



BARCELONA VALLEY

BY
TOSCANA VALLEY

GOLF COURSES • REAL ESTATE • HOTEL







Barcelona Valley is designed to be a prominent real estate development project integrating golf courses, upscale housing, and its facilities to accommodate the hi-end lifestyle of the residents. The project comprises four world-class golf courses including Green Valley, St. Andrews 2000, Silky Oak "A", and Silky Oak "B". All are 18-hole PGA standard courses.













THE BECOMING OF BARCELONA VALLEY

Two and a half decades ago, Rayong area was utilised as tropical fruit orchards such as durian, rambutan, mangosteen, coconut, pineapple etc. Later rubber plantation was propagated. Being a beach city, Rayong is also famous in seafood as well as seaside happenings.

In 1990, Map Ta Phut Industrial Estate was constructed as part of Thailand's eastern seaboard economic region, it is the country's largest industrial estate and the world's eight largest petrochemical industrial hub. Green Valley Group was a group of companies executing in golf course construction and housing real estate in Bangkok, Chiangmai, and finally in Rayong province as the team has foreseen the future of the region that would become one of important features and landmarks of the country.

The total project proves the strong business trend for the future. Having four golf courses in the vicinity with substantial real estate scheme, education facility, hotels, clubhouses etc., as well as other essential factors, the promise of the future is self strengthened.









After 25 years of establishment, it is about time to facelift the whole project to meet the modern trend of real estate amidst Eastern Seaboard industrial development. It is found that in order to establish proper industrial ground for such zone, accommodation and recreation facility becomes a major development in order to provide appropriate precinct for all.

However, the question of the project name that associates with the old project but yet gives a new promise to the area is still outstanding. Hence, after careful consideration which also relates to the past work experience, the team has decided to come up with a theme that would be attractive and finally the name "Barcelona Valley" pops up in the minds.

The social effect on the previous project named "Toscana Valley" in Khao Yai, Nakhon Ratchasima has proved its popularity of traditional Mediterranean atmosphere which seems to match the existing environment. Northern Italian rural architecture is then highly mentioned. We learn that Khao Yai consists of rolling hills and high range of mountain backdrops, reflecting Tuscan valley and open panoramic perspective. Thus, the design was put in appropriately and become more or less a prototype of Thai - Italian design atmosphere.

Within the first decade, most of the renovation of existing places and new investments were shaped in northern Italian atmosphere. Thus the total vicinity becomes gimmicky "Tuscany Piccolo" in tropical rainforest since.









Based on the same manners, the team considers Rayong area as another prototype of something that would form a new trend of living style. Studies were made for a certain based on exotic places and their popularity. The selection was made by attractive names and their suburban atmospheres. "Barcelona" becomes the top of the list and therefore it becomes quite a challenging task for the team to fulfill. It is noticed that the present "Rayong Green Valley" project has been properly designed and laid out for twenty five years. It becomes a great opportunity to boost up and renovate the project for its "Silver Jubilee" commemoration.

