



LIVE THE EXTRAORDINARY
PHUKET'S MOST ICONIC EXPRESSION OF LUXURY LIVING



FIVE REASONS YOUR CLIENTS WILL THANK YOU



1 Sky Pool Villas with Private Infinity Pools – 34 contemporary sanctuaries, each with uninterrupted Andaman views.

2 90+ International Awards – recognised for architecture, hospitality, and spa excellence. a proven guest-satisfaction record.

3 Rock-Star Service – 24-hour concierge, iPad-controlled smart villa tech, “dine-anywhere” flexibility.

4 Iconic Sunset Social Scene – Phuket’s most Instagrammed sunset bar and 35m resort pool.

5 Secluded Yet Connected – Direct beach & yacht access, moments from Kata’s dining and shopping hubs.



SEAMLESS JOURNEYS TO THE ISLAND'S GOLD COAST

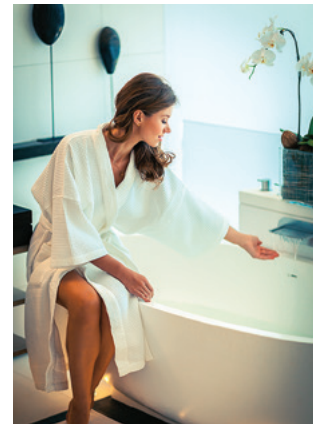
DESTINATION	DISTANCE (km)
Kata Beach / Kata Noi	250 m – 1 km (walkable)
Big Buddha	4.6 km
Chalong Pier	8 km
Patong Nightlife	13 km
Phuket Town / Old Town	15 km
Phuket International Airport	48 km

Dedicated buggy path & pontoon to Kata Beach.
Helipad & yacht moorings available on request.



ONE DESIGN ETHOS — FIVE VILLA CATEGORIES

CATEGORY	SIZE	POOL LENGTH	SLEEPS	PERFECT FOR
Ocean Pool Loft	134 m ²	6.75 m	2	Honeymooners & Proposal Travellers
One-Bedroom Sky Pool	175 m ²	7 m	2	Romantic Escapes & Solo Luxury Seekers
Two-Bedroom Sky Pool	191 m ²	7 m	4	Small Families & Friends
Three-Bedroom Sky Pool	324 m ²	7 m + Jacuzzi	6+	Multigenerational Holidays
Four-Bedroom Penthouse	460 m ²	14 m Swim-Up Bar	8	VIP Group & Celebrations



SHARED FEATURES

Natuzzi Furnishing

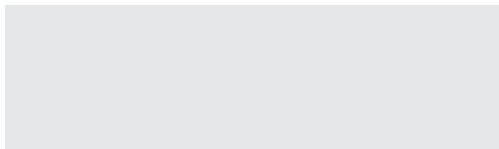
Snaidero Kitchens

De Dietrich Appliances

55" HD TVs

High-Speed Wi-Fi

iPad Villa Controls



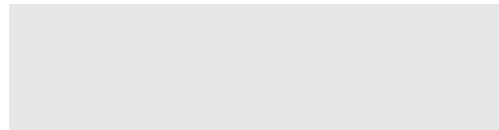
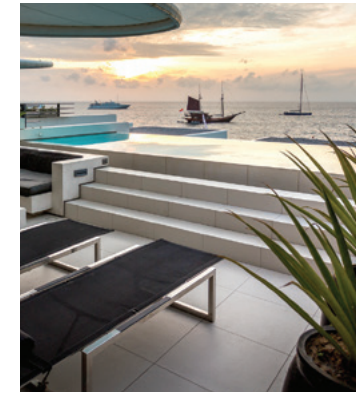
OCEAN POOL LOFT

Split-level loft with soaring double-height glass. Intimate 6.75m infinity pool suspended above the Andaman. Ideal for honeymoons and couples.



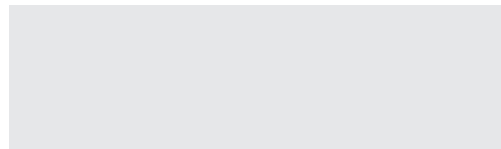
ONE BEDROOM SKY POOL VILLA

175m² of indoor-outdoor living, west-facing for cinematic sunsets.
Private terrace perfect for floating breakfasts or starlit dinners.



TWO BEDROOM SKY POOL VILLA

Your clients' home-from-home with full kitchen and en-suite bedrooms. Family-friendly layout yet chic enough for couples travelling together. Direct pool-to-ocean sightlines from every room.



THREE BEDROOM SKY POOL VILLA

Two-storey statement villa sleeping up to six adults plus children.
Jacuzzi corner, expansive sun deck, indoor dining for 8.
Private chef BBQs and villa mixologist available on call.



