



MONO
CHAENG WATTHANA

Geofit+
阪急阪神

RECHARGE YOUR DIGITAL LIFE.

为您的数字生活充电

STEP INTO THE FUTURE FOR YOUR DIGITAL LIFE

迈入数字生活的未来

Niche MONO Chaeng Watthana invites you to step into the future today and enter an exciting digital world where every moment is full of enjoyment and liveliness. Located in a prime transportation hub linking road, rail, and air networks on Chaeng Watthana main road within short distances of many nearby amenities, Niche MONO Chaeng Watthana is a modern lifestyle condominium with premium facilities to entertain you and your family from dawn to dusk. Recharge your digital life and have all of life's conveniences in the palm of your hand at Niche MONO Chaeng Watthana, a home that provides everything you need for a fun and fulfilling lifestyle.

Niche MONO Chaeng Watthana邀请您今天就迈入未来，进入一个充满乐趣和活力的令人兴奋的数字世界。位于Chaeng Watthana主要道路上的主要交通枢纽，连接着道路、铁路和空中网络，距离许多附近的便利设施仅有很短的距离，Niche MONO Chaeng Watthana是一个现代化的生活方式公寓，配有优质设施，为您和您的家人从清晨到黄昏提供娱乐。在Niche MONO Chaeng Watthana，充电您的数字生活，并将生活的所有便利设施掌握在手中，这是一个为您提供一切所需的乐趣和充实生活方式的家。





PROJECT DETAIL 项目详情

Project Name	: Niche Mono Chaeng Watthana	No. Of Unit	: 921 Units
Location	: 120 M. Si Rat Station (Pink Line) Chaeng Watthana Rd.	Unit Type	: 1-Bedroom 28 Sq.m. 1-Bedroom 31 Sq.m. 2-Bedroom 53 Sq.m.
Project Type	: 35-Storay, 1 High-Rise Building		
Land Area	: 3-3-03 Rai (1,503 Sq.m.)	Parking	: 419 Slots (45.49%) Including Parallel

RESIDENTIAL CONDOMINIUM FEATURING A MODERN URBAN “RECHARGE YOUR DIGITAL LIFE” LIVING CONCEPT

采用现代城市“充电您的数字生活”为生活理念的住宅公寓



QR CODE

QR Code security access codes for entering-leaving the premises

QR码

用于进出场所的安全访问码。



SMART LOCKER

Store your belongings safely and conveniently at any time of the day with our 24 hr. Smart Locker system for absolute security and peace of mind

智能储物柜

我们的24小时智能储物柜系统，让您可以在任何时候安全方便地存放物品，绝对安全，让您安心。



UPBEAT ACTIVE POOL

Swim to music and recharge your vitality in our Upbeat Active Pool for a fun and refreshing water workout. Infinity edge pool.

活跃泳池

在我们的活力泳池中享受音乐，充电锻炼。无边泳池。



DIGITAL THEATER

With streaming VDO platforms

บันทึกเต็มอารมณ์กับโรงภาพยนตร์ระบบดิจิทัล

数字影院

配备流媒体视频平台。



FITNESS 200 SQ.M

Enjoy spacious 200 sq.m.

健身房 200 平方米

享受宽敞的 200 平方米

4 Stations 6 Stations



Laksi

Wat Phra Sri

Airport Link
Redline

BTS Skytrain
Darkgreenline

Rat Stataion



RECHARGE YOUR DESTINATION 充电你的目的地

Situated in a prime transport hub on Chaeng Watthana main road, Niche MONO Chaeng Watthana puts in you the best location to take advantage of services from many shopping centers, offices, government complexes, hospitals, and educational facilities within a short distance of your home. This vibrant and lively area on Chaeng Watthana main road has exciting growth potential with unrivalled commuter connectivity via many modes of private and public transportation routes, such as access to Sri Rat Expressway, Taxis, Buses, MRT, and Don Muang Airport. The Si Rat Monorail Station (Pink Line) is just 120m from your home and only 4 stations away from the Interchange Line at Don Muang Airport (Red Line) that connects to a future high speed train network linking Thailand's 3 main airports. Once these additional transportation links have been completed, you can expect the value and convenience of your home to increase dramatically.

