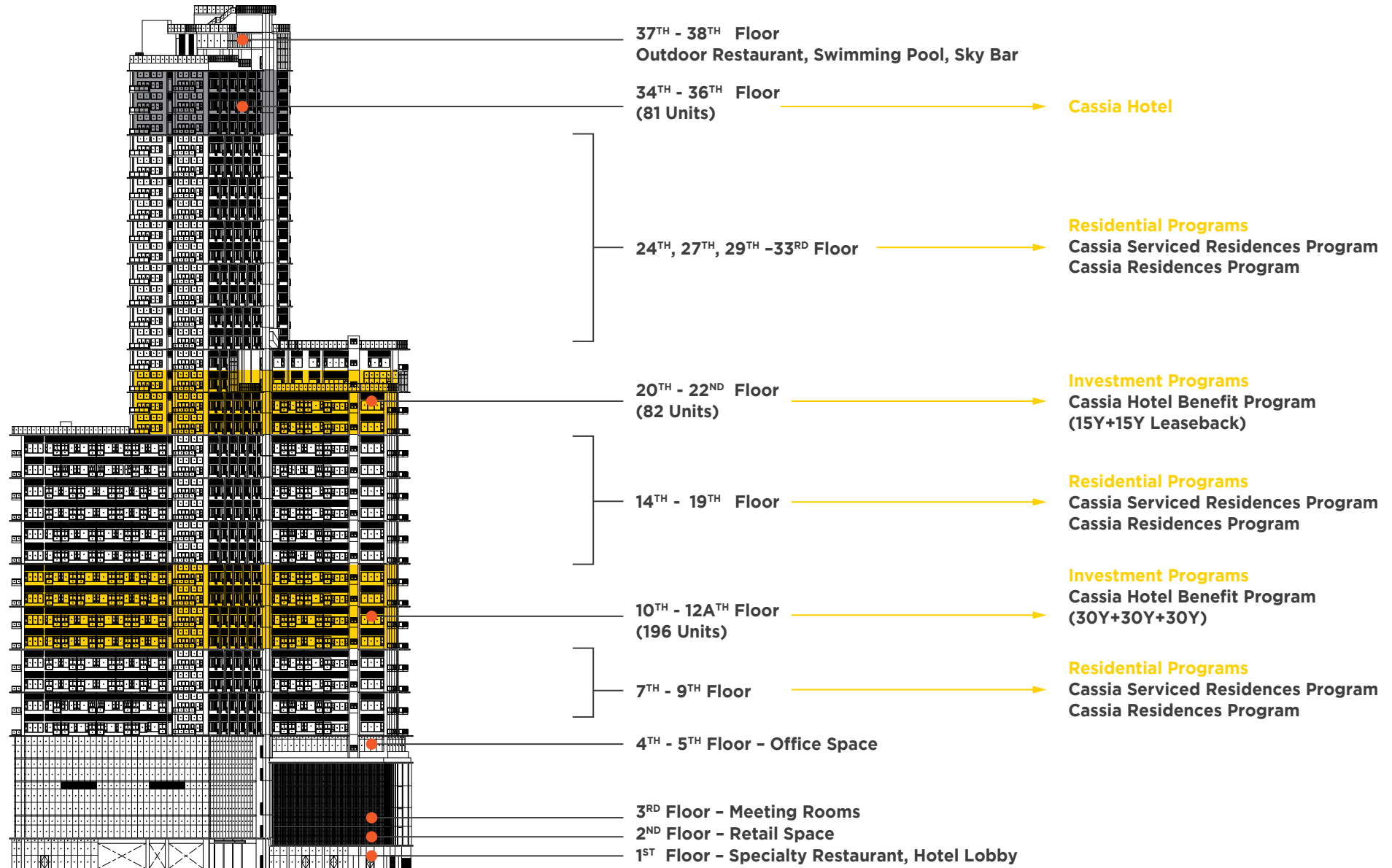
RESIDENTIAL PROGRAMS

- CASSIA RESIDENCES PROGRAM
- CASSIA SERVICED RESIDENCES PROGRAM

INVESTMENT PROGRAMS

- CASSIA HOTEL BENEFIT PROGRAM (30Y+30Y+30Y)
- CASSIA HOTEL BENEFIT PROGRAM (15Y+15Y LEASEBACK)

TYPE OF SALES PROGRAM



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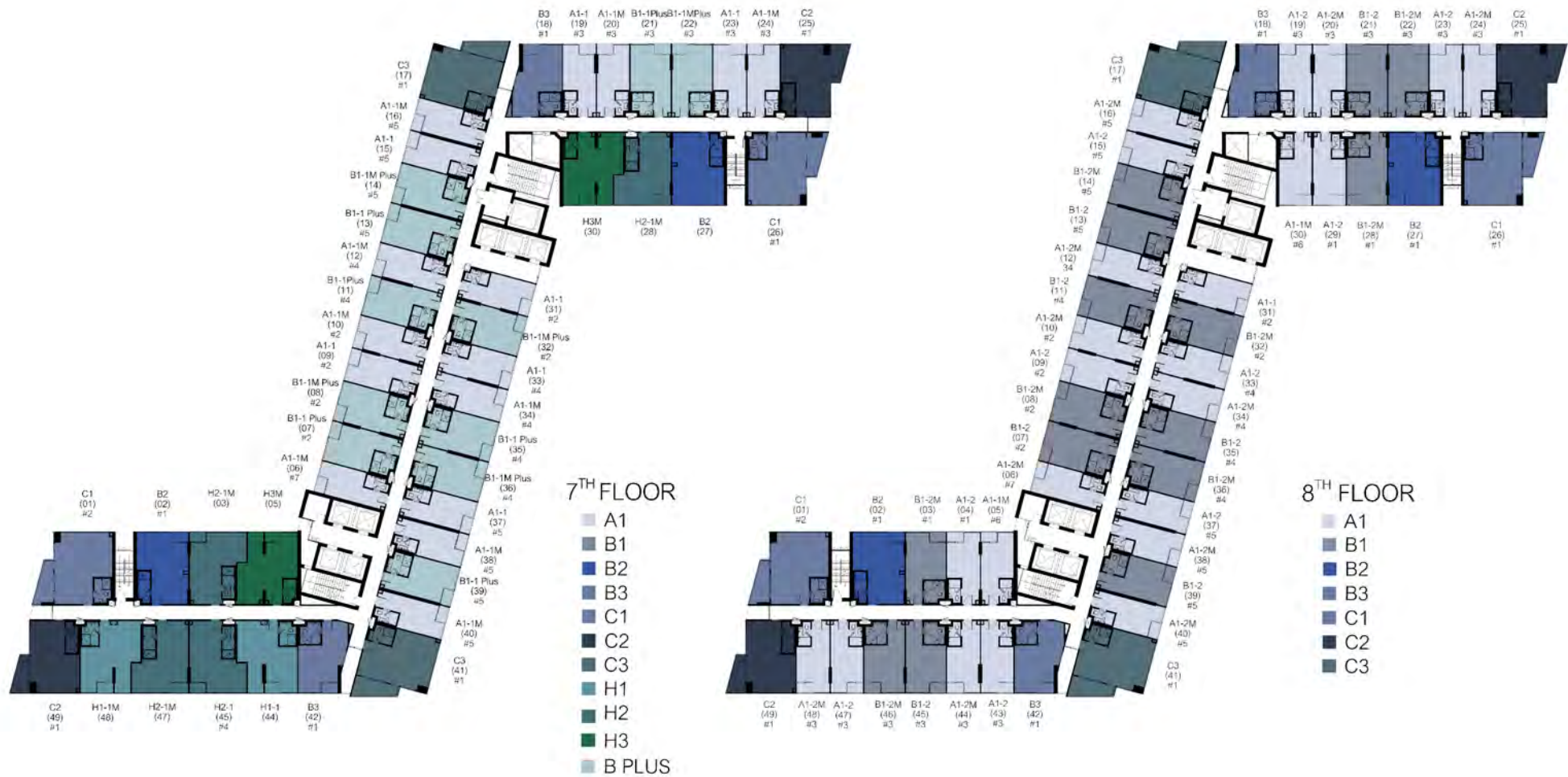
SALES PROGRAM & FLOOR PLAN