FOUR BEDROOM PENTHOUSE

Flagship 460m² penthouse crowned by a 14m infinity pool with swim-up bar. Twin master suites with indoor Jacuzzis, private lift access. Host exclusive soirées, family celebrations, or brand launches in total privacy.

GASTRONOMY FROM SUNRISE TO STARLIGHT



THE CLUBHOUSE

Mediterranean and refined Thai with panoramic sea views.

SUNSET BAR

Signature “Spirit of Kata Rocks” gin, 24 wines by the glass, sunset DJ sets.

DINING ON THE ROCKS

Ocean-edge tables for proposals & anniversaries.

WINE CELLAR

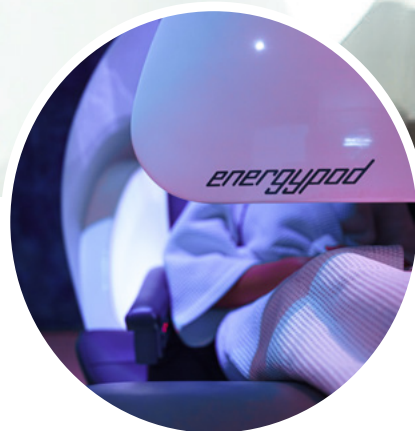
250+ labels, cheese & charcuterie masterclasses.

IN-VILLA & DESTINATION DINING

Floating breakfasts, private BBQs, yacht picnics.







INFINITE LUXURY SPA & WELLNESS

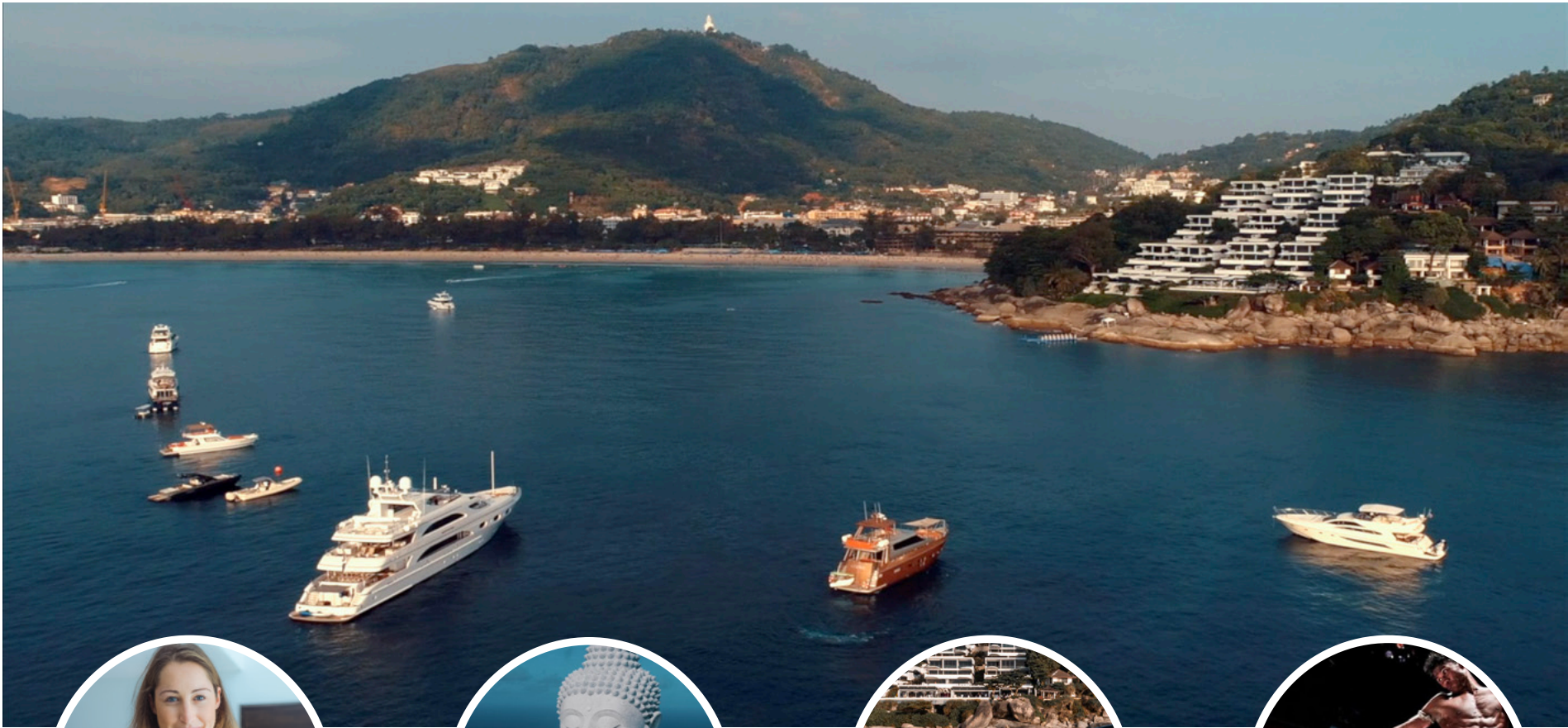
Eight themed treatment suites with chromotherapy showers, Italian waterbed, and MetroNap pod.





