



12 January 2025

Alessandra Girardi
Nuba – Net Rates Director

**NUBA EXPEDICIONES S.L. including
NUBA EXPEDICIONES DE MEXICO, S. DE R.L. DE C.V., Nuba USA, Inc.**
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CONTRACT RATE AGREEMENT

Applicable to WORLDWIDE MARKET excluding CHINESE SPEAKING MARKET

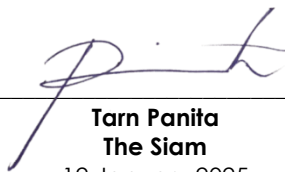
Thank you for partnering with us and look forward to our long and mutually beneficial business relationship! Kindly be ensured that The Siam constantly continues surprising and delighting your guests and please never hesitate to reach out if we can assist with any of your guests. It would be our pleasure to welcome them and ensure we impress on every level.

Set on 3 acres of verdant frontage along the Chao Phraya River, The Siam features 38 of Bangkok's most spacious suites and private pool villas. Designed by internationally acclaimed architect Bill Bensley, the Art Deco inspired and Thai antique infused masterpiece is the kingdom's premier urban resort in the royal Dusit district. All rooms are outfitted with plush furnishings, super-sized king beds and lofty ceilings. Each suite and villa is individually designed with original turn of the century oriental artwork and antiques, and is catered for by a personal butler.

As the only luxury resort to be located in the heart of Bangkok's rarely seen palace and historic district we have the unique opportunity to deliver to our mutual guests an unknown side of one of the world's great cities. You can access most points of interest by foot, Siam Boat or short tuk-tuk ride. Bangkok's Old Town, Historic District and Riverside have some of the Kingdom's finest temples, monuments, palaces, museums, restaurants, markets, galleries, shopping, neighborhoods and architecture.

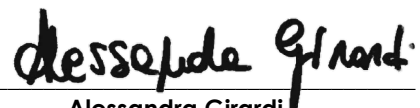
- The Siam [Factsheet](#) & [Online Gallery](#) for hotel images and basic information
- The Siam Boat runs on a schedule between The Siam Pier and Saphan BTS Pier and can also stop at locations along the way.
- Please enjoy [The Siam Recommend](#), a book of our favourite things to do at The Siam and around Bangkok.

Issued & offered by



Tarn Panita
The Siam
12 January 2025

Agreed & accepted by



Alessandra Girardi
NUBA EXPEDICIONES S.L. including
NUBA EXPEDICIONES DE MEXICO, S. DE R.L. DE C.V.,
Nuba USA, Inc.

Important Notes:

- The contracted STATIC rates are for bundling as a package and/or for selling room solely with appropriate markup. The STATIC rates are NOT applicable to B2C platform to prevent rate disparity. To list rates and offers online without bundle, please do request rate mapping on Siteminder [here](#).
- In the event that the performance of this agreement is delayed by or prevented by any cause beyond The Siam's reasonable control, including, without limitations, any acts or orders of government authorities; or by fire or explosion; sale of The Siam; necessary and essential construction; arrest or seizure and legal process; strike or other restraint of labor from whatever cause; The Siam, shall be discharged of its' obligation to provide accommodation or other services.



Room Types	Siam Suite	Garden View Suite	Premier Garden View Suite	River View Suite	Premier River View Suite	Courtyard Pool Villa	Riverside Pool Villa
No. of Rooms	16	5	2	3	2	6	4
Size	80 sqm / 861 sqft	80 sqm / 861 sqft	100 sqm / 1076 sqft	80 sqm / 861 sqft	100 sqm / 1076 sqft	130 sqm / 1356 sqft	130 sqm / 1356 sqft
Bed Type	4 Twins / 12 Kings	2 Twins / 3 Kings	2 Kings	1 Twin / 2 Kings	2 Kings	1 Twin / 5 Kings	1 Twin / 3 Kings
Max Occupancy	2A&2C	2A&2C	2A&2C	2A&2C	2A&2C	2A&1C	2A&1C
Sales Materials	Images / Floorplan	Images / Floorplan	Images / Floorplan	Images / Floorplan	Images / Floorplan	Images / Floorplan	Images / Floorplan
Net Rates inclusive of 17.7% tax & service charge							
15 JAN 25 – 31 MAR 25	THB 22,500	THB 29,000	THB 30,500	THB 33,000	THB 35,500	THB 44,000	THB 50,500
1 APR 25 – 31 OCT 25	THB 20,000	THB 25,500	THB 28,000	THB 30,500	THB 32,500	THB 41,000	THB 47,000
1 NOV 25 – 23 DEC 25	THB 22,500	THB 29,000	THB 30,500	THB 33,000	THB 35,500	THB 44,000	THB 50,500
24 Dec 25 – 3 Jan 26 <i>Minimum 3-night stay on 29 DEC – 03 JAN is strongly required.</i> <i>No departure is allowed on 31st December.</i> <i>Free-sales is NOT applicable to 24 DEC – 03 JAN.</i>	THB 28,000	THB 33,500	THB 36,000	THB 39,000	THB 41,000	THB 51,500	THB 59,000
New Year's Eve Dinner & Countdown Party (Optional) Option 1 – THB 20,900++ (THB 24,599.30 net) per person at Pier by the river, followed by countdown party at GM Residence Option 2 – THB 19,900++ (THB 23,422.30 net) per person at Chon Restaurant, followed by countdown party at GM Residence Option 3 – THB 8,900++ (THB 10,475.30 net) per person for countdown party only Child (6-11 years): THB 9,900++ (THB 11,652.30 net) per person Infant & Toddler: Complimentary (Pre-Order, A la Carte) Prices above include welcome drinks, pre-dinner live stations, sit-down dinner, show performances, countdown celebrations at GM Residence, unlimited selected alcoholic & non-alcoholic beverages.							
4 JAN 26 – 31 MAR 26	THB 22,500	THB 29,000	THB 30,500	THB 33,000	THB 35,500	THB 44,000	THB 50,500



