

× X PROPERTY



JOMTIEN BEACH · UNDER CONSTRUCTION

# Aquarous Jomtien

*Luxury staycation residence*

FROM

**5,660,000 ฿**

AVG. PRICE / M<sup>2</sup>

**177,000 ฿**

RENTAL ROI UP TO

**8%**

COMPLETION

**2027 Q4**

## Aquarous Jomtien

Experience refined coastal living at Aquarous – two elegant towers connected by a spectacular sky bridge, just 500 m from Jomtien Beach. Elegant design, premium amenities and thoughtfully planned spaces create a balance between relaxation and city convenience.

UNITS

**606**

FLOORS

**44 & 47**

BUILDINGS

**2**

LAND AREA

**9,504 m<sup>2</sup>**

PARKING RATIO

**56%**

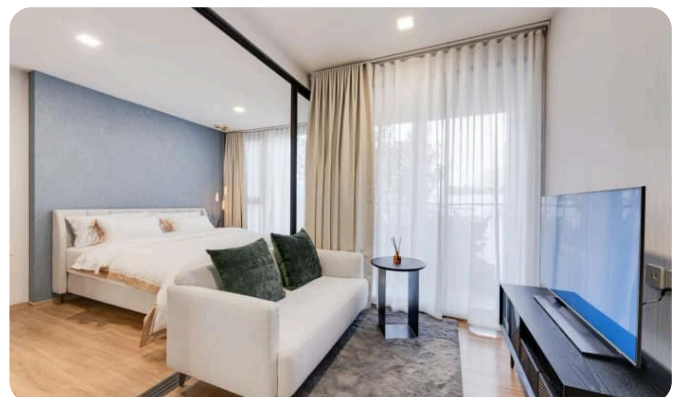
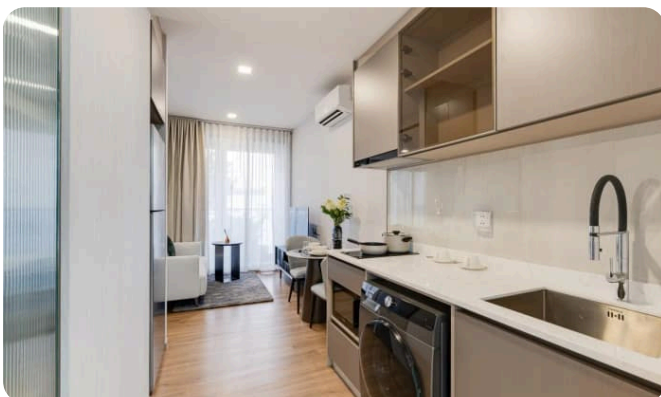
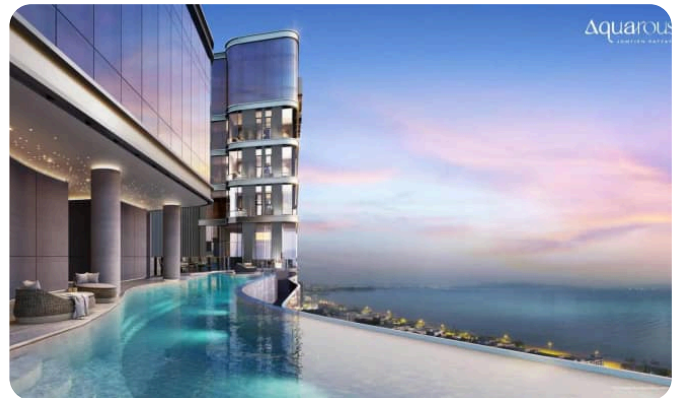
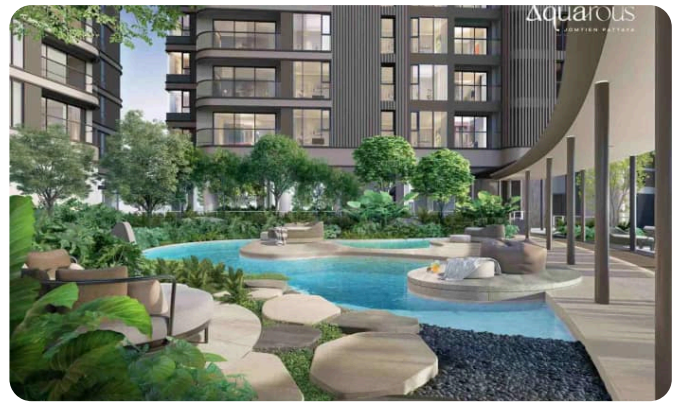
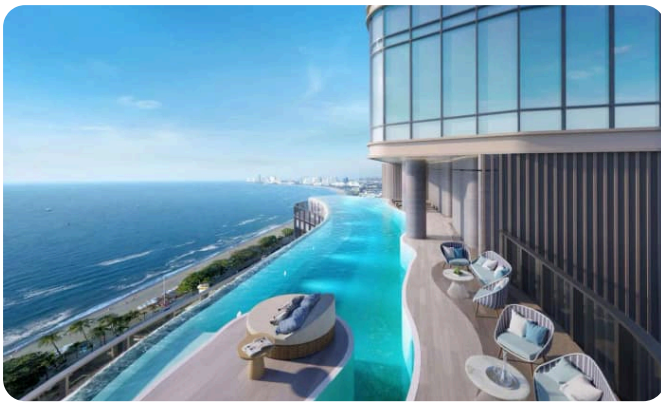
ELEVATORS

