



COBE
LADPRAO - SUTTHISAN



A COMMUNITY
FOR EVERY YOU





A COMMUNITY THAT EMBRACES EVERY LIFESTYLE.

No matter your style — active, relaxed, introvert, extrovert, social, tech-savvy, or uniquely your own — this is where you can truly be yourself, live fully, and connect with a community that inspires you.

Because we believe — whoever you are... you can join us here.



PROJECT INFORMATION



LAND AREA	5-0-59.3 RAI		
RESIDENTIAL	3 BUILDINGS	684	UNITS
	BUILDING A	233	UNITS
	BUILDING B	209	UNITS
	BUILDING C	242	UNITS
COMMERCIAL	1 BUILDING	6	SHOPS
UNIT TYPES	1 BED FLEX	24-25	SQ. M.
	1 BEDROOM SIGNATURE	27-30	SQ. M.
	1 BEDROOM PLUS	34-37	SQ. M.
	2 BEDROOMS	45	SQ. M.

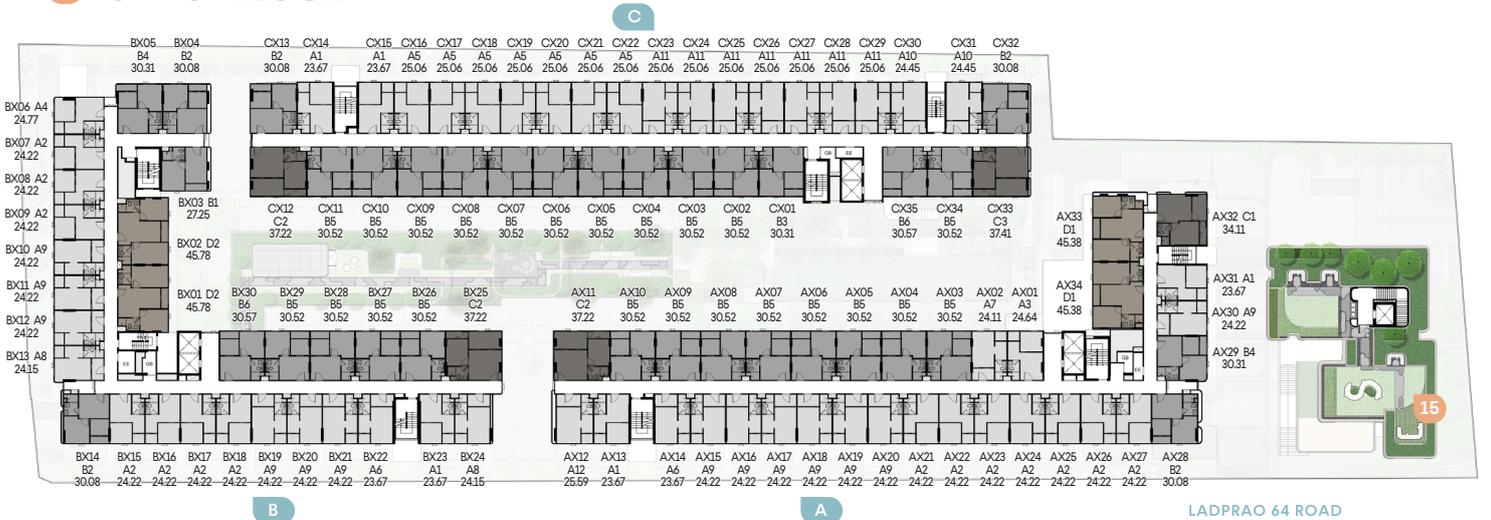
MASTER PLAN



2ND FLOOR



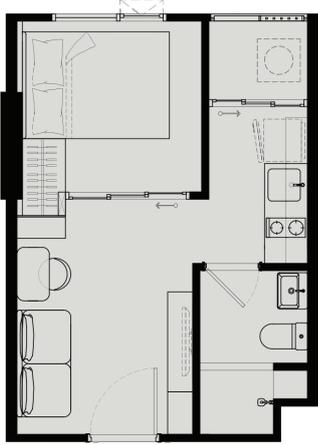
3RD - 8TH FLOOR



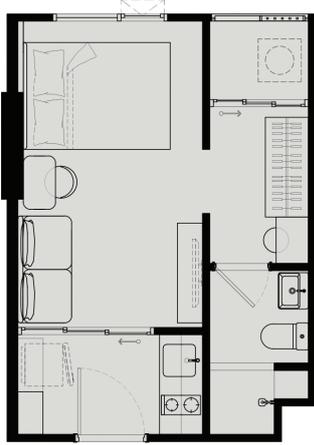
- 1. LOBBY | 2. SOCIAL LOUNGE | 3. FITNESS | 4. MAILROOM | 5. JURISTIC OFFICE | 6. GRAB STATION
- 7. SWIMMING POOL & KIDS POOL | 8. STEP GARDEN | 9. COMMERCIAL BUILDING | 10. THINKK YARD | 11. MINGLE LOUNGE
- 12. CRAFT & CO. SPACE | 13. MEETING ROOM | 14. LIVE STUDIO | 15. ROOFTOP GARDEN



UNIT TYPES



1 BED FLEX - A
24-25 SQ.M.



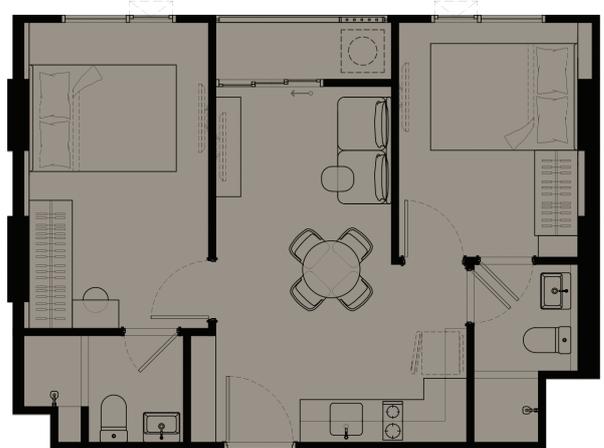
1 BED FLEX - B
24-25 SQ.M.