RESIDENTIAL PROGRAMS

- CASSIA SERVICED RESIDENCES PROGRAM
- CASSIA RESIDENCES PROGRAM

FLOOR PLAN

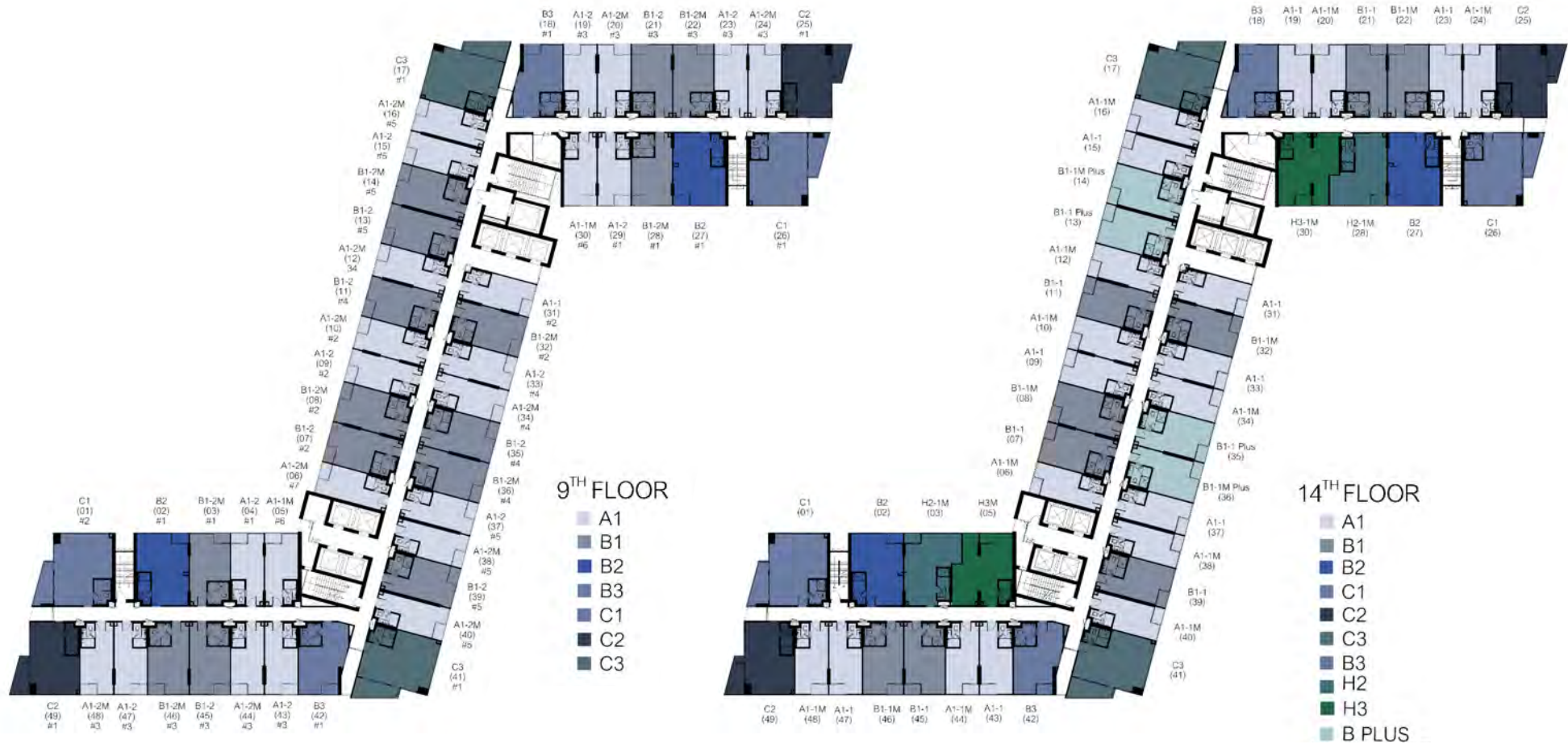
Cassia Serviced Residences Program
Cassia Residences Program