THE BONUS OF A LIFETIME





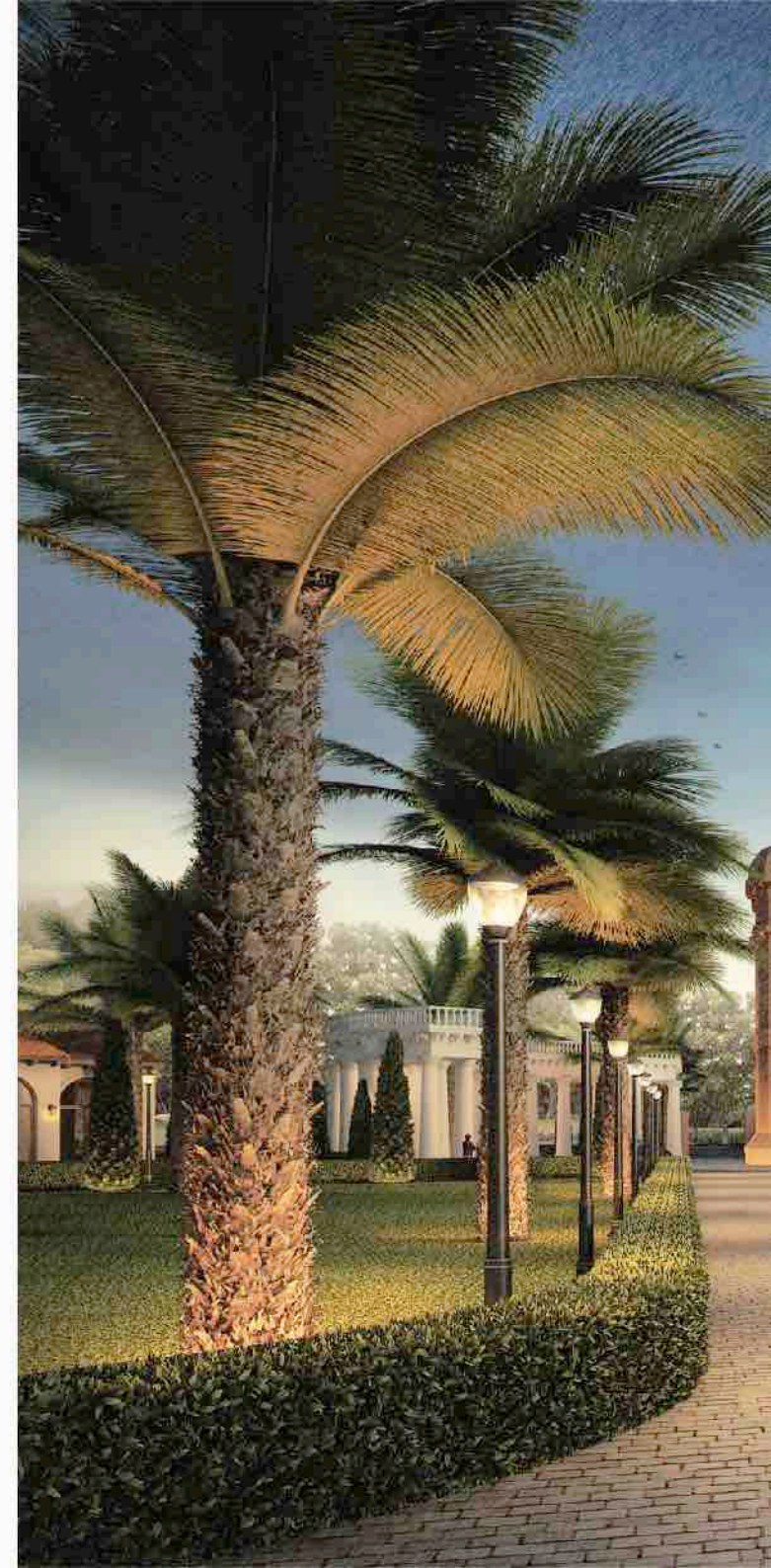


DESIGN TEAM & CONCEPT

By Toscana Valley Khao Yai design team, “Toscana Valley Architects”, we design the theme to suit the environment with Barcelona or Catalanian style to enhance the total atmosphere. The exclusive technique of applying rustic Spanish touch finished with earth tone is conducted throughout the development of this project to accentuate the green surroundings. The whole project layout is being upgraded to meet its categories while housing plots are based on comfortable space layout and modern lifestyle needs.

CONSTRUCTION MATERIALS & WORKMANSHIP

The Standard rustic plaster applied to masonry surfaces and reinforced concrete structure reflects warm and homely atmosphere. Varieties of finishing materials can be chosen with full consultation from our house designers to fulfill your satisfaction.







PREMIUM SERVICES

All building units shall be fully vermin proofed. Standard refuse collection shall be carried out from all units including public areas. Proper sewage treatment system shall be equipped in all units.

We provide twin water supply systems i.e. general washing and cleaning water supply (garden hose, car washing etc.) while potable grade water (drinking water) will be supplied in kitchen compounds and wherever applicable.