位于Chaeng Watthana主要道路上的主要交通枢纽，Niche MONO Chaeng Watthana使您处于最佳位置，可以充分利用您家附近许多购物中心、办公楼、政府综合体、医院和教育设施的服务。Chaeng Watthana主要道路上这个充满活力和活跃的地区具有令人振奋的增长潜力，通过多种私人 and 公共交通路线连接，通勤者的便利性无与伦比，例如可通过Sri Rat高速公路、出租车、公交车、MRT和廊曼机场访问。距离您家仅120米的Si Rat单轨站（粉线），距离廊曼机场（红线）的换乘站仅4站路，后者连接着未来的高速列车网络，将泰国的3个主要机场连接起来。一旦这些额外的交通线路建成，您可以期待您家的价值和便利性大幅提高。



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RECHARGE YOUR DIGITAL LIFE 充电您的数字生活



SENA 360 APP

Comprehensive home care system Complete accommodation management both repairs and other services Easier with use via smartphone

综合家庭护理系统，完善的住宿管理，包括维修和其他服务，通过智能手机更加便捷易用。



QR CODE

Maintain the safety and privacy of residents by scanning the QR Code on every entry and exit of the project area

通过在项目区域的每个入口和出口扫描QR码保护居民的安全和隐私。



VENDING MACHINE

Coin-operated vending machine service enjoy Many drinks and snacks available 24 hours.

投币式自动售货机服务，随时享受各种饮料和零食。



EV CHARGER

Charging points for electric cars

提供电动汽车充电点。



FIBER OPTIC

Fiber optic internet connection service at Covers every unit

为每个单位提供光纤网络连接服务。



SMART LOCKER

Doors that come with a digital lock system It's also safer. Built-in digital security Quiet mode

配备数字锁系统的门，更加安全。内置数字安全功能，安静模式。



HI-SPEED WIFI

Hi-Speed WiFi service, access connection at any time and covers all common areas, including the lobby zone, Co- Working Space, fitness center, swimming pool, and Khadfa area

提供高速WiFi服务，随时随地连接，覆盖所有公共区域，包括大堂区、共享办公空间、健身中心、游泳池和Khadfa区域。



DIGITAL FACILITIES

数字设施

Embrace an exciting future with innovative digital facilities and phone applications that make your home life easier and more enjoyable. From entertainment and fitness to home safety and service features, see what a difference going digital can make!

拥抱创新数字设施和手机应用，让您的家庭生活更加轻松愉快，并展望令人兴奋的未来。从娱乐和健身到家庭安全和服务功能，看看数字化可以带来的差异！

Go digital and catch up on work or browse the internet at the beautifully appointed Co-Working Space and Meeting Room on the Lobby floor. There is a vending machine available for snacks and drinks as well as Hi-Speed Wi-Fi to help you always stay connected.

在大堂楼层设计精美的共享办公空间和会议室里，体验数字化带来的便利。自动售货机提供各种零食和饮料，同时提供高速WiFi，让您始终保持连接。





Co-Working Space & Mini Bar



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DIGITAL THEATER

数字影院

RECHARGE YOUR ENTERTAINMENT

Catch a private late-night screening at Niche MONO Chaeng Watthana Sleepless Night Digital Theater, where you can recharge your sleepless nights with a variety of entertainment choices from digital streaming platforms such as Netflix. To complete your entertainment experience, you will find an in-house concession stand where you can grab snacks and popcorn on the way into the theater from the Lobby.

娱乐充电

在Niche MONO Chaeng Watthana的数字影院里观看私人深夜放映，您可以通过来自数字流媒体平台（如Netflix）的各种娱乐选择，为您的不眠之夜充电。为了完善您的娱乐体验，内部设有小吃亭，您可以在大堂进入影院之前拿取一些零食和爆米花。



UPBEAT ACTIVE POOL RECHARGE YOUR VITALITY

活跃泳池 活力充电

Swim to music and recharge your vitality in our Upbeat Active Pool for a fun and refreshing water workout. Infinity Edge pool is west-facing, keeping it warm all day long with separate children's pool and Jacuzzi for relaxing in.

在我们充满活力的活跃泳池里，随着音乐畅游，为您提供一次有趣而清新的水中锻炼，为您的活力充电。无边泳池朝西，全天保持温暖，设有单独的儿童游泳池和按摩浴缸，供您放松身心。



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Computer Generated Image



RECHARGE YOUR ENERGY

能量充电

Recharge your energy and regain your vitality with a wide variety of active and passive leisure facilities that bring health and enjoyment to every moment of your life. Live a life full of passion and excitement where you can fully indulge your hobbies and interests. With so much choice available, there is sure to be something fun and worthwhile for you and your loved ones to do

通过各种各样的主动和被动休闲设施，补充能量，恢复活力，为您的生活的每个时刻带来健康和快乐。过上充满激情和兴奋的生活，在这里您可以充分沉浸于自己的爱好和兴趣。有如此多的选择，肯定有一些有趣且值得您和您所爱的人去做的事情。



FITNESS 200 SQ.M

Enjoy spacious 200 sq.m. premium fitness facilities to make you feel alive. A fully equipped gym with modern cardio and weight equipment is the ideal environment to activate your body and energy.

