

PROPERTY INFO OVERVIEW FOR: **THE SKYLINE, TOWER A, UNIT 16-12  
PHNOM PENH, CAMBODIA**



Building photo



Property Interior Photo

**KEY INFORMATION**

<b>Price Per Share</b> (Total 10 shares)	:	<b>USD 26,401.45 per share</b> (10% ownership)
<b>Financing</b>	:	<b>USD 14,934.15 per share</b> (70% loan of property price)
<b>Downpayment</b>	:	<b>USD 11,467.30 per share</b> (30% of property price + furnishing, closing costs & fees)
<b>Gross Rental Income Per Share</b>	:	<b>4.85% rental yield / year</b> <b>USD 106.70 per month x 24 months</b> (Tenancy contract ending 31 December 2023)
<b>Financing Repayment Per Share</b>	:	<b>5 years loan @ 6% interest p.a</b> <b>USD 323.57 per month</b>

**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.

<b>Purchase Price</b> Whole property: USD 213,345	USD 21,334.50 / share
<b>Property Upgrades, Taxes, and Closing</b> Interior design, furnishings, inspection, title & applicable taxes	USD 2,133.45 / share
<b>Simpley Service Fee</b> Buyer aggregation & legal	USD 2,933.50 / share
<b>Total (1/10 Ownership)</b> Whole property co-ownership value: USD 264,014	USD 26,401.45 / share

PROPERTY DETAILS			
Property Unit	The Skyline Residence, Tower A, Unit 16-12		
Location	The Skyline, Tower A, No. 88, Street 134 and 137, Sangkat Veal Vong, Khan 7 Makara, Phnom Penh, Cambodia. Google map: <a href="https://goo.gl/maps/x2rnBfSUB8D45FJu9">https://goo.gl/maps/x2rnBfSUB8D45FJu9</a>		
No. of Bedroom	1	No. of Bathroom	1
Size	77.47 sqm	Facing / View	East / Mekong River View
Title	Freehold		
Tenancy	USD 1,067 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:

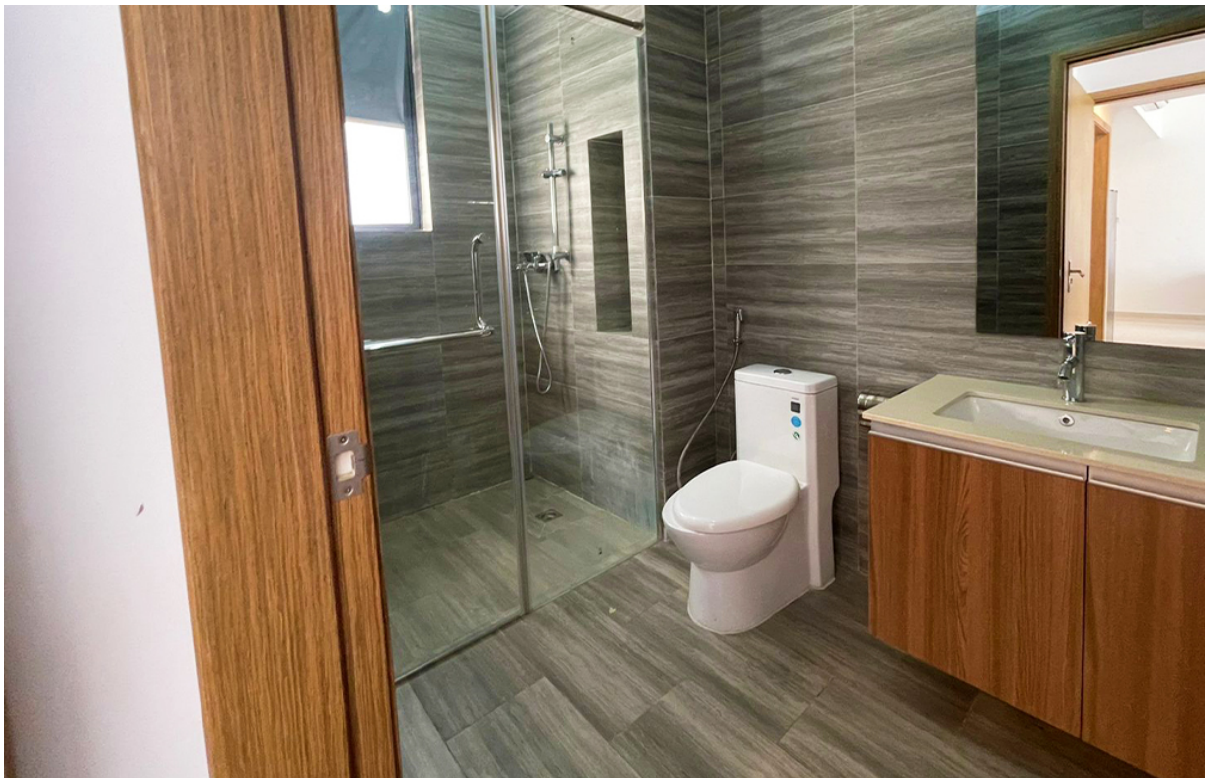
1. Property link on Simpley. <https://simpley.co/listings/The-Skyline-Tower-A-Unit-16-12>
2. Simpley [Buyer FAQ](#).
3. Cambodia Property Information