TRUSTWORTHY SECURITY / CONVENIENT ACCESSES

The whole project shall be human guarded to ensure full security. Besides, optimum surveillance system is to be provided in areas in the vicinity. The full security shall be carried out on all checkpoints and gates. Such practice shall be prompt 24/7.

EXTERNAL INFRASTRUCTURE & SERVICES

Underground electrical cabling system shall be reticulated in public areas from main supply to each dwelling unit. Digital Public LED Lighting with either time switch or solar switch systems. Mesh Wi-fi system is to be provided for full IT usage over the whole project.

FIRST CLASS SURROUNDINGS

The landscaping is our routine service to serve the whole area i.e. from public to your house gate with seasonal flora and green. Roadways and other accesses shall be at all time kept clean and dust free.

LIVING AMONG PLEASANT NEIGHBORHOOD

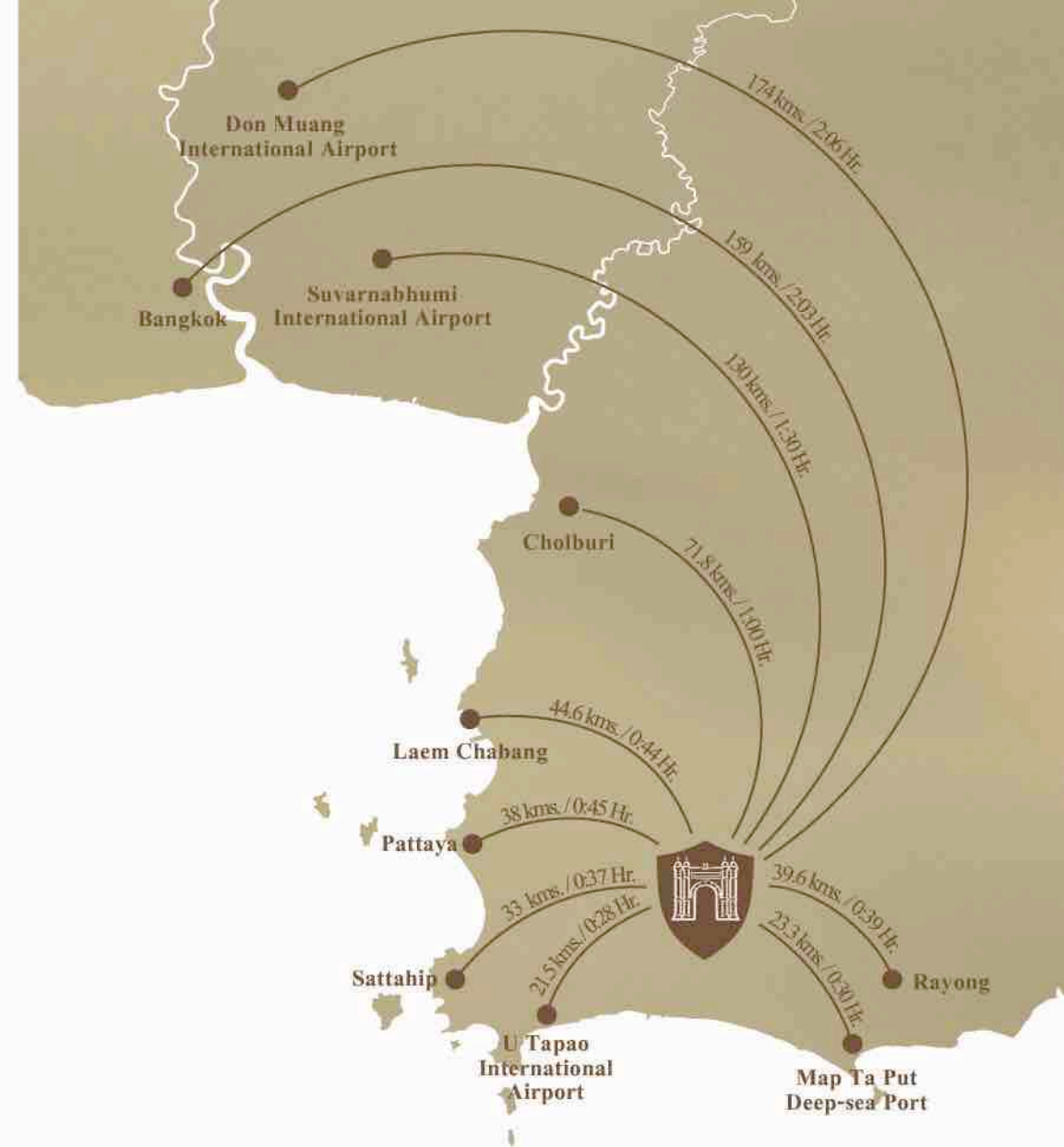
A trick of introducing to units to the buyer's acquaintance would be ideal to create own selected community where friendship can become unified.