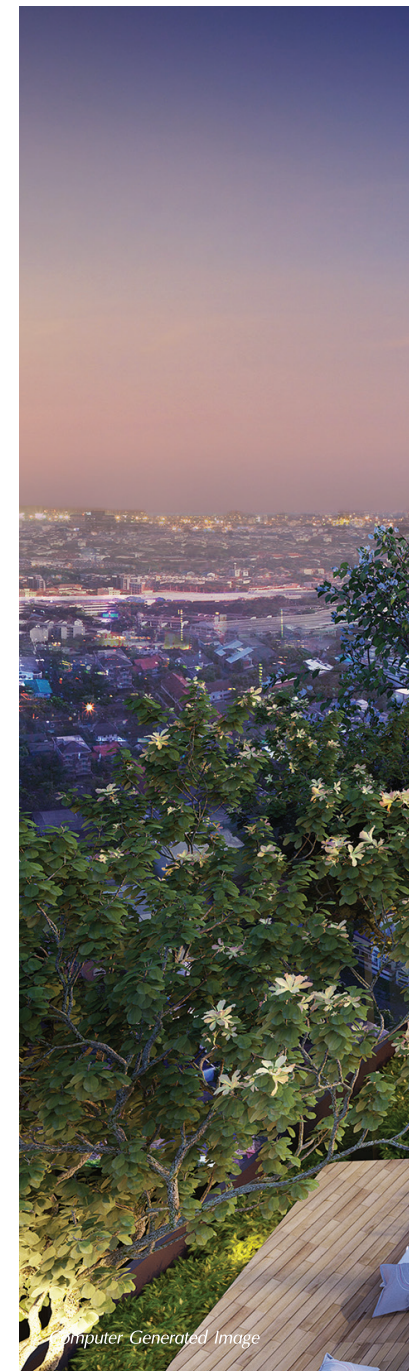
享受 200 平方米的宽敞空间。优质的健身设施让您充满活力。设备齐全的健身房配有现代化的有氧运动和举重设备，是激活您的身体和能量的理想环境。



PLAY GROUND & KID ZONE

Engage with your community and recharge your energy with facilities where you and your family can enjoy active and passive leisure activities together. Niche Mono has many zones for rest and relaxation outdoors, such as landscaped gardens and Kid's Playground with music on the ground floor where children can play safely.

与社区互动，并通过设施重新充电，您和您的家人可以一起享受主动和被动的休闲活动。Niche Mono 拥有许多户外休息和放松区域，例如底楼的景观花园和配有音乐的儿童游乐场，孩子们可以安全地玩耍。





Sky Rooftop Facility



SKY ROOFTOP FACILITY

Escape to the beautiful Sky Garden rooftop facilities where you can enjoy an evening alone or socialize with friends and family while taking in amazing panoramic views of Chaeng Watthana below and the skyline above. For relaxing evenings outside, The Sky Garden also includes a Sky Jogging Track with Star Lighting (200 meter) and a Sunset Terrace with BBQ and Sky Party zone. There is also an outdoor Yoga zone on the rooftop garden where you can indulge in a fresh air Yoga session to lift your mood and soothe your spirits.

逃离美丽的天空花园设施，在这里您可以独自度过一个愉快的晚上，或与朋友和家人社交，同时欣赏着下方的Chaeng Watthana令人惊叹的全景和上方的天际线。对于户外放松的夜晚，天空花园还包括一个带有星光的天空慢跑跑道（200米），以及一个带有烧烤和天空派对的日落露台。屋顶花园还设有一个户外瑜伽区，您可以在那里沉浸在新鲜空气中进行瑜伽，提升心情，舒缓心灵。



