



# SANCTUARY

HO TRAM - VIETNAM



WELCOME TO

# SANCTUARY

RESIDENTIAL RESORT COMMUNITY





# YOUR VERY OWN PARADISE

Less than a two hour drive from Ho Chi Minh City, you arrive into fresh unpolluted seaside air and breezes of Ho Tram.

Sanctuary Villas combine easy accessibility with peaceful beachfront seclusion, a perfect second home surrounded by nature.





FAR  
AWAY  
SO CLOSE

PRIME LOCATION  
for all connections

- 2 hours from Ho Chi Minh City
- 2 minutes to The Bluffs Ho Tram Golf Course
- 2 minutes to local seafood market
- 2 minutes to The Grand Ho Tram Resort & Casino
- 30 minutes to future Long Thanh International Airport
- 40 minutes to Vung Tau City





# THE LIFESTYLE

Sanctuary Ho Tram has become one of the finest residential communities, combining the most exclusive beachfront and riverfront villas, with a wide range of exquisite lifestyle amenities.

The site of 17 hectares has a 800 meter long white sandy beach as well as a natural replenishing fresh water lake. Villas owners will enjoy the clean sea air and sweeping vistas of the East Sea. Phases 1 and 2 were developed 2012 and 2017 and comprised 55 luxury villas of various sizes which has created a diverse up market residential seaside community of satisfied investors.

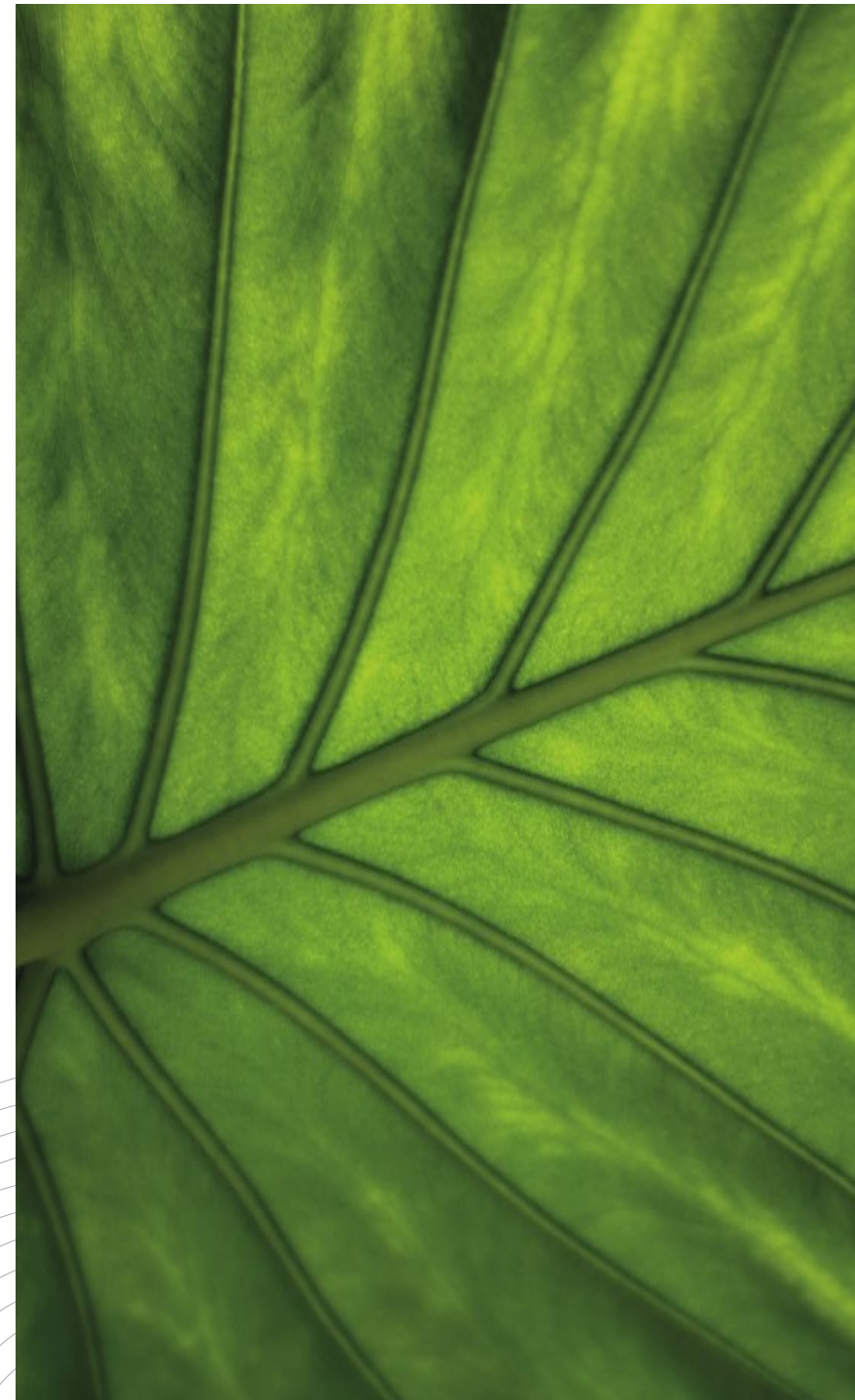
Phase 3 of the development, having commenced construction in early 2020, is now under the control of the new shareholders - a Joint Stock Company comprising a German/Vietnamese Developer with a first class track record for high end property development in Vietnam and Asia. This new direction will introduce to Sanctuary Ho Tram, AVANI+ a luxury Hotel brand which is part of the Minor Hotels stable.