FITNESS

We offer a full spectrum of free weights and machines for optimal aerobic and anaerobic workouts. Alongside this, we offer yoga classes by resident instructors that are appropriate for all age groups.



BEYOND THE VILLA

Private Charters with Super-Yacht Partners

Island-hopping to Phi Phi, Racha & Similan

Muay Thai

Private Thai Cooking Classes

Big Buddha

AWARDS & ACCOLADES

We have over 90 international awards, including those from Condé Nast Traveller, World Luxury Hotels and have consistent international coverage from the world's best travel bloggers and luxury concierges.

Haute Grandeur Global Hotel Awards, 2025

Best Family Villa in Asia
Best Boutique Villa in Thailand
Best Honeymoon Hideaway Resort in Thailand
Best Luxury Apartments in Thailand
Best Boutique Spa in Asia
Best Destination Spa in Thailand

Traveller Review Award 2025

Booking.com

2024 Asia 100 Luxury Hotel

Trip.com

Haute Grandeur Global Hotel Awards, 2024

Best Destination Wedding Retreat on a Global level
Best Boutique Villa in Asia
Best Luxury Apartments in Asia
Best Luxury Boutique Hotel in Asia
Best Family Villa in Thailand

Traveller's Choice, 2024

Tripadvisor

Traveller Review Award 2024

Booking.com

Haute Grandeur Global Hotel Awards, 2023

Best Luxury Apartments (Global)

Experts' Choice Award 2023

Tripexpert

Traveller's Choice, 2023

Tripadvisor

Traveller's Choice, 2021

Tripadvisor

Luxury Lifestyle Awards Winner 2020

Traveller's Choice, 2020
Tripadvisor

Tripadvisor Certificate of Excellence 2019

Recognition of Excellence by HotelsCombined 2018
Best Luxury Honeymoon Destination, 2017
Kata Rocks voted the World's Best Luxury Honeymoon Destinations by flightnetwork.com

Haute Grandeur Global Hotel Awards, 2016

Kata Rocks voted Best Villa Resort (Global)

World Luxury Hotel Awards, 2016

Luxury Private Pool Villa Thailand

Condé Nast Traveler's 2016 Readers' Choice Awards

Kata Rocks voted as one of 25 best hotels in South East Asia

International Hotel Awards, 2016 – 2017

International Five Star Hotel

World Travel Awards, 2015

Asia Leading New Resort
Asia Leading Villa Resort

World Travel Awards, 2015

Asia Leading New Resort
Asia Leading Villa Resort

Online Travel Agency Awards, 2015

Certificate of Excellence from TripAdvisor
Award Winner from Booking.com

World's Best Hotels, 2014 – 2015

Best International Hotel Marketing
Best Hotel Marketing Asia Pacific
Hotel Marketing Thailand
Best Small Hotel Asia Pacific
Small Hotel Thailand
Spa Hotel Thailand
Resort Hotel Thailand
Hotel Website Thailand

Thailand Property Awards, 2013

Best Condo Development (Phuket)

International Property Awards Asia Pacific, 2012 – 2013

Best Apartment Thailand
Best Developer Website Thailand
Highly Commended Development Multiple Units Thailand
Best Development Marketing Asia Pacific
Best Development Marketing Thailand
Best Developer website Asia Pacific
Best International Development Marketing

World's Best Asia Pacific, 2011

Best Apartment
Best Developer Website
Best Development (Multiple Units)

International Property Awards, 2011

Best Apartment Asia Pacific
Best Developer Website at Asia Pacific
Best Apartment Thailand
Highly Commended Development (Multiple Units) Thailand

International Residential Property Awards, 2010

Best International Apartment
Best Apartment Asia Pacific
Best Apartment Thailand
Best Development Thailand

OVER 90 INTERNATIONAL AWARDS





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FURTHER INFORMATION



INFINITE LUXURY
— LIFESTYLE BY DESIGN —



COMING SOON



BELONG TO A WORLD OF INFINITE LUXURY



SCAN FOR PROJECT VIDEOS

