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AMAYA KAMPOT

A HOME AWAY FROM HOME.

A balance of nature and community is the secret to a fulfilling life. Amaya's residences sit harmoniously within the surrounding environment, but also integrate with each other to form a sense of community and belonging.



WELCOME TO AMAYA

Masterful integration of the outdoor and indoor. A place to relax and enjoy a calm, slow lifestyle amongst nature









OUR LOCATION

Just 2.5 hours from Phnom Penh, Amaya sits on the scenic slopes of Phnom Kamchay in Kampot—where lush durian plantations meet the river, mountains, and sea. Whether you're relaxing at home, dining in town, cruising the river, or catching sunsets in Kep, Amaya offers the perfect escape—close to everything, yet a world away.

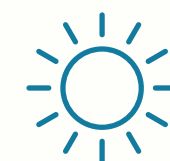
ONE OF A KIND HOLIDAY HOME

Since 2022

- Unique Features, Vernacular Architecture
- Natural Sloping Terrain
- Pavilion Style, Stilt Inspired
- Elevated Platform
- Local Materials
- Open Air Ventilation
- Seamless Blend with Natural Surroundings
- Holiday Home with Community Feel



IPS | Amaya



Light



View



Ventilation



Green
Courtyard

Natural



PRESENTING - DOMNAK SORIYA
AMAYA Kampot Project

ARCHITECTURE



4 MAIN HOUSE OPTIONS:

- DAMNAK SORIYA – Original (2 Floor, 3 Bedroom), 635 sqm
- DAMNAK VEYO – Original (1 Floor, 2 Bedroom), 268 sqm
- DAMNAK CHANTREA (1 Floor, 2 Bedroom Smaller House), 186 sqm
- DAMNAK DOUNGKHAE (1 Floor, 1 Bedroom), 126 sqm



HOUSE OPTIONS ABOVE, MAY NOT BE APPLICABLE TO ALL PLOTS OF LAND, DEPENDING ON THE ACTUAL LAND ORIENTATION

DAMNAK VEYO VARIATIONS:

- DAMNAK VEYO SORIYA – Original (Extended) (1 Floor, 3 Bedroom), 318 sqm
- DAMNAK VEYO SORIYA – Standard (1 Floor, 2 Bedroom, + 1 Bedroom additional ground level), 268sqm



HOUSE OPTIONS ABOVE, MAY NOT BE APPLICABLE TO ALL PLOTS OF LAND, DEPENDING ON THE ACTUAL LAND ORIENTATION

DAMNAK VEYOSORIYA – EXTENDED | 318SQM | 3-BED



DAMNAK VEYO | 268SQM | 2-BED (STD)



DAMNAK CHANTREA | 186SQM | 2-BED (SMALL)



DAMNAK DOUNGKHAIE | 126SQM | 1-BED



BASIC PAYMENT PLANS

CONSTRUCTED HOUSES

(Houses that have started building)

- Booking \$5000
- 1st Payment 50% at SPA Signing
- 2nd Payment 1 Month later
- 3rd Payment 1 Month later
- 4th Payment 1 Month later
- 5th Payment – Final Payment

No Discount

NON- CONSTRUCTED HOUSE

(Bare Land)

- Booking \$5000
- 1st Payment 20% at SPA Signing
- 3 Month Payment Option (Discount -4%)
- 6 Month Payment Option (Discount -2%)
- 12 Month Payment Option

No Discount

LAND ONLY OPTION

- Land Only purchases are available, with specific considerations.
- With Specific Terms and Conditions. Please inquire with Amaya directly for Land Options and Pricing.

INCLUSION / EXCLUSION

INCLUDE

- Hard Title
- Pool
- Basic Interior
- Basic Furniture
- Basic Landscape

(refer to original design specifications)

****Upgrade Options Available at additional costs to Buyer****

EXCLUDE

- Soft Furnishings
- Appliances
- Equipment
- Small Decorative Items
- Kitchenware
- Fees of Title Transfer

(refer to original design specifications, and Amaya will assist with procuring the above, under separate payment by Buyer)

VARIOUS FLEXIBLE PAYMENT OPTIONS

3 MONTHS 4% DISCOUNT

- Deposit \$5000
- 1st Payment
- 2nd Payment
- 3rd Payment

6 MONTHS 2% DISCOUNT

- Deposit \$5000
- 1st Payment
- 2nd Payment
- 3rd Payment
- 4th Payment
- 5th Payment
- 6th Payment

12 MONTHS NO DISCOUNT

- Deposit \$5000
- Land Pay Off 1 Time
- House Construction, 12 Months
Installments

20-24 MONTHS WITH INTEREST

- Option available with
applicable interest applied to
monthly payments.
- Rate between 12-15% p.a.
based on negotiations. With
Specific Terms and
Conditions.

LAND PURCHASE OPTION

- Land Only purchases are
available, with specific
considerations.
- With Specific Terms and
Conditions. Please inquire
with Amaya directly for Land
Options and Pricing.

PROPERTY MANAGEMENT & SERVICE CHARGES

PM SERVICE CHARGE

\$80 – 160 /month

The “Required” general maintenance of:

- Public road
- Public utilities
- Public gardens
- Common areas
- Security

MONTHLY MAINTENANCE SERVICES

\$ 200 – 500 /month

The “Optional” house maintenances:

- House cleaning
- Pool cleaning
- Garden care
- Pest control

OTHER SERVICES

Other services available at separate charges:

- Laundry Service
- Catering Services
- Travel Coordination Services
- A/C maintenance
- General repairs

DESIGN & CONSTRUCTION CONSULTATIONS

- Design revision and additional works available with professional consultation.
- Additional fees and terms & conditions apply.

LEGAL CONSULTATIONS

- Legal consultation and bank documentation support for lending available.
- Additional fees and terms & conditions apply.

WHY BUY AMAYA?

OWNERSHIP & EASE

All Amaya Holiday Homes, include:

- Hard Title
- Convenience
- Building / Construction
- Interior
- Fixtures & Furnitures
- 2nd Home
- Remote Work Friendly

LONG TERM INVESTMENT

All Amaya Holiday Homes are located in Kampot:

- Proximity to Phnom Penh and Kampot City Center
- Location Diversity
- Kampot as One of Major Destinations
- Future Capital Gains

LIFESTYLE INVESTMENT

Amaya Holiday Homes brings personal values:

- Enhance quality of Life and wellness connections
- Shift from Modern Hectic Life to Peaceful Environment
- Appreciation for personal space and nature

RENTAL INCOME

Amaya Holiday Homes great promise of financial returns, with the opportunities for personal enjoyment:

- Homestay rental income
- Passive income
- 10 days provided to owners to stay
- Special Discounts for Friends & Family





HOMESTAY PROGRAM

Amaya Homebuyers have the option to join the homestay program and “Rent Out” their property to Amaya Homestays in order to receive good benefits.

The Benefits of Joining the Homestay Program:

- Monthly Passive Income
- Future Property Appreciation
- LEASEBACK & MONTHLY FEES 500\$-1000\$
- General upkeep of the house
- Still able to receive 10 free nights stay per year



CONTACT A SALES AGENT FOR MORE INFORMATION

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A Home-Away-from-Home requires some dedication, and attention. We want you to feel at home as soon as you arrive, and leave whenever you like knowing that your home is safe, secure, and well looked after.

At Amaya, we happily take responsibility for the management of your property so that you can focus on enjoying it.