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FLOOR PLAN

Cassia Serviced Residences Program
Cassia Residences Program

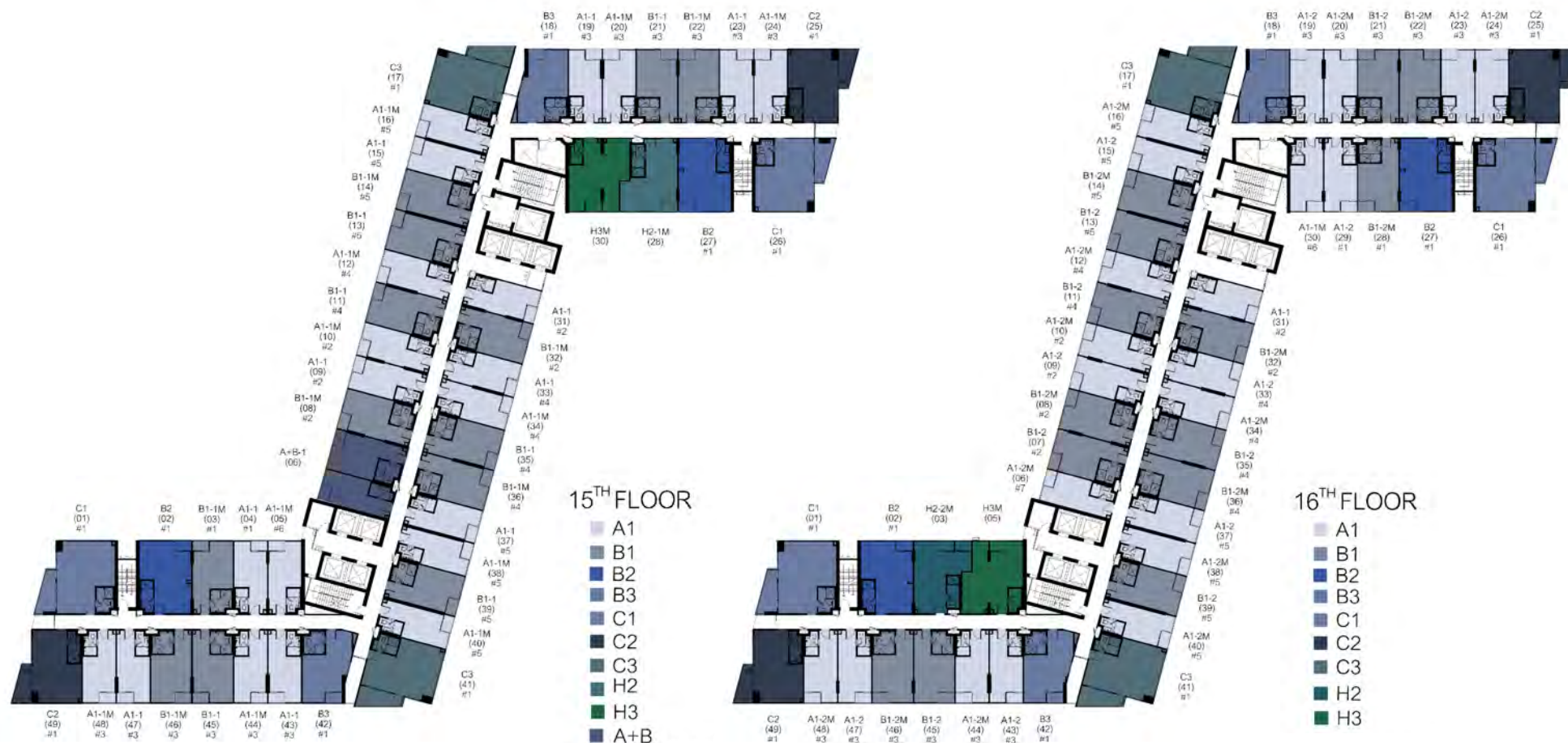


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Cassia Residences Program

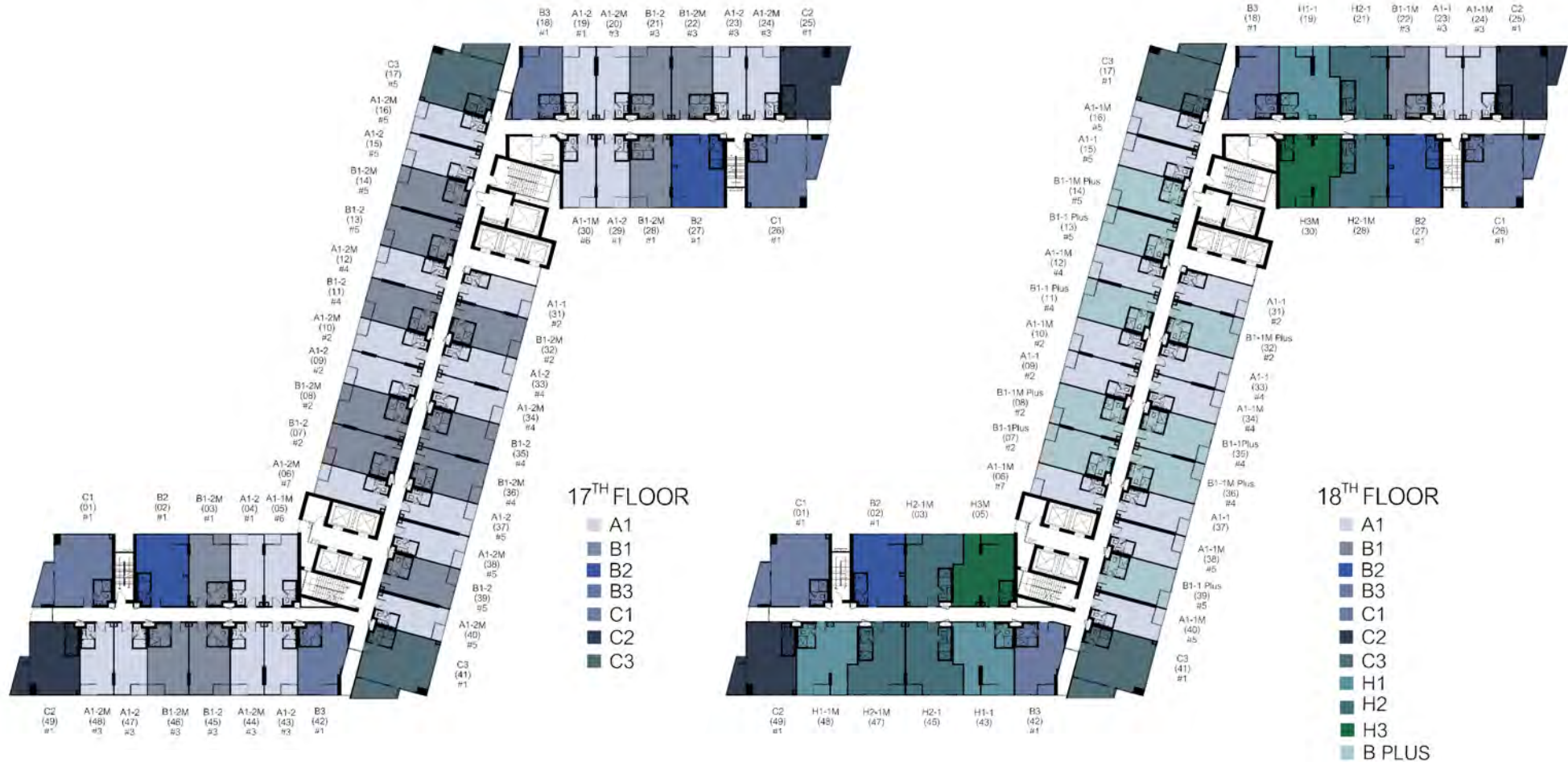