**10**

COMMON FEE

**67 ฿/m<sup>2</sup>**

SINKING FUND

**500 ฿/m<sup>2</sup>**

# Unit types & prices

| UNIT TYPES                                                                                | SIZE                        | PRICE FROM        | ≈ ฿ / M <sup>2</sup> | UNITS |
|-------------------------------------------------------------------------------------------|-----------------------------|-------------------|----------------------|-------|
| <b>1 Bedroom Superior</b><br>Mostly city view, lower floors · Thai quota from ฿5.23M      | 34.75–37.65 m <sup>2</sup>  | <b>5.66 M ฿</b>   | ≈ 162,000 ฿          | –     |
| <b>1 Bedroom Deluxe</b><br>Pool, city or partial sea view                                 | 43.8–61.3 m <sup>2</sup>    | <b>6.38 M ฿</b>   | ≈ 143,000 ฿          | –     |
| <b>1 Bedroom Deluxe Suite</b><br>Larger living & dining · Aqua Park or sea view           | 47.7–76.4 m <sup>2</sup>    | <b>7.27 M ฿</b>   | ≈ 144,000 ฿          | –     |
| <b>2 Bedrooms Executive</b><br>2 bathrooms · mostly sea view                              | 79.75–97.3 m <sup>2</sup>   | <b>13.13 M ฿</b>  | ≈ 165,000 ฿          | –     |
| <b>2 Bedrooms Grand Executive</b>                                                         | 99.7–114.8 m <sup>2</sup>   | <b>19.06 M ฿</b>  | ≈ 191,000 ฿          | –     |
| <b>2 Bedrooms Executive Suite</b><br>Corner unit with wrap-around glazing, sea view       | 111.5–127.25 m <sup>2</sup> | <b>23.27 M ฿</b>  | ≈ 209,000 ฿          | –     |
| <b>2 Bedrooms Grand Executive Suite</b><br>Building B, floors 38–42 · high-floor sea view | 141.3 m <sup>2</sup>        | <b>30.13 M ฿</b>  | ≈ 213,000 ฿          | –     |
| <b>3 Bedrooms Premier</b>                                                                 | 130.1–145.1 m <sup>2</sup>  | <b>on request</b> | –                    | –     |
| <b>3 Bedrooms Premier Suite</b><br>Corner unit · 3 bathrooms · sea view                   | 173.8 m <sup>2</sup>        | <b>36.96 M ฿</b>  | ≈ 213,000 ฿          | –     |
| <b>Penthouse</b><br>Building B, floors 45–47 · 270° sea view · private jacuzzi            | 315.9 m <sup>2</sup>        | <b>95 M ฿</b>     | ≈ 301,000 ฿          | 3     |



1 Bedroom Superior · 34.75–37.65 m<sup>2</sup>



1 Bedroom Deluxe · 43.8–61.3 m<sup>2</sup>



1 Bedroom Deluxe Suite · 47.7–76.4 m<sup>2</sup>



2 Bedrooms Executive · 79.75–97.3 m<sup>2</sup>

Starting prices from developer price lists and partner listings, as of 09/2026; foreign quota unless marked otherwise. ≈ price per m<sup>2</sup> refers to the cheapest unit of each type. Prices and availability change – ask us for the current price list.

## LOCATION

Just 500 metres from Jomtien Beach.

|                      |       |
|----------------------|-------|
| Jomtien Beach        | 500 m |
| Chonburi Immigration | 1 km  |
| Jomtien Night Market | 1 km  |
| Walking Street       | 5 km  |
| Central Pattaya      | 8 km  |
| Terminal 21          | 12 km |

## PAYMENT PLAN

Foreign quota

**30%**

Contract

**20%**

Instalments  
**0% interest**

**50%**

Handover

Thai quota

**20%**

Contract

**15%**

Instalments  
**0% interest**

**65%**

Handover

**0% interest** on every instalment during construction – for all our projects.

Payments are made exclusively to the developer – X Property does not accept any money.

## FACILITIES

**Ground floor:** Lobby, aromatic garden, tea lounge, residence & library lounge, shops

**3rd floor – Aqua Club:** Lazy pool, fun pool, beach pool, kids club, playground, family lounge, arcade, co-working

**3rd floor – Wellness:** Male & female onsen, sauna, steam room, cold plunge

**43rd–44th – Cloud Club:** Sky pool, sky lounge, sky fitness, yoga, boxing & circuit training, bike simulator

## 5 REASONS TO BUY

Prime Jomtien location

Iconic design

5,500+ m<sup>2</sup> luxury facilities

Strong investment

AssetWise developer

## DEVELOPER – ASSETWISE

AssetWise Public Company Limited (ASW) is one of Thailand's leading developers, founded in 2005 – condominiums, townhomes and detached houses for modern urban residents, investors and families.

## EXPERT OPINION

*“Aquarous is one of the most distinctive new developments entering the Pattaya market. What immediately sets it apart is its iconic concept – two elegant residential towers connected by a spectacular sky bridge.” — Alex Grigorev*

X Property only brokers between buyers and developers: contracts are signed directly with the developer, and all payments go only to the developer's official account – we never accept money. Prices and details according to developers, subject to change. Non-binding example calculation, not investment advice.



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