

PROPERTY INFO OVERVIEW FOR: **THE SKYLINE, TOWER A, UNIT 15-08**
PHNOM PENH, CAMBODIA



Building photo



Property Interior Photo

KEY INFORMATION

Price Per Share (Total 10 shares)	:	USD 27,547.77 per share (10% ownership)
Financing	:	USD 15,652.14 per share (70% loan of property price)
Downpayment	:	USD 11,895.63 per share (30% of property price + furnishing, closing costs & fees)
Gross Rental Income Per Share	:	4.85% rental yield / year USD 111.80 per month x 24 months (Tenancy contract ending 31 December 2023)
Financing Repayment Per Share	:	5 years loan @ 6% interest p.a USD 339.13 per month

HOW WE PRICED THIS 1/10 SHARE

We give our homes a full design makeover, manage all aspects of limited company formation, and find qualified owners.

Purchase Price Whole property: USD 223,602	USD 22,360.20 / share
Property Upgrades, Taxes, and Closing Interior design, furnishings, inspection, title & applicable taxes	USD 2,236.02 / share
Simpley Service Fee Buyer aggregation & legal	USD 2,951.55 / share
Total (1/10 Ownership) Whole property co-ownership value: USD 275,477.70	USD 27,547.77 / share

PROPERTY DETAILS			
Property Unit	The Skyline Residence, Tower A, Unit 15-08		
Location	The Skyline, Tower A, No. 88, Street 134 and 137, Sangkat Veal Vong, Khan 7 Makara, Phnom Penh, Cambodia. Google map: https://goo.gl/maps/x2rnBfSUB8D45FJu9		
No. of Bedroom	1	No. of Bathroom	1
Size	77.47 sqm	Facing / View	East / Mekong River View
Title	Freehold		
Tenancy	USD 1,118.01 per month x 24 months. Tenancy contract expires 31 December 2023		

Estimated monthly property expenses (Whole property)

Simpley owners share property operating expenses pro rata, and expenses are passed along monthly at cost. At closing, owners pay 6 months of home expenses (not including the Simpley Management Fee) to fund initial operating costs, in addition to monthly operating expenses.

The fees below are based on the whole property.

Property Management Fees	USD 55 per month
Simpley Management Fees	10% of income derived by the property
Property Manager Fees	USD 100 per month
LLC oversight	USD 60 per month

Resources:

1. Property link on Simpley. <https://simpley.co/listings/The-Skyline-Tower-A-Unit-15-08>
2. Simpley [Buyer FAQ](#).
3. Cambodia Property Information

Property Photos



Property Photos



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