PROMPT MAINTENANCE SERVICES

Considering the golf courses, hotels and other public buildings, we can assure the maintenance and service to be prompt with our in-house teams provided.

PUBLIC SERVICES

The location of Barcelona Valley is apparently set in the middle of all happenings including hospitals, famous beaches, shopping complexes, and deep sea ports.

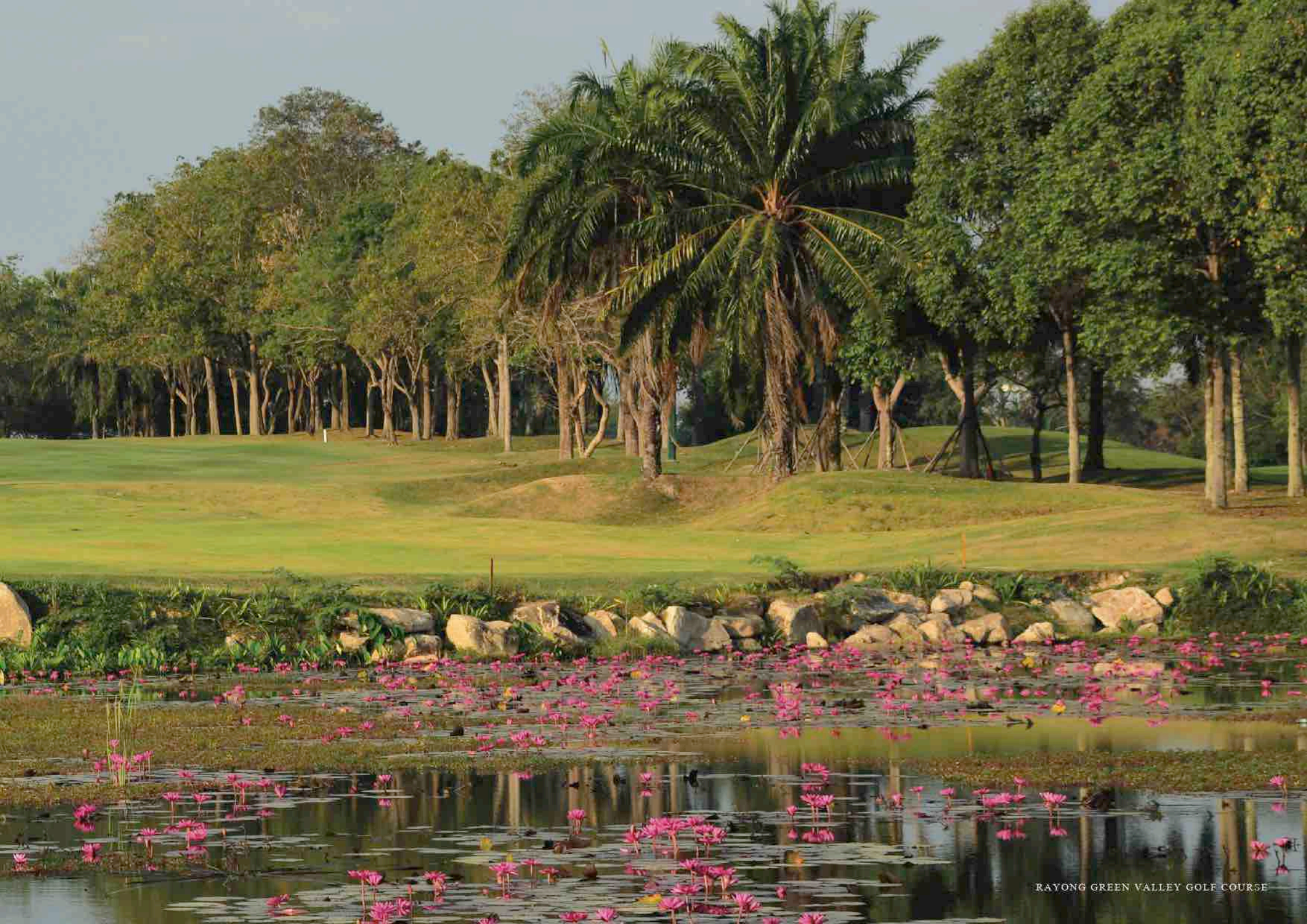






RAYONG GREEN VALLEY GOLF COURSE









MASTER PLAN

Within the vicinity, the project is home to 4 existing international standard golf courses together with clubhouses and associated buildings and facilities.

Moreover, as St. Andrews International school is already established in the area with the total of some 500 students and 100 foreign teachers. The clients can comfortably set forth future programme for their children.

The contemporary Mediterranean-style villas are deliberately designed and located to fit in the spectacular hilly terrain and golf courses taking advantage of many breathtaking views. There are also extra services including hotels, a conference hall, and many of the existing restaurants offering various selections of both local and international cuisines provided for clients who are seeking for such activities.

In addition, a fitness centre, a shopping mall and famous restaurant chains shall be located at the frontage of the project to serve not only the occupants but also to public.