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Cassia Residences Program

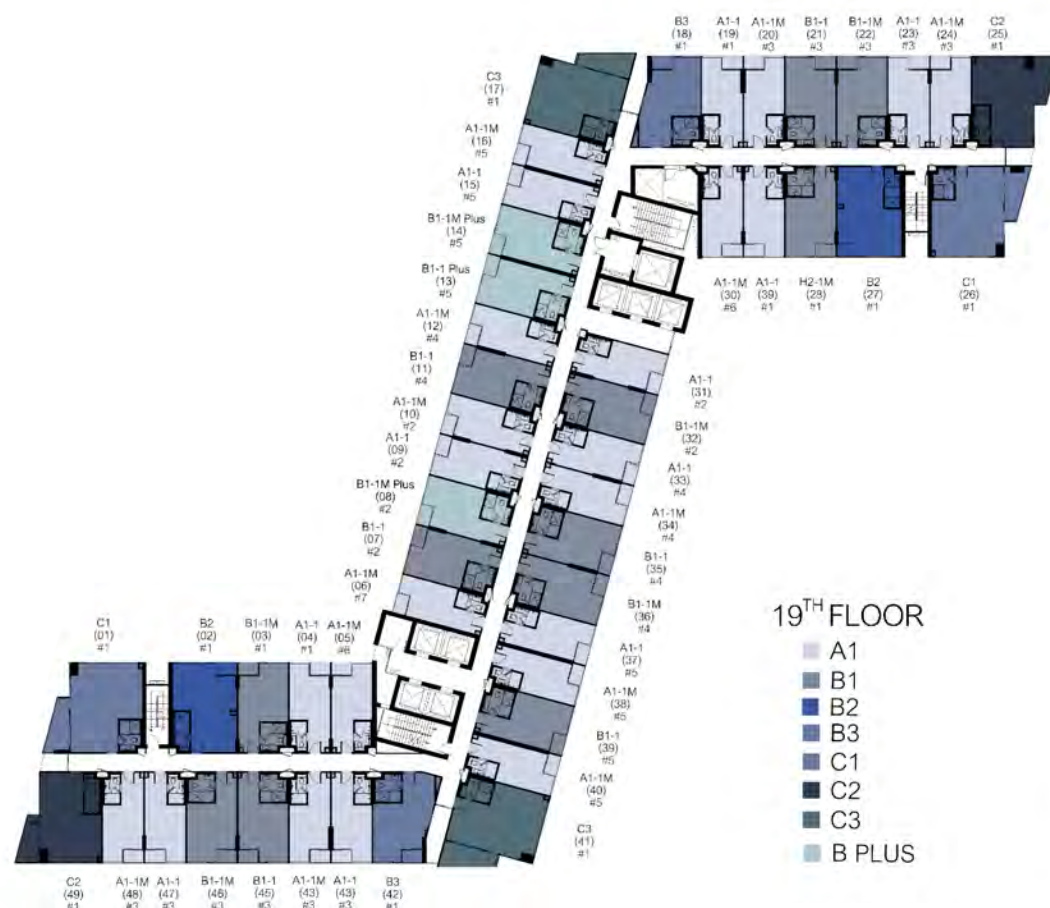


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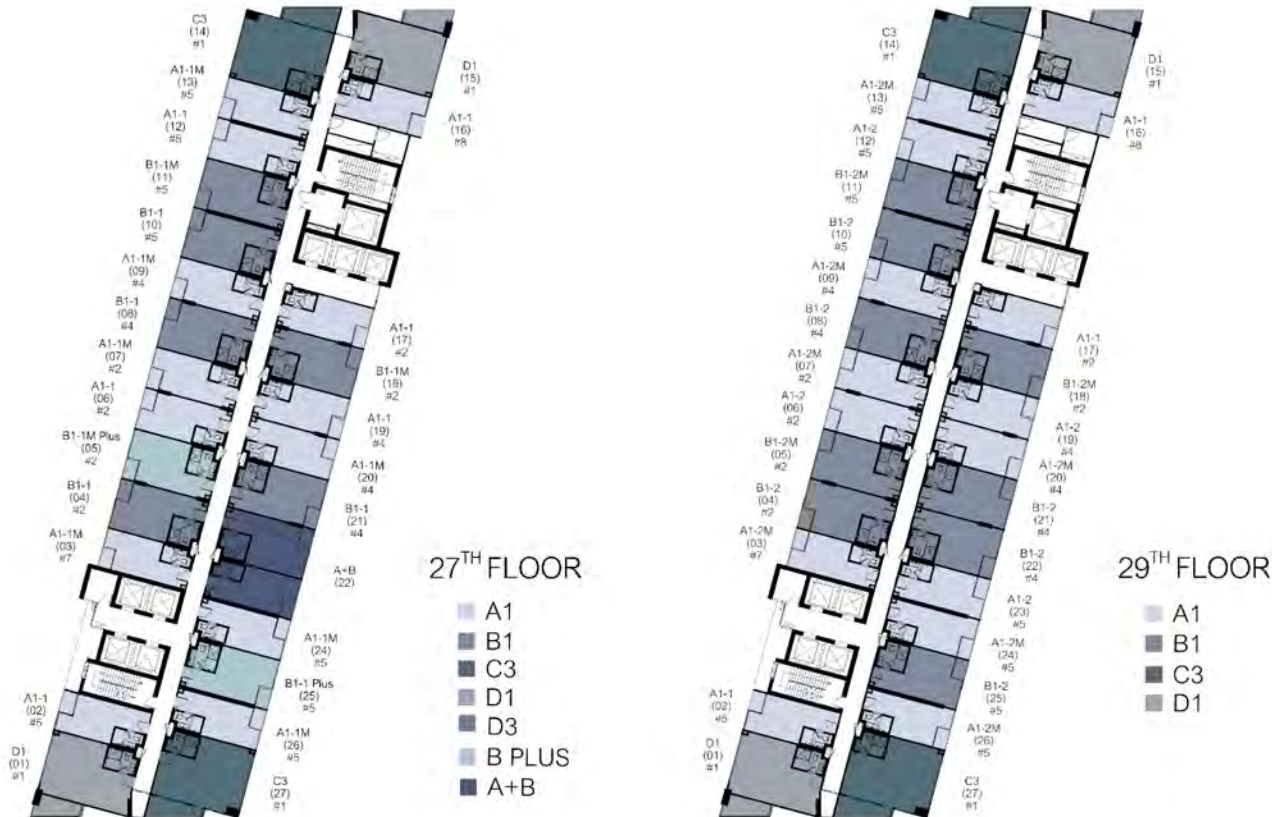


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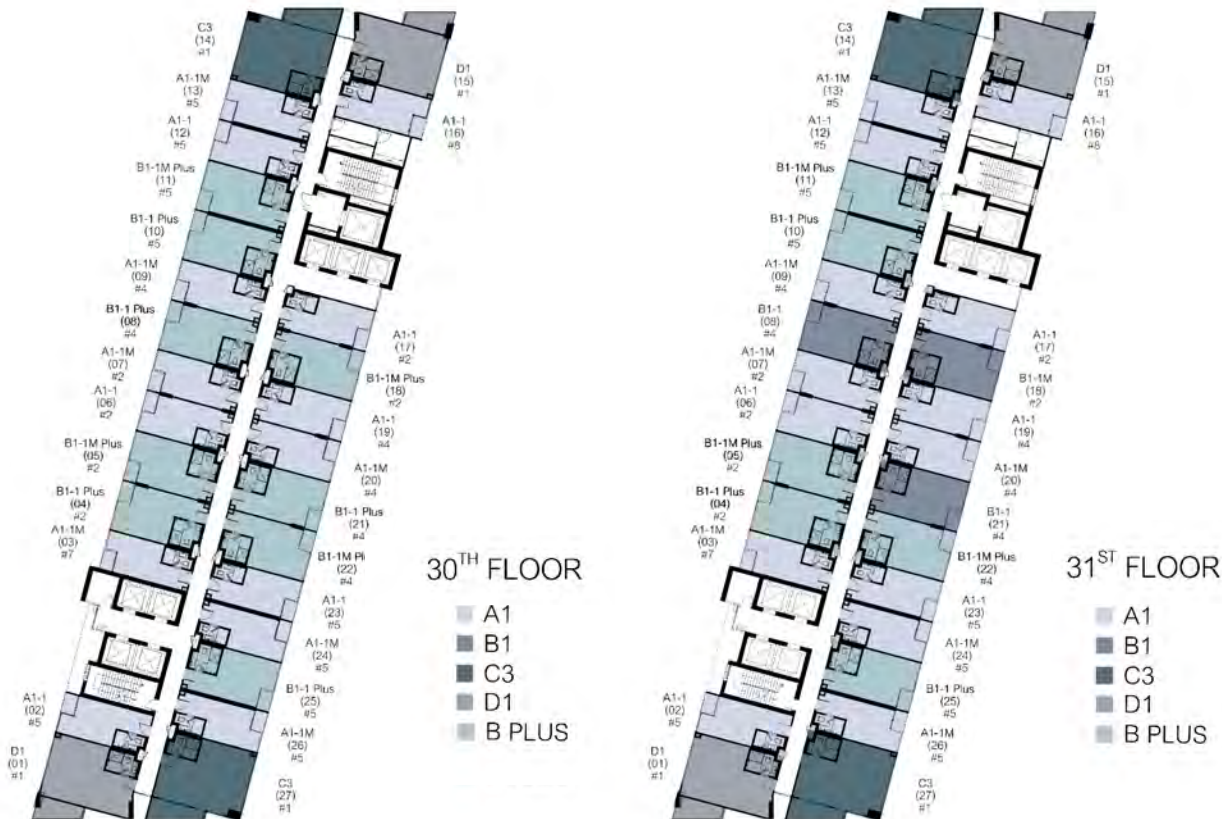