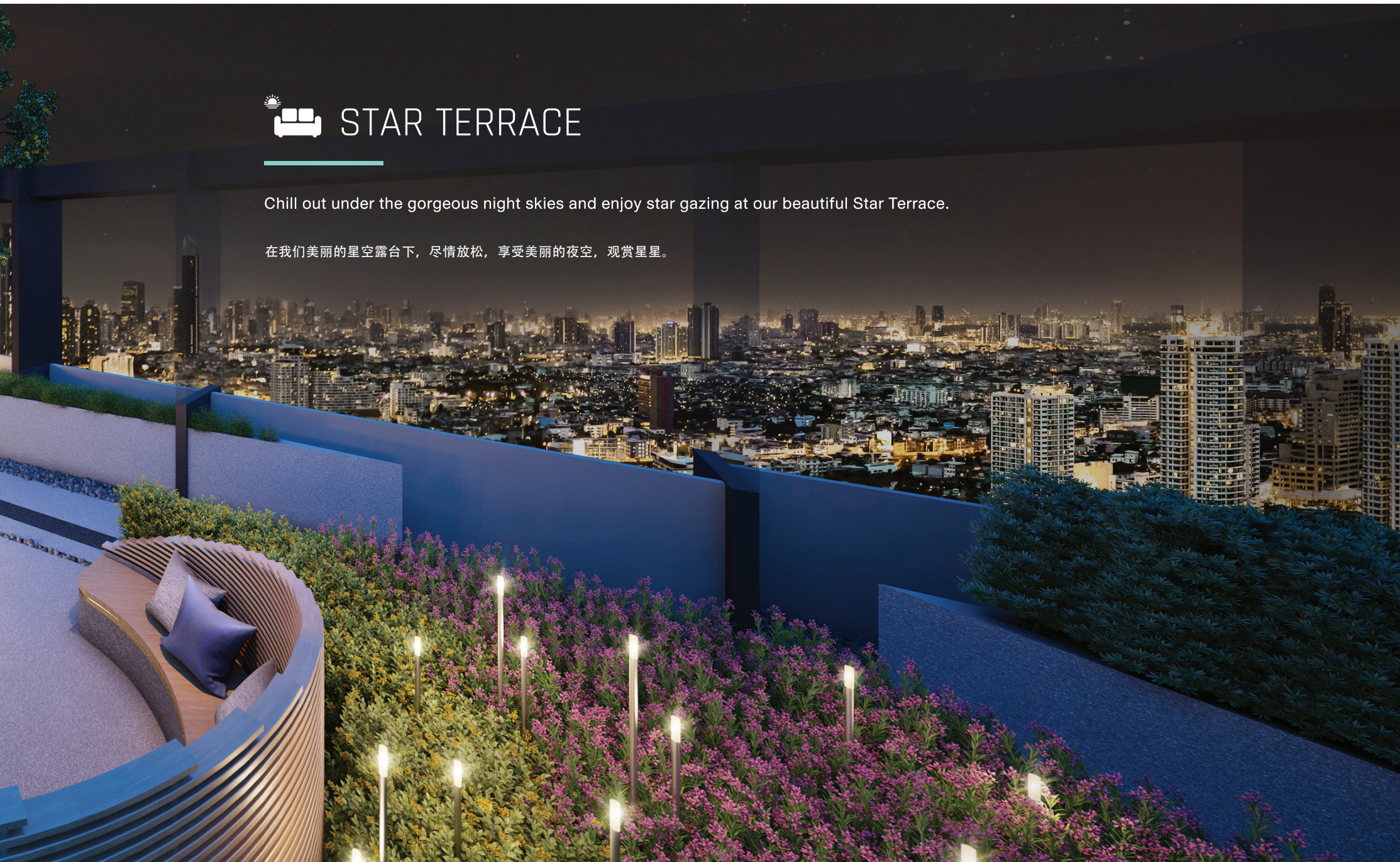
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STAR TERRACE

Chill out under the gorgeous night skies and enjoy star gazing at our beautiful Star Terrace.

在我们美丽的星空露台下，尽情放松，享受美丽的夜空，观赏星星。







UNIT PLAN

UNIT TYPE A1 - A

(28 sq.m)



This cozy and modern fully furnished 1 bedroom studio is a calming refuge for those who cherish a bit of quiet time after a busy day at work and comes with luggage storage area perfect for those who love to travel. The large, comfortable bedroom provides a restful sanctuary while the fully separated kitchen means you can awaken your inner chef preparing delicious meals next to a well ventilated balcony.

这个温馨而现代的全配套一卧室是专为那些在工作繁忙的一天后珍惜安静时光的人而设计，配备了行李存放区，非常适合热爱旅行的人。宽敞舒适的卧室提供了一个宁静的避难所，而完全独立的厨房意味着您可以在通风良好的阳台旁边准备美味的餐点，唤醒您内心的厨神。

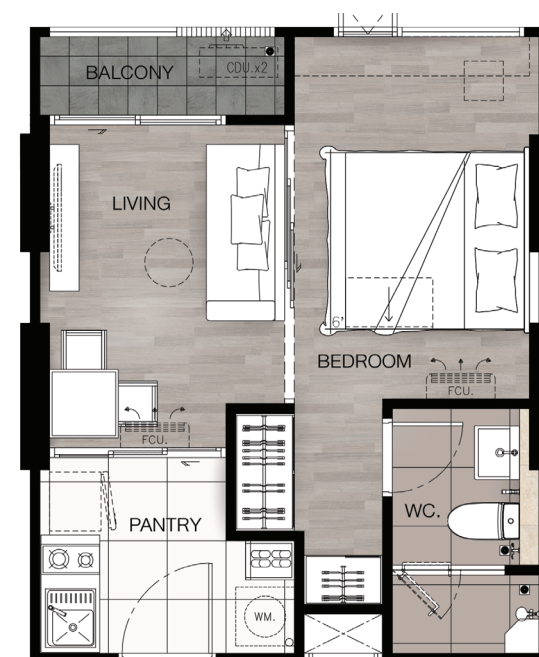




UNIT PLAN

UNIT TYPE B1 - A

(31 sq.m)



This unit features a spacious living-dining area with a glass partition separating the Master Bedroom that can be closed when hosting parties, making this an ideal home for those who prefer a space for entertaining. Fully furnished in a modern contemporary style with open plan living area, the large ensuite Master Bedroom in this unit is big enough to place a work desk in.