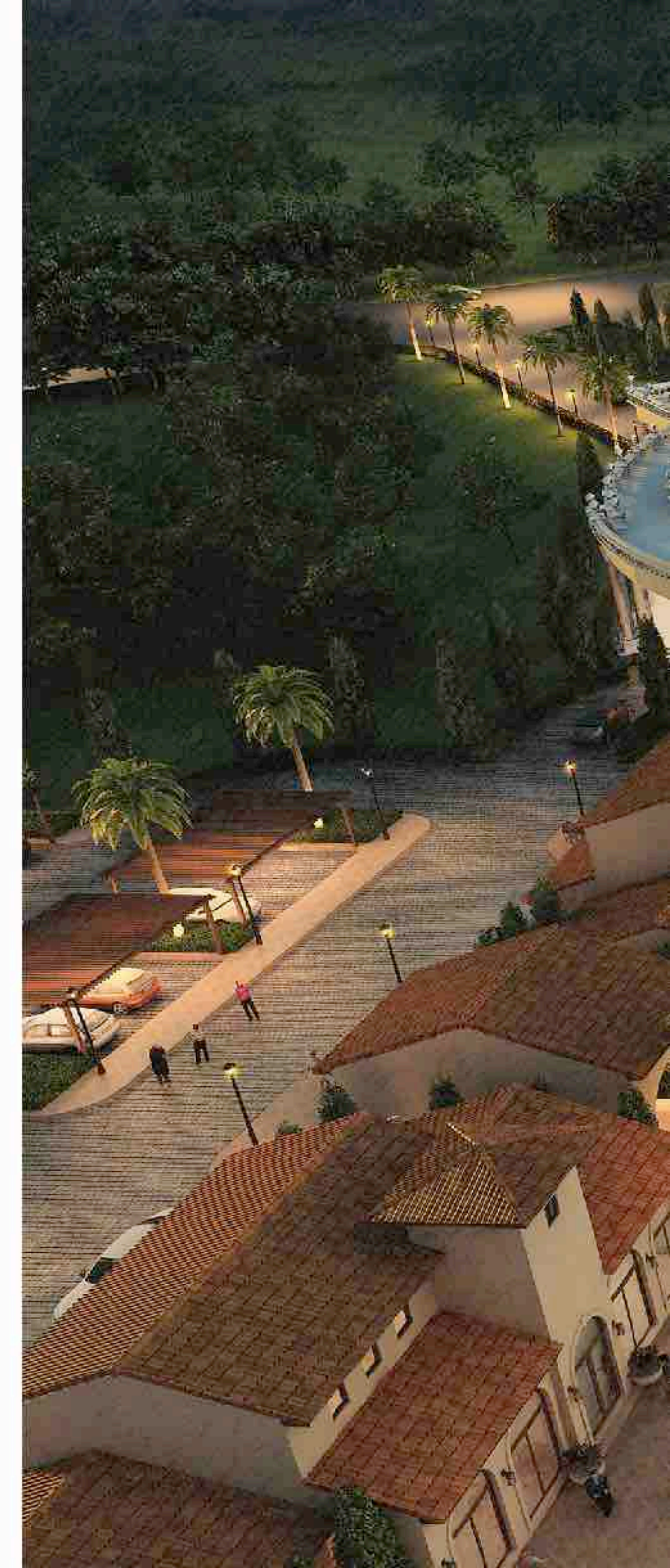


PLAZA DE ESPAÑA

Shops / Cafés / Restaurants / Playground / Fitness Centre



Plaza de España is located right in front of the portal as a main approach to Barcelona Valley. This destination is home to the triumphal arch, the architecturally distinguished landmark inspired by the design of Arc de Triomf in Barcelona, Spain. The surrounding area is criss-crossed with a selection of detached cafés, restaurants, cobblestone paths, as well as a number of shops and boutiques emerging in the not far future. Plaza de España offers a distinctive spatial experience with a warm welcome atmosphere attributable to its contemporary Catalan architectural style and a magnificent landscape layout.





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PLAZA PALLACIO & HOTEL PALLACIO

Shops / Cafés / Restaurants / Hotel / Swimming Pools / Gym / Function Rooms