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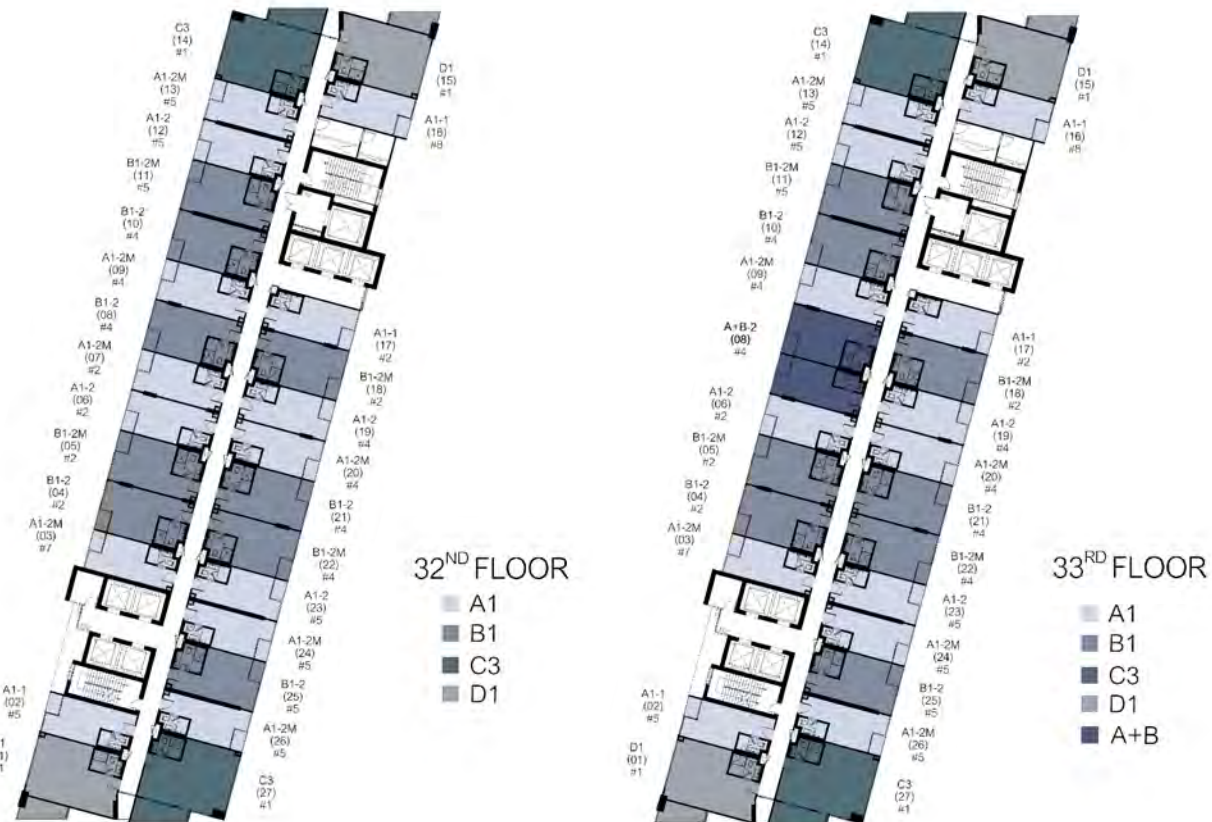


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CASSIA SERVICED RESIDENCES PROGRAM

	Cassia Serviced Residences
Information	
Floor	7 TH - 9 TH 14 TH - 19 TH 24 TH , 27 TH , 29 TH - 33 RD
Freehold Program	Yes
Lease Term (Yrs)*	-
Product	
Purchasing Purpose	Investment / Living
Target Lessee	Long-Stay
Furniture Package	Hotel Fully-Furnished + Appliances Package
Investment Profit	
Unit Owner Stayover (days/year)	-
Return	Net profit after GOP*

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CASSIA RESIDENCES PROGRAM

	Cassia Residences
Information	
Floor	7 TH - 9 TH 14 TH - 19 TH 24 TH , 27 TH , 29 TH - 33 RD
Freehold Program	Yes
Lease Term (Yrs)*	-
Product	
Purchasing Purpose	Living
Target Lessee	-
Furniture Package	Fully-Fitted*
Investment Profit	
Unit Owner Stayover (days/year)	-
Guaranteed Yield	-
Services	On Demand