这个单元配有宽敞的起居餐厅区，玻璃隔断将主卧室与之分开，当举办派对时可以关闭，这使得这个房屋成为那些喜欢娱乐空间的理想选择。以现代当代风格全配家具，开放式的起居区，宽敞的主卧室内有足够大的空间可以放置一个工作桌。



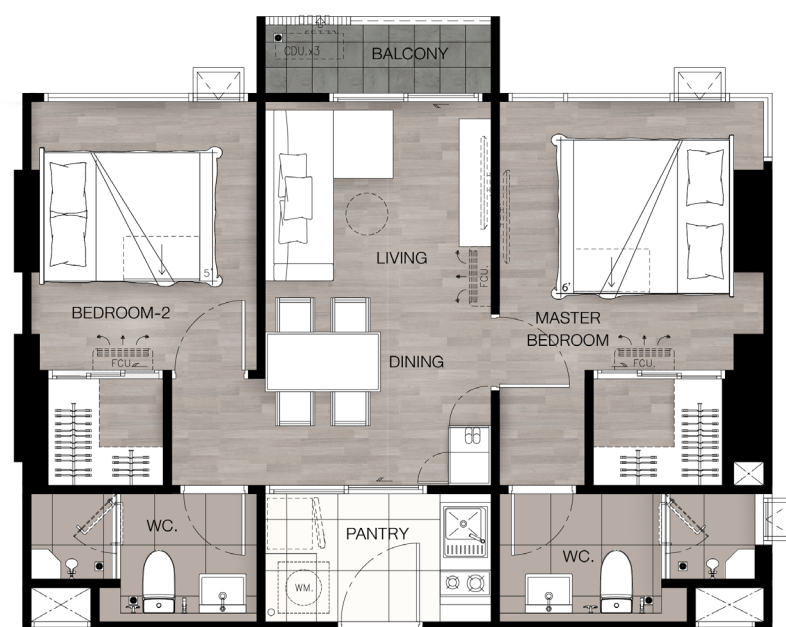
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UNIT PLAN

UNIT TYPE D1 - A

(53 sq.m)



The perfect home for a small family, this beautifully decorated and spacious family unit offers an open plan living-dining area and separate kitchen where you can prepare delicious family meals together. There is a large ensuite Master Bedroom suite with walk-in-closet and bathroom, as well as an additional large bedroom and bathroom.

对于小家庭来说，这是一个完美的家。这个装饰精美、宽敞的家庭单元提供了开放式的起居餐厅区和独立的厨房，您可以一起准备美味的家庭餐。宽敞的主卧室套房，配有步入式衣帽间和浴室，以及额外的大卧室和浴室。