Upon a hilly and rolling vast land, series of projects are created. The terrain of the land is absolutely unique, surrounded with low mountain range and high hills in the centre as the hub. Together with a town square called Plaza Pallacio, collections of contemporary Mediterranean-style villas and low-rise condominiums are woven into the rolling terrain at various heights.

Plaza Pallacio and Hotel Pallacio sit against a spectacular backdrop, nestled in a hilly landscape just a short drive from the residential spots. Both rest on a hill overlooking our gorgeous lakes and golf courses.





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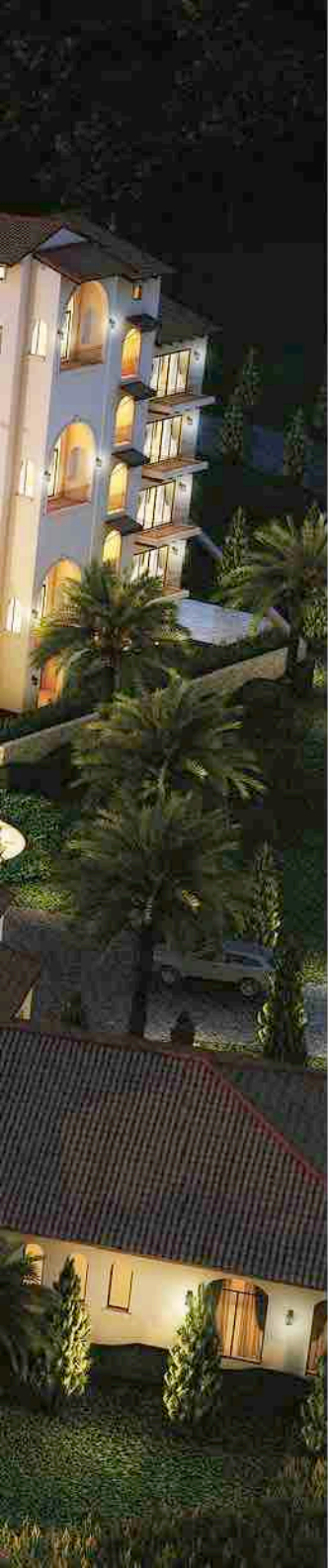


The great plaza with the wide steps leading to each level is surrounded by a cluster of Mediterranean-style buildings home to associated facilities such as shops, cafés, restaurants, gym, and swimming pools on the ground floor, in addition to the hotel units on the upper floors. With the lake adjoining our grounds, you can truly enjoy the cool and relaxing atmosphere just a few steps down to a dock below.