1 BEDROOM SIGNATURE - B5
30 SQ.M.



1 BEDROOM PLUS - C2
37 SQ.M.



2 BEDROOMS
45 SQ.M.

REST THE WAY YOU TRULY ARE

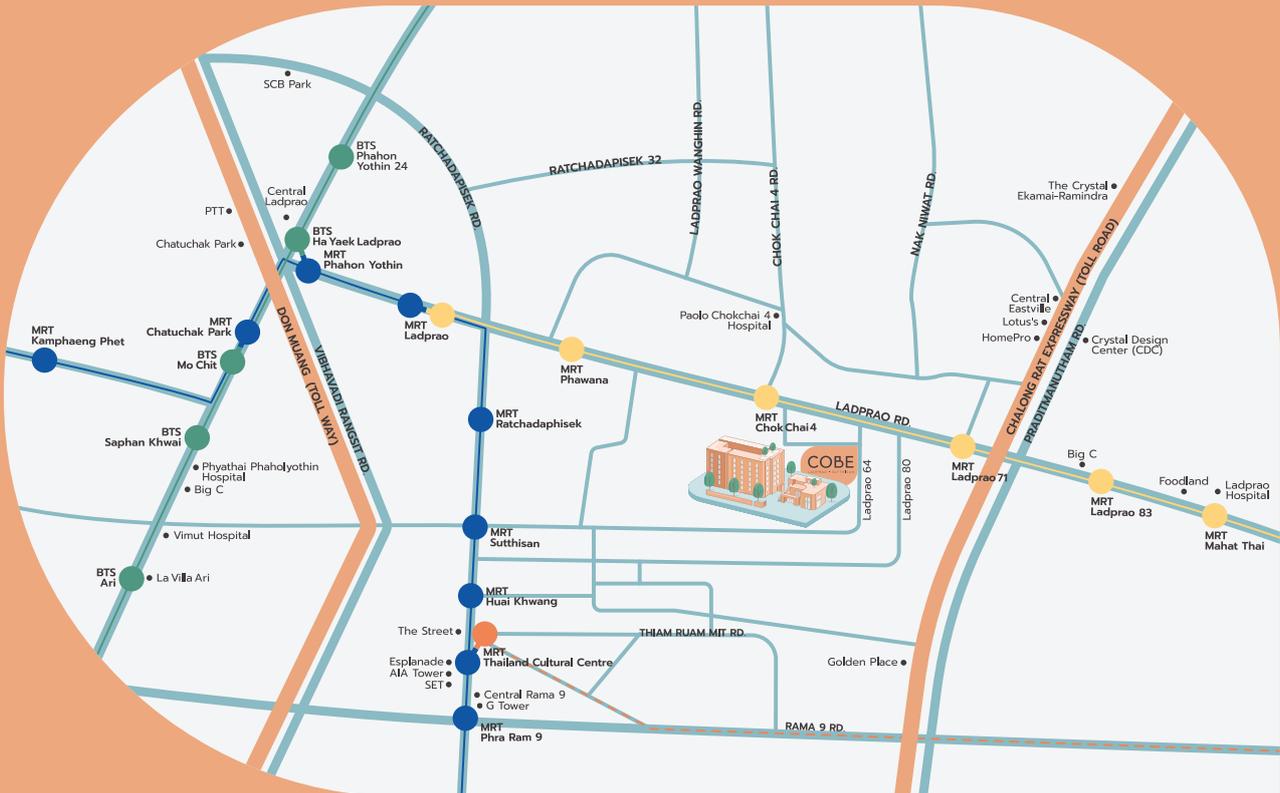
Your private space to embrace your true self. Each room is designed for pure relaxation, blending smart functionality with refined design, and offered in a variety of layouts. Fully furnished and move-in ready, crafted to meet your every desire.





LIVE BY THE SIDE OF SERENITY

A COMMUNITY, MADE FOR EVERY YOU



CONNECTING EVERY LIFESTYLE
IN THE HEART OF LADPRAO-SUTTHISAN

This is where your multi-lifestyle comes to life – whether working, traveling, relaxing, or shopping – you can seamlessly shift between them anytime... in a way that's uniquely you.

COBE
LADPRAO - SUTTHISAN

Project Owner & Developer: SC Asset 2 Co., Ltd., Company Registration No. 0105567007450, head office located at 1010 Vibhavadi Rangsit Road, Chatuchak, Chatuchak District, Bangkok. Authorized directors: Mr. Suchat Nunkaew, Ms. Napaporn Phromsuea, Ms. Kanokwan Chalemkit, with registered capital of THB 5,000,000 (five million baht). Project: COBE Ladprao-Sutthisan, designed as a condominium with 3 residential buildings (Buildings A, B, and C), each 8 storeys high, and 1 commercial building (2 storeys), plus 1 clubhouse and swimming pool. Total units: 690 (condominium) and 6 (commercial). Land title deed numbers: 11735, 11736, 11928-11935, located at Chomphon Sub-district, Chatuchak District, Bangkok. Project land area: approximately 5-1-59.3 rai (approx. 2,059.3 sq.wah). Construction expected to begin in November 2025 and scheduled for completion in February 2027. Unit ownership registration can commence within 30 days after construction completion. *The company reserves the right to change specifications and details without prior notice.