**Property Photos**



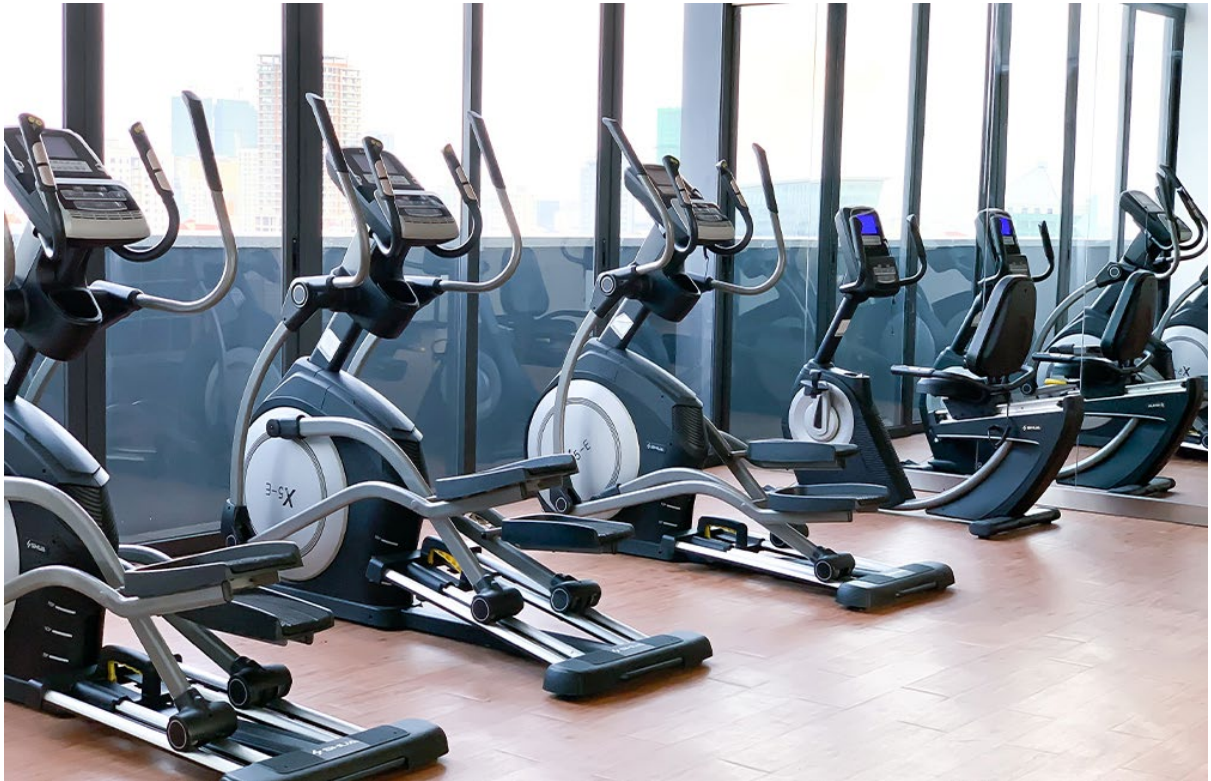


**Property Photos**





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