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LA COLINA

Condo Hotel

Nestled along the lake front on a beautiful half-kilometre stretch of secluded grounds, La Colina provides the ultimate setting for a tranquil and relaxing break. This area offers you the outstanding views contributed by our beautiful lakes, rich surroundings, and a cosy, yet luxurious experience only a few steps away at Plaza Pallacio and the St. Andrews 2000 Country Club. Each of our low-rise Mediterranean-inspired condominiums is furnished with everything you will need to enjoy a comfortable stay.







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VILLA PISCINA

Pool Villas

Escape the city for some peaceful country life in the exclusive surroundings of our first residential project. Lying along the Green Valley fairways and surrounded by a hilly townscape, Villa Piscina is a cluster of pool villas with four different designs set in a spectacular backdrop attributable to the mountains of Barcelona Valley towards the south and two golf courses, Rayong Green Valley and St. Andrews 2000, towards the north. The associated facilities are available just a few steps away at Plaza Pallacio comprising shops, cafés, restaurants, gym, and two stunning horizon swimming pools.

The decent sized covered terraces and upper floor balconies will introduce you to enjoy the nice weather throughout the day. The rich interior decoration includes the furniture and carpentry custom-built by the team of artisan woodworkers as well as contemporary Spanish kitchenette and baths. Each cosy villa is enriched by a wide range of adorable windows and openings for not only mountain wind and cool breeze, but also the breathtaking views overlooking our picturesque scenery.







DESIGN A

1 Bedroom & 1 Loft Bedroom - 195 sq.m.



DESIGN B

2 Bedrooms - 240 sq.m.



DESIGN C

3 Bedrooms - 268 sq.m.



DESIGN D

3 Bedrooms - 273 sq.m.



VILLA LA SIERRA

Detached Villas

Maintaining a balance between modern décor and rustic charm, our collections of pool villas and detached houses offer a unique atmosphere that will allow you to experience the best of the rural townscape and hilly terrain without sacrificing any of the home comforts. The surrounding area is filled with a magnificent landscape design with a number of scenic footpaths and cycle routes, and with the Plaza Pallacio offering services you will need only short drive away, you can be sure you will not be lacking in activities to enjoy during your stay.



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DESIGN A

320 sq.m.

Three bedrooms, each with ensuite bathroom / Master bathroom with walk-in closet / Double-height family room and dining /
Open kitchen / Loggia (covered terrace) / Upstair bedroom's balcony / Storage / Single carport / Entry courtyard



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DESIGN B

370 sq.m.

Three bedrooms, each with ensuite bathroom and walk-in closet / Double-height family room with dining area / Separated kitchen /
Sizeable front terrace / Front bedroom with loggia (covered terrace) / Gazebo / One-car garage / Maid's quarter



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DESIGN C

530 sq.m.

Four bedrooms, each with ensuite bathroom and walk-in closet / Master bathroom with extra WC / Double-height family room with dining area / Separated kitchen / Gazebo / Swimming pool with sizeable pool deck / Enormous upper terrace / Storage / Maid's quarter / Laundry / Double carport



DESIGN D

580 sq.m.

Three sizeable bedrooms, each with ensuite bathroom and walk-in closet / Master bathroom with extra WC / Double-height family room / Dining room /
Two separated kitchens / Gazebo / Swimming pool with enormous pool deck / Storage / Maid's quarter / Laundry / Double carport



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DESIGN E

645 sq.m.

Four bedrooms, each with ensuite bathroom and walk-in closet / Master bathroom with extra WC / Double-height living room / Split-level family room
Dining room / Separated kitchen / Loggia (covered terrace) / Gazebo / Swimming pool with enormous pool deck / Storage / Maid's quarter / Laundry / Double carport

VILLA COLINA
Pool Villas





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VILLA PALMERA

Detached Villas





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BARCELONA VALLEY

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