

## Sok Ratanak

**From:** momnpech@9-base.com  
**Sent:** Wednesday, July 25, 2018 9:09 AM  
**To:** Sok Ratanak  
**Cc:** Chiv Hak; Hang Monycheat  
**Subject:** RE: Verbal check Land in Chraing Chamres 2

Dear Mr. Ratanak,

We refer to your instruction to advice on the current indication of property as below:

**Type of Property** : A parcel of a vacant land  
**Address** : K2 Village, Sangkat Chraing Chamres 2, Khan Russey Keo, Phnom Penh.  
**Google Earth Point** : 11.632485, 104.895951  
**Shape** : Rectangle in shape  
**Land** : = 6,042 sqm

Property		Area	USD/sqm	Amount (USD)
Land		6,042 sqm	\$340 psm	\$2,054,000
		Total MV		\$2,054,000
		Indicative Forced Sale Value (80%) :		\$1,643,000

Please note that the aforesaid indicated values are subject to our physical site inspection.

Best regards,  
Pech  
Senior Valuation Manager  
Tel: 096 31 96 988/ 099 999 154  
Email: momnpech@9-base.com



**From:** Sok Ratanak [mailto:ratanak.sok@rhbgroup.com]  
**Sent:** Tuesday, July 24, 2018 4:29 PM  
**To:** monnpech@9-base.com  
**Cc:** Chiv Hak <hak.chiv@rhbgroup.com>; Hang Monycheat <monycheat.hang@rhbgroup.com>  
**Subject:** FW: Verbal check Land in Chraing Chamres 2

Dear Mr. Pech,

Resend,

Ratanak

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**From:** Sok Ratanak  
**Sent:** Monday, July 23, 2018 9:57 AM  
**To:** monnpech@9-base.com  
**Cc:** monn pech (monnpech07@yahoo.com); Chiv Hak; Hang Monycheat  
**Subject:** Verbal check Land in Chraing Chamres 2

Dear Mr. Pech,

Please kindly re-verbal check on the subject property as mentioned below

Thanks,  
Ratanak

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**From:** Hang Monycheat  
**Sent:** Monday, July 23, 2018 9:52 AM  
**To:** Sok Ratanak  
**Subject:** FW: Verbal check Land in Chraing Chamres 2

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**From:** monnpech@9-base.com [mailto:monnpech@9-base.com]  
**Sent:** Friday, December 22, 2017 1:59 PM  
**To:** Hang Monycheat <monycheat.hang@rhbgroup.com>  
**Cc:** sonit@9-base.com; Sok Ratanak <ratanak.sok@rhbgroup.com>; Chiv Hak <hak.chiv@rhbgroup.com>; Moeurn Chheleang <chheleang.moeurn@rhbgroup.com>; Chung Lee Chek <chung.lee.chek@rhbgroup.com>; Song Jacky <jacky.song@rhbgroup.com>; Ngan Chhayheang <chhayheang.ngan@rhbgroup.com>; Voan Ratana



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**Subject:** RE: Verbal check Land in Chraing Chamres 2

Dear Mr. Monycheat,

We refer to your instruction for our firm to provide indication of property as below:

**Type of Property 1** : **A parcel of a vacant land.**

**Address** : K2 Village, Sangkat Chraing Chamres 2, Khan Russey Keo, Phnom Penh.

**Google Earth Point** : 11.632485, 104.895951

**Title** :

**Shape** : Rectangle in shape

**Land Dimension** : 0.0 m (Frontage) 0 m (Depth)

= 6,042 sqm

	Area	US\$/sqm			Amount	
		Min	Avg	Max	Min	Avg
Land	6,042 sqm	\$330 psm	\$340 psm	\$350 psm	\$1,994,000	\$2,105
Indicative Forced Sale Value (80%) :						\$1,644

Please note that the aforesaid indicated values are subject to our physical site inspection.

Best Regard,

Pech

Tel: 096 31 96 988

**From:** Hang Monycheat [mailto:monycheat.hang@rhbgroun.com]  
**Sent:** Friday, December 22, 2017 11:49 AM  
**To:** monnpech@9-base.com  
**Cc:** sonit@9-base.com; Sok Ratanak; Chiv Hak; Moeurn Chheleang  
**Subject:** Verbal check Land in Chraing Chamres 2