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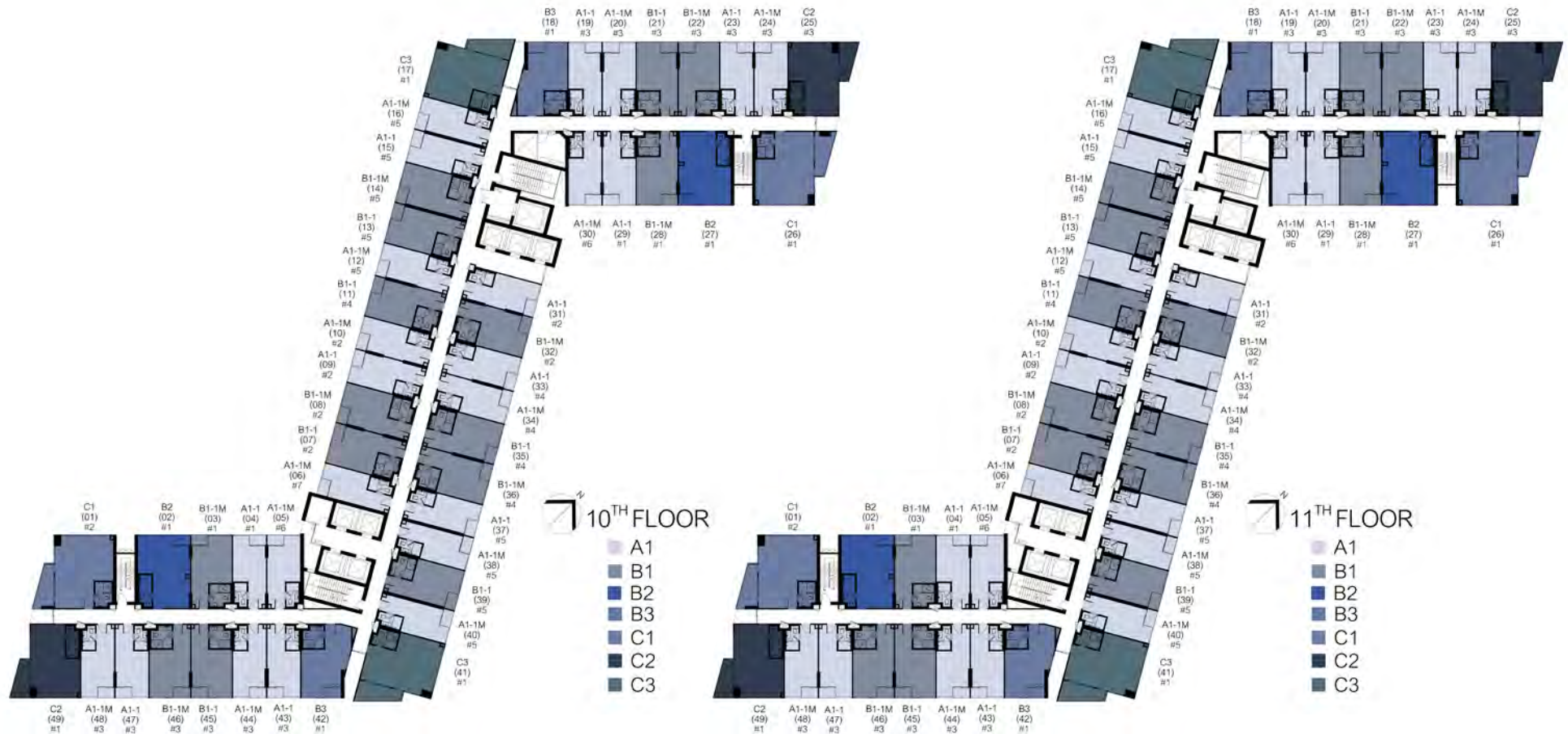
SALES PROGRAM & FLOOR PLAN

INVESTMENT PROGRAMS

- CASSIA HOTEL BENEFIT PROGRAM (30Y+30Y+30Y)
- CASSIA HOTEL BENEFIT PROGRAM (15Y+15Y LEASEBACK)

FLOOR PLAN

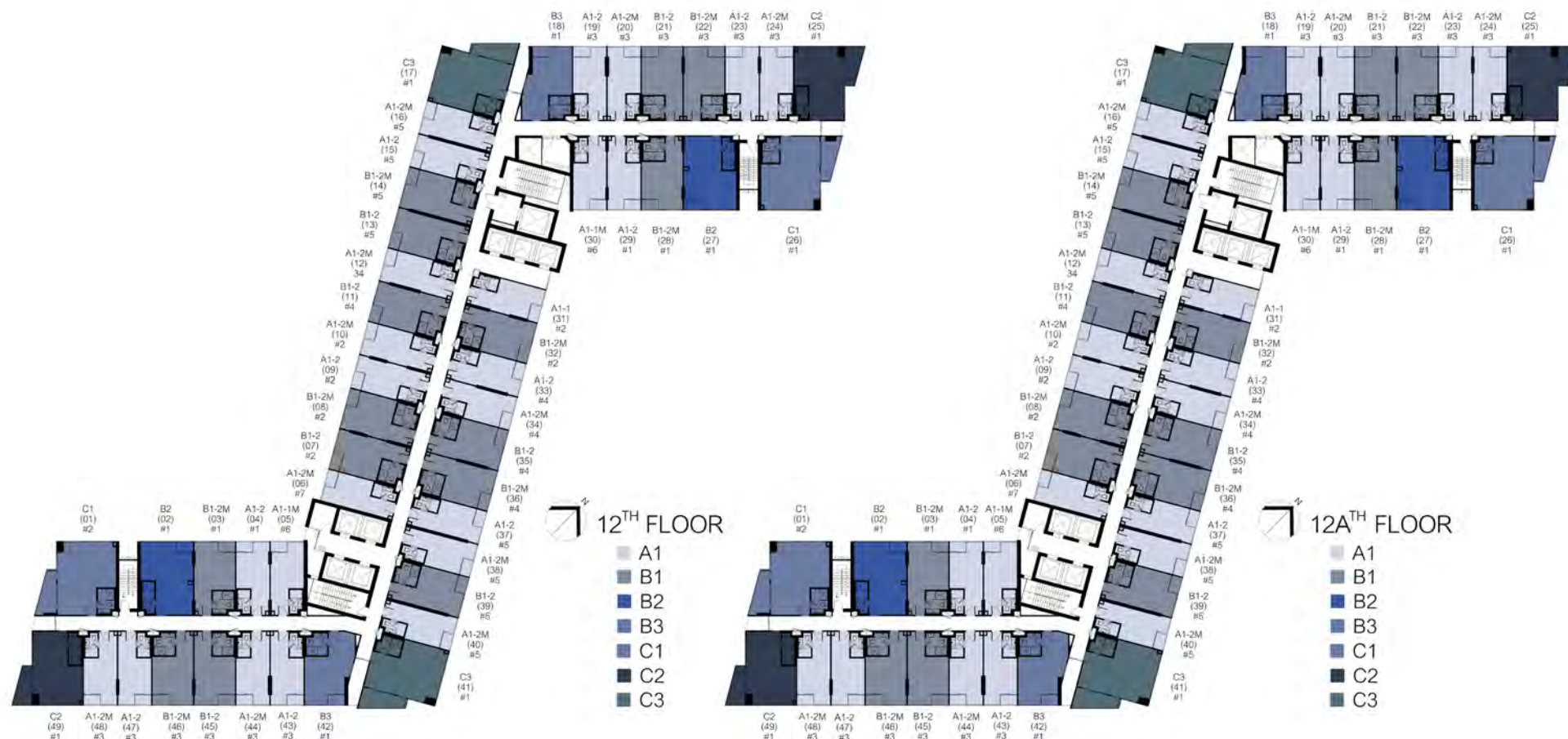
Cassia Hotel Benefit Program
(30Y+30Y+30Y Program)



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FLOOR PLAN

Cassia Hotel Benefit Program
(30Y+30Y+30Y Program)



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CASSIA HOTEL BENEFIT PROGRAM

(30Y+30Y+30Y)