SENA360 APPLICATION

This Comprehensive Mobile Based Customer Service
e Care of you at All Time

此适用于各种移动设备的综合客户服务系统时刻照顾您的需求



Down Payment

Payment services through high security and high security Payment Gateway system

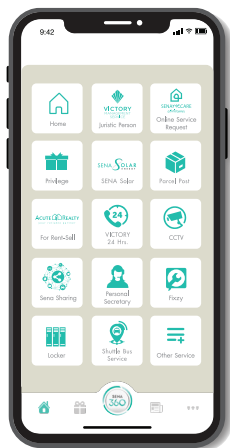
首付通过高安全性的支付系统提供服务



E-Payment

Electronic payments for condo fees and water bill

电子支付公寓费和水费的电子支付



Parcel Post

Parcel Post Real-time package delivery notificatio

包裹邮寄实时包裹递送通知



Property bokelage by Acute Reality

Acute Reality 房产经纪业务



SENAYECARE
အိမ်ရာစီမံခန့်ခွဲမှု

Online Service Request

SENA We care 24-hoursrepair reporting

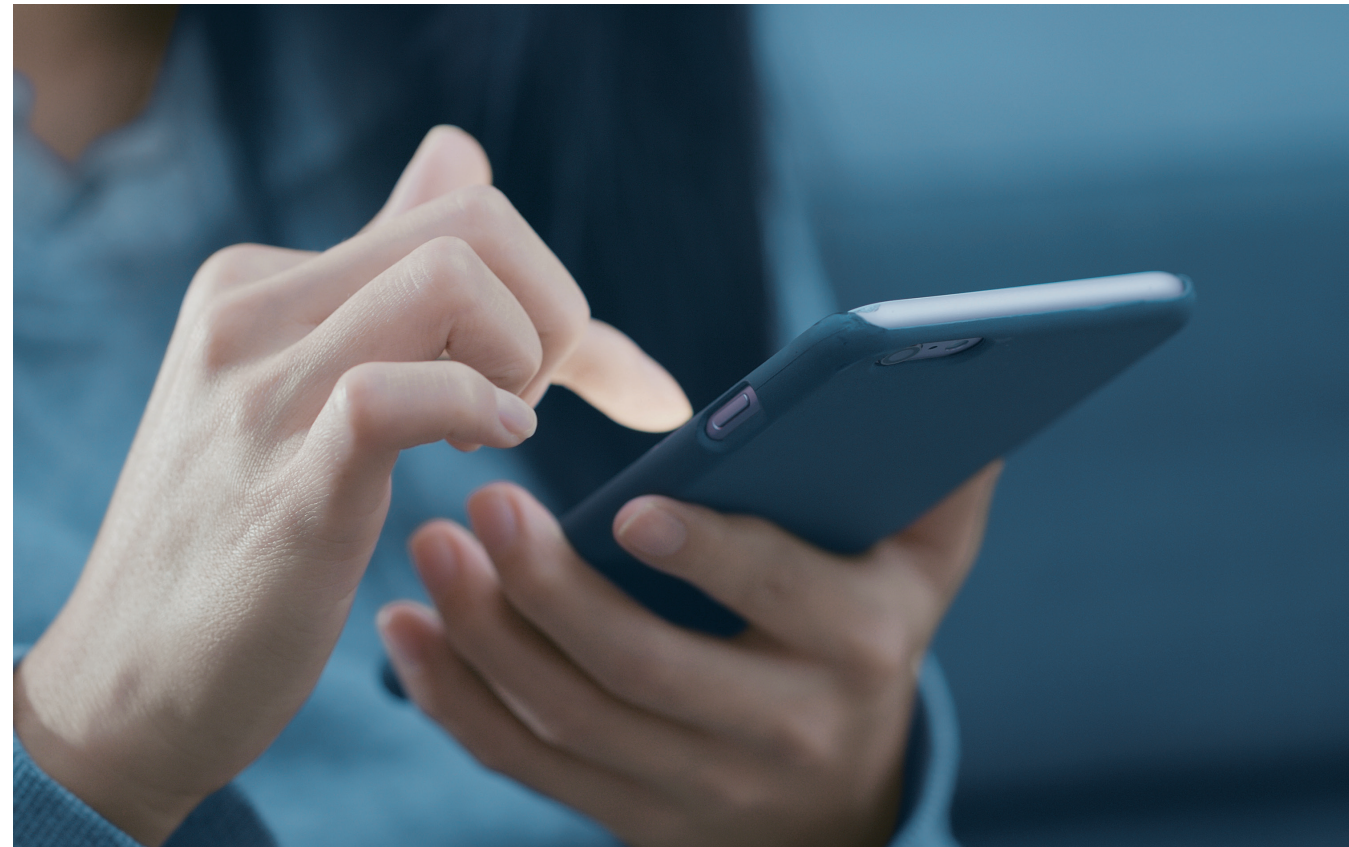
SENA We Care 24 小时维修报告



Fixzy

Fixzy 24-hours maintenanceand repairs

Fixzy 24 小时维护和维修服务



MADE
FROM HER

MADE FROM HER PHILOSOPHY

Because a woman sees the finer details and notices everything, Niche MONO Chaeng Watthana has ensured that all elements are designed with a woman's perspective in mind, meeting her needs for beauty, comfort, convenience and security. We believe that when a woman is content, a man is too.

因为女性关注细节，注意到一切，Niche MONO Chaeng Watthana 确保所有元素都以女性的视角设计，满足她对美丽、舒适、便利和安全的需求。我们相信，当女性满足时，男性也会满足。



SOLAR POWERED CONDO

Live in luxury and help save the environment. NICH CHAENG WATTHANA utilizes solar power panels for clean, renewable energy.

享受豪华生活，助力环保。NICH CHAENG WATTHANA 利用太阳能电池板提供清洁、可再生能源。



A symbol of care for residents in every dimension.

全方位关怀居民的象征。

geo fit+ designs houses to meet the needs of residents in 3 areas:
设计的房屋满足居民3个方面的需求:



Change ordinary moments
into extraordinary ones.
将平凡的时刻变成非凡的时刻。



Creating sustainability
in the future
创造未来的可持续性



Pay attention to the people
you love in every aspect of your life.
在生活的各个方面关注你所爱的人。

geo fit+ derives from a firm belief that it is not enough just to build a place to live.