WHERE  
LUXURIOUS MODERNITY MEETS  
NATURAL TRANQUILITY

Sanctuary Ho Tram performs at its best on every level, with bespoke materials, premium finishes and highest-quality craftsmanship. It is an authentic, boutique escape embracing the harmonious backdrop of the unrivaled beauty of sea, sands, trees, and lakes combined with the contemporary architecture. Savvy owners will find it here an oasis that prioritises family well-being and an intuitive balance with nature.







## ELEGANTLY CRAFTED DESIGN IN HARMONY WITH NATURE

Korn Architects a German/Vietnamese Design practice which has 25 years of experience in Vietnam and received highest awards is responsible for the resort master plan of the Avani+ Ho Tram and all Architectural designs.





WHERE  
THE TIME STANDS STILL







## AND MORE WORLD-CLASS AMENITIES

OPENING IN 2023

- RECREATIONAL GARDEN
- KAYAKING DOCKS
- BEACH SPORTS
- TENNIS COURT WITH FLOODLIGHTS
- EXERCISE POOL
- GAME CENTER
- BEACH CLUB
- CONFERENCE CENTER
- ALFRESCO BEACHFRONT RESTAURANT
- THAI-VIETNAMESE RESTAURANT
- SPA & WELLNESS CENTER
- GYM
- CHILDREN'S POOL & TROPICAL POOL
- LAZY RIVER

All Sanctuary owners will be offered an access program to the new 5-star recreational and entertainment facilities while maintaining the privacy of their own homes.





EXCEPTIONAL  
**5-STAR SERVICES**  
ELEVATING QUALITY OF LIFE



**THE BLUFFS**  
GOLF COURSE

The Bluffs Golf links, a World Top 100 Golf Course and the highest rated course in Vietnam, is only a 3km drive from Sanctuary.



**KAYAK CLUB**

Enjoy the life-style of beach and lagoon living.



**PRIVATE CHEF**

Our exceptional chefs are always delighted to offer you our best bespoke dinners and parties.





## SEEN BEACH CLUB

Music, food and drinks at the Beach Club - enjoy with friends and family with great sea views and service.



## TENNIS COURT

Tennis courts are floodlight for evening use.





## A SOUND INVESTMENT OPPORTUNITY

Another 56 villas are going to be completed in 2021 when the development of AVANI+ at Sanctuary Ho Tram commences. A 200 key, 5 Star AVANI+ Hotel, with 268 Managed Condo units in two towers located in lush landscaped gardens with tropical pools, restaurants, a wellness centre and many other amenities will see the development complete in 2023.

With international sophisticated design and a coveted address next to The Bluffs Golf Course and The Grand Casino, Sanctuary Ho Tram is an ideal second-home investment. Your private villas and the Sanctuary brand will ensure your future capital growth.



# GARDEN VILLA

3 BEDROOM

Land area  
**288 m<sup>2</sup>**  
Coverage  
**114 m<sup>2</sup>**  
GFA  
**207 m<sup>2</sup>**  
Swimming pool  
**22 m<sup>2</sup>**  
Terrace/Pool deck  
**28 m<sup>2</sup>**



1<sup>ST</sup> FLOOR



GROUND FLOOR



Artist's impression



# RIVERFRONT VILLA

4 BEDROOM

Land area  
**384 - 396 - 432 m<sup>2</sup>**  
Coverage  
**165 m<sup>2</sup>**  
GFA  
**295 m<sup>2</sup>**  
Swimming pool  
**24 m<sup>2</sup>**  
Terrace/Pool deck  
**42 m<sup>2</sup>**



1<sup>ST</sup> FLOOR



GROUND FLOOR



Artist's impression



## WHY JUST BUY REAL ESTATE WHEN YOU CAN INVEST IN A LIFESTYLE?

FOR YOUR ENQUIRIES, PLEASE CONTACT US AT:

**Sanctuary Residential Resort Community**

Ho Tram Hamlet, Xuyen Moc District, Ba Ria Vung Tau Province, Vietnam

**Sales Gallery - Ho Chi Minh Office**

Deutsches Haus Building – 33 Le Duan, District 1, Ho Chi Minh City, Vietnam

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## DEVELOPER & PARTNERS

HAI VUONG TOURISM  
JOINT STOCK COMPANY



AVANI+







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