	Cassia Hotel Benefit	
	30Y+30Y+30Y	
	Investment	Lifestyle
Information		
Floor	10 TH -12A TH	10 TH -12A TH
Lease Program	Yes	Yes
Lease Term (Yrs)*	30+30+30	30+30+30
Product		
Purchasing Purpose	Investment	Investment
Target Lessee	Short-Stay	Short-Stay
Furniture Package	Hotel Fully-Furnished + Appliances Package	Hotel Fully-Furnished + Appliances Package
Investment Profit		
Unit Owner Stayover (days/year)*	30	90
Guaranteed Yield / Return	5% for 3yrs	Net profit after GOP*

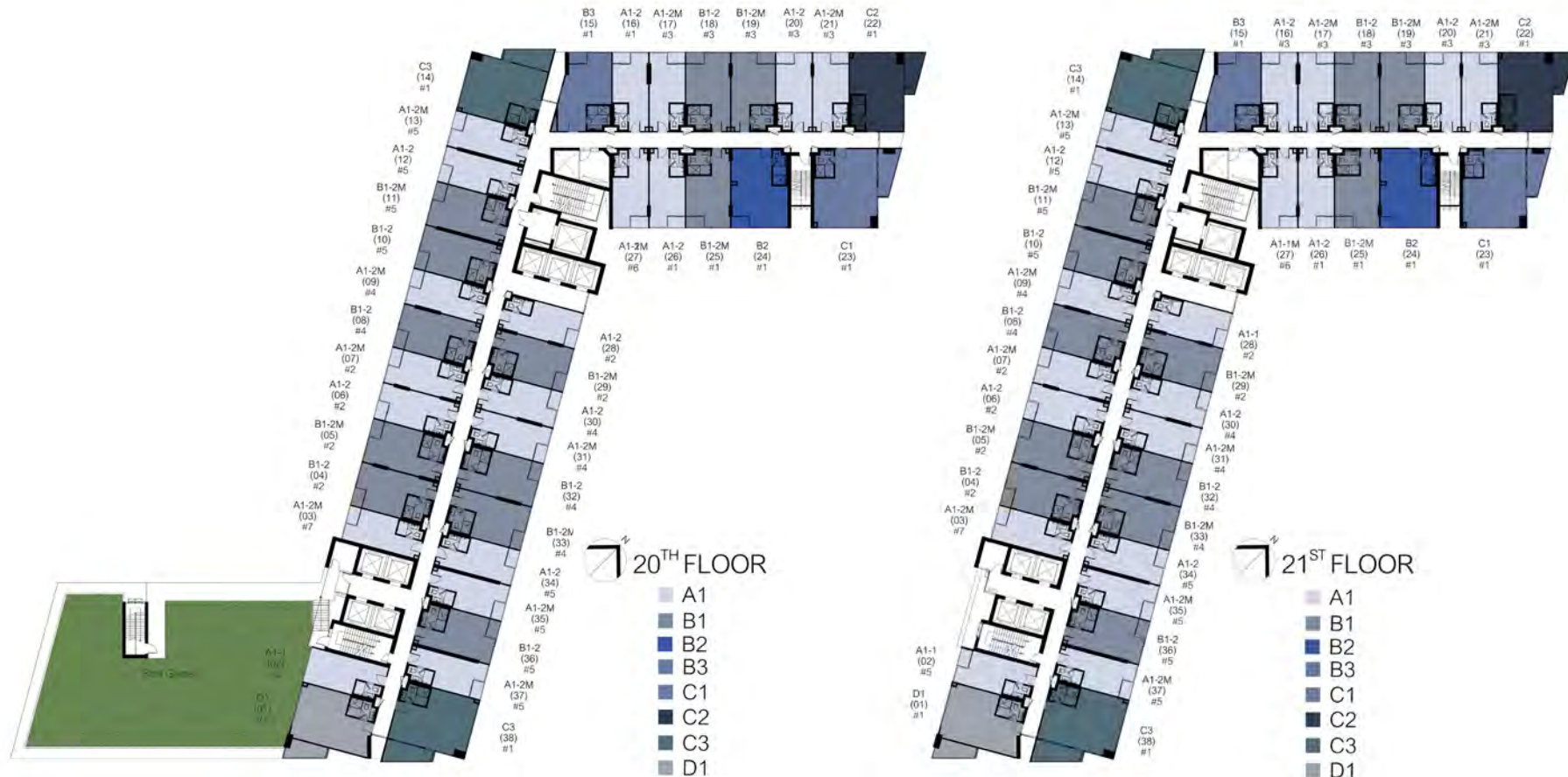
Note: Investment Rental Program - entitles owners to 30 days stay per year in order to maximize rental returns.

Lifestyle Rental Program - entitles owners up to 90 days stay per year in order to enjoy a balance between rental returns and lifestyle benefits.

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FLOOR PLAN

Cassia Hotel Benefit Program
(15Y+15Y Leaseback Program)

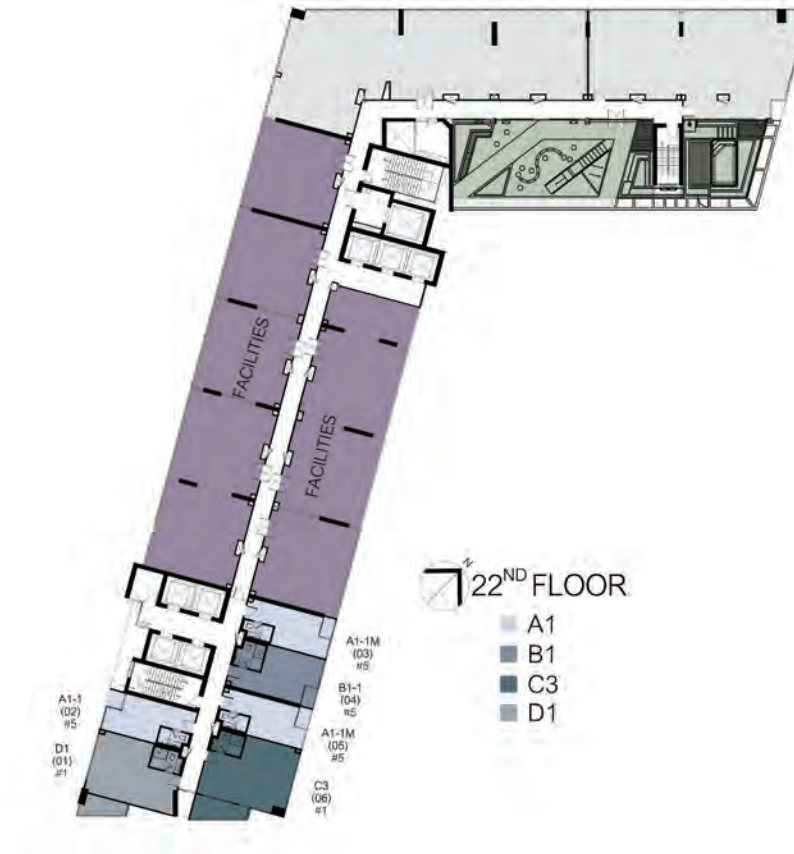


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Cassia Hotel Benefit Program
(15Y+15Y Leaseback Program)



Disclaimer: This project is being developed by Siamese Paramkao Company Limited only. Conceptual layout only: A layout is not at the stage of issuance of this layout, a final layout, and is therefore not intended nor shall be construed in any way whatsoever to be an offer to commit to a layout nor binding. At the point of issuing a layout, Siamese Paramkao Company Limited continues to develop plans with regards to the positioning of walls, interior and exterior features, dimensions of rooms, ceiling heights, partition locations, lighting design, door locations, space for furniture fittings and equipment and use and location of sanitary ware. No final commitment shall be made until the point of signing of a full sale and purchase, and related agreements ("Agreements") in which a layout plan will be attached, but will be subject to any permitted variations in such Agreements. Descriptions: All written descriptions are, at the time of writing, prepared with a reasonable degree of care, but are subject to change if the plans of the project change including but not limited to descriptions of unit sizes, orientation, layouts, number of units, bedrooms, internal, external areas and configurations. Force Majeure: Siamese Paramkao Company Limited reserves the right to withdraw this Project in the event of a matter not within its control preventing Siamese Paramkao Company Limited from undertaking the project.