When the residents' voices are heeded, improvements continue. When the
residents' opinions are respected, it is when a dwelling turns into a home.

geo fit+ 源于一种坚定的信念，仅仅建造一个居住场所是不够的。聆听住户声音，持
续改善下去。尊重住户的意见，让住宅变成真正的家。

THE GEO FIT + CYCLE



Geo fit+ is an on-going process to collect feedbacks from residents in order to improve the residents' comfort, convenience, and safety. The process starts with collecting the opinions and suggestions from the residents and the customers. This is followed by prototype designs and usability testing in our Geo fit+ Lab which simulates real living space. The prototypes are tested by residents and customers of different ages for feedbacks, developed into products, and eventually installed for the residents. Then the same process starts again because we firmly believe that the best home is one that best serves the residents' needs.

Geo fit+ เป็นวงจรการทำงานเพื่อพัฒนาที่อยู่อาศัยจากความต้องการและคำแนะนำของ
ผู้อยู่อาศัยอย่างต่อเนื่อง เริ่มจากการรวบรวมความคิดเห็นของผู้อยู่อาศัยและลูกค้า และนำ
มาพัฒนาเป็นผลิตภัณฑ์ ทดลองใน Geo fit+ Lab พื้นที่เหมือนจริง กับผู้อยู่อาศัยหลาย
กลุ่มหลายวัน และรับฟังความคิดเห็น ปรับปรุงแก้ไขจนสามารถติดตั้งใช้ได้อย่างจริงในโครงการ
เมื่อสิ้นสุดขบวนการนี้ ก็เริ่มขั้นตอนรับฟังใหม่ เป็นวงจรต่อเนื่อง เพราะเราเชื่อว่าบ้านที่ดี
ที่สุด คือบ้านที่สนองความต้องการของผู้อยู่อาศัยมากที่สุด

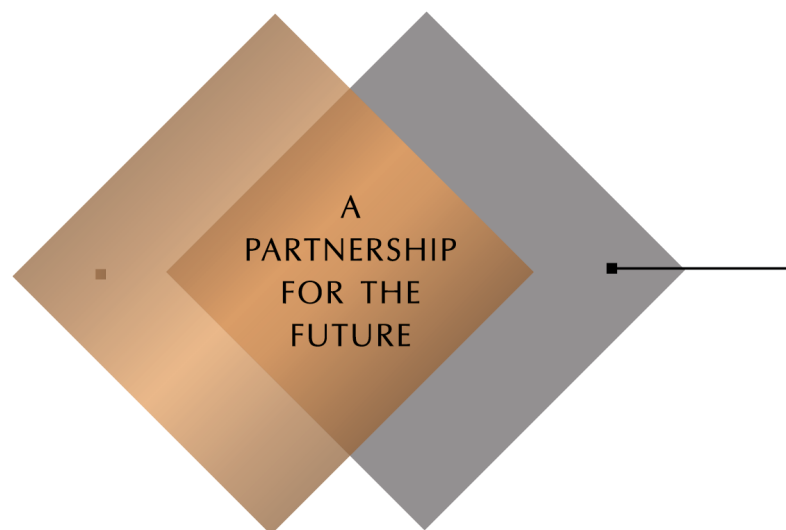


SINCE 1977

An expert in real estate development, SENA was established in 1977 with an emphasis on delivering quality to our customers for more than 42 projects. The company worth over a billion Thai baht. In 2017.

自 1977 年 SENA 是房地产开发领域的专家，成立于 1977 年，致力为超过 42 个项目的客户提供优质服务。2017 年该公司价值已超过十亿泰铢。

SENA与阪急阪神地产株式会社成功建立合作伙伴关系，共同开发 Niche MONO Sukhumvit- Bearing，项目价值34亿泰铢。如今，这两个市场领导者再次联手13个项目，项目总价值370亿泰铢，继续创造豪华住宅新现象。



Hankyu Hanshin Properties Corp.

SINCE 1947

Established in 1947 and headquartered in Osaka. Hankyu Hanshin Properties Corp. is a group company of Hankyu Hanshin Holdings that comprises 6 core businesses: urban transportation, real estate, entertainment and communications, hotel to travel and transportation. And in the hotel division operate 46 hotels. (As of 2019)

阪急阪神不动产株式会社自 1947 年成立于1947年，总部位于大阪。阪急阪神不动产株式会社是阪急阪神控股集团旗下的公司，拥有城市交通、房地产、娱乐和通讯、酒店旅游和交通六大核心业务。截至2019年，已经营着46家酒店。

SENA and Hankyu Hanshin Properties Corp. Successfully entered a joint partnership to develop Niche MONO Sukhumvit - Bearing, Project value 3,400 Million Baht. Today, these two market leaders are once again joining forces to develop a premium residential condominium 45 projects, Total project value 70,000 Million Baht and continue to marking a new phenomenon in luxury residential development in Thailand

LOCATION MAP

ATTRACTION AREA



SHOPPING MALLS / SUPERMARKETS

- Central Chaeng Watthana
- BEEHIVE Lifestyle Mall
- Outlet Muang Thong
- Cosmobaza
- Index Living Mall
- IT Square Shopping mall
- Urban Square
- Makro
- Major Cineplex Chaeng Watthana
- Big C Chaeng Watthana
- MaxValue Supermarket Laksi (Head Office)
- Central Ramintra



SCHOOLS / UNIVERSITIES

- International School Bangkok
- Sukhothai Thammathirat Open University
- Silpakorn University (Muang Thong campus)
- Dhurakij Pundit University
- Phranakhon Rajabhat University
- Krirk University
- Suankularb Wittayalai Nonthaburi



OFFICE BUILDINGS / GOVERNMENT / HEADQUARTERS

- IT Square Office
- TOT (Head Office)
- CAT Telecom
- Muang Thong
- CP Office
- Jasmine Building
- Don Muang Airport Thai Post



HOSPITALS

- Mongkutwattana General Hospital
- World Medical Hospital
- Krungthai General Hospital
- Chulabhorn Hospital
- Vibharamakkred Hospital



@senaintersales

Owner of Land Rights: Sena Development Public Company Limited, located at 448 Ratchadaphisek Road, Khwaeng Samsennok, Khlong Sam Wa District, Bangkok, registered capital of 200,000,000 Baht, paid-up capital of 50,750,000 Baht. Managing Director: Ms. Kesara Thanyalakpakhaw. Project Name: FLEXI SUKSAWAT. Project Location: Suk Sawasdee Road, Soi 13, Pak Klong Subdistrict, Rat Burana District, Bangkok. Land Title Deed: No. 53390, Land Area: 3-3-87.3 Rai. The land is bound for the construction of 8-story residential buildings, consisting of 3 buildings, with a total of 493 residential units. The project has completed its environmental impact assessment and is in the process of applying for construction permits. Construction is expected to commence in the second quarter of 2025, with completion and readiness for transfer of ownership expected in the fourth quarter of 2026. Upon completion, the details may differ from the illustrations. The company reserves the right to change without prior notice. For more information, please call 1775, press 35. Terms and conditions apply as specified by the company, and the company reserves the right to change or cancel promotions without prior notice. Images and simulated decorations are for advertising purposes.

เจ้าของกรรมสิทธิ์ที่ดิน บริษัท เสนา โฮมออฟฟิศ 11 จำกัด สำนักงานเลขที่ 448 ถนนรัชดาภิเษก แขวงสามเสนนอก เขตห้วยขวาง กรุงเทพมหานคร ทุนจดทะเบียน 700,000,000 บาท ทุนชำระแล้ว 495,193,000 บาท กรรมการผู้จัดการ นางสาวกษร ธัญลักษณ์ภาคย์ ชื่อโครงการ นิซ โปโน แจ้งวัฒนะ เฟส 1 ที่ตั้งโครงการ ถนนแจ้งวัฒนะ อำเภอปากเกร็ด จังหวัดนนทบุรี โฉนดที่ดินเลขที่ 107012 เลขที่ดิน 438 ตำบลคลองก้อ อำเภอปากเกร็ด จังหวัดนนทบุรี เนื้อที่ประมาณ 3-3-3.1ไร่ ที่ดินมีการผูกพันจำนวนกับธนาคารกรุงศรีอยุธยา จำกัด (มหาชน) และ ธนาคารยูโอบี จำกัด (มหาชน) เป็นอาคารชุดพักอาศัยสูง 35 ชั้น คาดฟ้า 1 ชั้น จำนวน 1 อาคารเป็นห้องชุดพักอาศัยจำนวน 921 ห้องชุดอยู่ระหว่างดำเนินการก่อสร้าง ใบอนุญาตก่อสร้างเลขที่ 264/2562 เริ่มก่อสร้างประมาณเดือนกุมภาพันธ์ 2563 คาดว่าจะแล้วเสร็จประมาณเดือนสิงหาคม 2565 และจะจดทะเบียนอาคารชุดเมื่อการก่อสร้างแล้วเสร็จ โดยผู้ซื้อจะต้องชำระเงินจองและค่าใช้จ่ายส่วนกลางตามข้อบังคับนิติบุคคลอาคารชุด เมื่อสร้างเสร็จสมบูรณ์แล้วรายละเอียดจะแตกต่างไปจากภาพที่ปรากฏในการโฆษณา บริษัทขอสงวนสิทธิ์ในการเปลี่ยนแปลงโดยไม่ต้องแจ้งให้ทราบล่วงหน้า