*The company reserves the right to change information without prior notice.

CASSIA HOTEL BENEFIT PROGRAM

(15Y+15Y Leaseback)

	Cassia Hotel Benefit	
	15Y + 15Y Leaseback	
	Investment	Lifestyle
Information		
Floor	20 TH -22 ND	20 TH -22 ND
Lease Program	Yes	Yes
Lease Term (Yrs)*	15+15	15+15
Product		
Purchasing Purpose	Investment	Investment
Target Lessee	Short-Stay	Short-Stay
Furniture Package	Hotel Fully-Furnished + Appliances Package	Hotel Fully-Furnished + Appliances Package
Investment Profit		
Unit Owner Stayover (days/year)*	30	90
Guaranteed Yield / Return	5% for 3yrs	Net profit after GOP*

Note: Investment Rental Program - entitles owners to 30 days stay per year in order to maximize rental returns.

Lifestyle Rental Program - entitles owners up to 90 days stay per year in order to enjoy a balance between rental returns and lifestyle benefits.

*Terms and conditions apply | *The company reserves the right to change information without prior notice.



*This picture is for advertising only.



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TOKYO BLIZZ

1 BEDROOM

TYPE A : 27.50 sq.m.

Simplicity and elegance combined for a lifestyle that is full of tranquility.

*The company reserves the right to change information without prior notice.



*This picture is for advertising only.



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PARIS BLIZZ

1 BEDROOM

TYPE A : 34.00 sq.m.

Reflecting the finery and beauty of elevated refine living in the true spirit of Paris.

*The company reserves the right to change information without prior notice.



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BANGKOK BLIZZ

2 BEDROOM

TYPE D : 53.00 sq.m.

Experience the charms of modern Thai design that is luxurious in every details.

*The company reserves the right to change information without prior notice.



*This picture is for advertising only.



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*This picture is for advertising only.



*This picture is for advertising only.



*This picture is for advertising only.



*This picture is for advertising only.

NEW YORK BLIZZ

2 BEDROOM

TYPE D : 53.50 sq.m.

Fill yourself with the boundless energy of the No.1 Capital of the world. Designed in the modern polish style that is unique in itself.

*The company reserves the right to change information without prior notice.



This picture is for advertising only.



*This picture is for advertising only.



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SIAMESE TECHNOLOGY



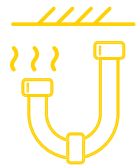
AIR VENTILATION TECHNOLOGY

Twenty-four hours ventilation system in your unit for cleaner air. Able to filter dust particles as small as PM2.5 at 99% for a healthier living environment.



SOUNDPROOF TECHNOLOGY

Our project provides a soundproof entryway as doors and walls absorb exterior sound to reduce noise pollution.



SMELL PROTECTION TECHNOLOGY

Separate drainage system for superior smell protection, enabling an odour free living in each unit.



EASY MAINTENANCE TECHNOLOGY

Our innovative tubing design inside concrete provides easy maintenance for each of our units, providing a higher level of privacy.



HEAT RESISTANT TECHNOLOGY

Our energy-saving glass prevents external heat radiation and keeps your home cooler.

PATH TO CREATIVITY THE ASSET OF LIFE

Siamese Asset was established in 2010 by the merger of executives of Ritta Company Limited, the leading primary construction business in Thailand, to bring expertise and experience in the construction business to develop into the development business. A real estate for creating quality living at a price worth the investment and a good asset for the future.

AWARDS



2016





LOCATION

CASSIA RESIDENCES
RAMA9 BANGKOK

Rama 9 Road, Bang Kapi Sub-District,
Huai Khwang District, Bangkok 10310

LOCATION

Expressway

- Sri Rat Expressway 1 Mins.
- Chalong Rat Expressway 5 Mins.
(Expressway Ramintra – At Narong & Ramintra
Bangkok outer ring road)

Lifestyle

- Ekkamai 3 Mins.
- Fortune Town 4 Mins.
- Central Plaza Grand Rama 9 4 Mins.
- The Esplanade 6 Mins.
- Thonglor 7 Mins.
- The Street Ratchada 8 Mins.
- Central Festival East Ville 10 Mins.

Business

- The Stock Exchange Of Thailand 6 Mins.
- China Cultural Center 8 Mins.
- Embassy Of The People's Republic Of China 10 Mins.

School

- St. Mark's Int. School 3 Mins.
- Shrewsbury Int. School 5 Mins.
- Regent Int. School BKK 7 Mins.
- KIS Int. School 7 Mins.
- Bangkok Bilingual School 8 Mins.

Hospital

- Piyavate Hospital 3 Mins.
- Bangkok Hospital 4 Mins.
- Praram 9 Hospital 5 Mins.



CALL 1306

LINE@siameseassetcorp
www.cassiarésidencesrama9.com



Remarks: Information and details of the Project may be changed without prior notice

Project Name: Cassia Residences Rama 9 Bangkok Project Owner: Siamese Praramkao Company Limited Office Address: 1077/48 Phahon Yothin Road, Phaya Thai Sub-district, Phaya Thai District, Bangkok 10400 Registered Capital: 40,000,000.00 THB
Authorized Directors: 1) Mr. Kajonsit Singsansern 2) Mrs. Sunanta Singsansern 3) Mr. Phantheep Asanittong Project Location: Rama 9 Road, Bang Kapi Sub-district, Huai Khwang District, Bangkok 10310 Area of the Project: 13-1-63.5 Rai (21,454.0 sq.m.) Land Title
Deed Nos: 4064, 6361 Bang Kapi Sub-district, Huai Khwang District, Bangkok 10310 Encumbrance: (N/A) Type of Building: TOWER A: 17 Storey building and Rooftop and 1 storey basement, Residential 276 Units, Commercial 17 Units. SIAMESE TOWER: 37
Storey building and Rooftop, Residential 1,131 Units, Commercial 19 Units, Office 5 Units. SIAMESE RESIDENCE: 28 Storey building and Rooftop, Residential 543 Units, Commercial 8 Units, Office 15 Units. Building Construction Permit No: 256/2563 Construction
Proceeding Date: October 2019 (B.E2563) Expected Completion Date: June 2024 (B.E.2567) Registration of Condominium: (N/A)