1 APR 26 – 31 OCT 26	THB 20,000	THB 25,500	THB 28,000	THB 30,500	THB 32,500	THB 41,000	THB 47,000
Standard Inclusions	<ul style="list-style-type: none"> • Daily breakfast for two at restaurant • Complimentary minibar (snacks & non-alcoholic beverages; replenished daily) • Butler service • Complimentary WiFi property wide • Daily fresh tropical fruit • Shuttle boat between the hotel and Bangkok's central Sathorn pier 						
Special Promotions (for all rate plans)	<p>Stay Package with Inclusions The Siam Senses Book a stay of 3 nights or more and receive exclusive inclusions.</p> <p>For staying in a <u>Siam Suite, Garden View Suite, Premier Garden View Suite, River View Suite or Premier River View Suite</u>, guest is entitled to the followings.</p> <ul style="list-style-type: none"> • Classic afternoon tea set for two at The Story House • Selected bottle of white or red wine in room upon arrival • A 60-minute body massage at Opium Spa & Wellbeing for two per room once per stay <p>For staying in a <u>Courtyard Pool Villa or Riverside Pool Villa</u>, guest is entitled to the followings.</p> <ul style="list-style-type: none"> • Classic afternoon tea set for two at The Story House • Selected bottle of champagne in room upon arrival • A 90-minute body massage at Opium Spa & Wellbeing for two per room once per stay <p><u>Travel Periods:</u> 1st March 2025 – 31st October 2025, 1st March 2026 – 31st October 2026</p> <p><u>Terms & Conditions:</u></p> <ul style="list-style-type: none"> • Cancellation with no penalty charge is allowed outside 14 days prior to arrival. • If cancellation notification is received inside 14 days prior to arrival, one-night cancellation fee is chargeable. If no show, cancellation fee for whole stay is applicable. • The offer is not combinable with other room offers. • The inclusions are <u>not</u> applicable to extra person. <hr/> <p>Room Discount Advance Purchase Book a stay of 2 nights or more and get further discount on top of the contracted rates.</p> <ul style="list-style-type: none"> • 10% discount for 45 days prior to arrival • 15% discount for 60 days prior to arrival <p><u>Travel Periods:</u> All year round except 24th December – 3rd January every year</p> <p><u>Terms & Conditions:</u></p> <ul style="list-style-type: none"> • Cancellation with no penalty charge is allowed outside 14 days prior to arrival. 						



	<ul style="list-style-type: none"> • If cancellation notification is received inside 14 days prior to arrival, one-night cancellation fee is chargeable. If no show, cancellation fee for whole stay is applicable. • If no show, cancellation fee for whole stay is applicable. • The offer is not combinable with other room offers. • The discount is <u>not</u> applicable to extra person charge. <hr/> <p>Room Discount Stay More Save More Book a stay of 4 nights or more and get the 4th night free</p> <p><u>Travel Periods:</u> 1st March 2025 – 31st October 2025, 1st March 2026 – 31st October 2026</p> <p><u>Terms & Conditions:</u></p> <ul style="list-style-type: none"> • Cancellation with no penalty charge is allowed outside 14 days prior to arrival. • If cancellation notification is received inside 14 days prior to arrival, one-night cancellation fee is chargeable. If no show, cancellation fee for whole stay is applicable. • Free night can be repeated during stay. (Stay4 Pay3, Stay8 Pay6, Stay12 Pay10) • The offer is not combinable with other room offers. • The free night is <u>not</u> valid for the 3rd person charge. <hr/> <p>Spa Offer – Applicable all year round (No black-out period) For any advance purchase to the following items, 15% discount before tax & service charge is applicable at the time of booking.</p> <ul style="list-style-type: none"> • Spa treatments: Face Therapy, Body Therapy, Massage Therapy & Spa Therapy Journeys • Muay Thai Boxing Class • Sak Yant • Wellness by Dr. Adrish
<p>Cancellation Policy</p>	<p><u>Bookings with Stay More Save More applied</u> Cancellation with no penalty charge is allowed outside 14 days prior to arrival. If cancellation notification is received inside 14 days prior to arrival, room revenue for one night is chargeable. If no show, cancellation fee for whole stay is applicable.</p> <p><u>Bookings with Advance Purchase applied</u> Cancellation with no penalty charge is allowed outside 14 days prior to arrival. If cancellation notification is received inside 14 days prior to arrival, room revenue for one night is chargeable. If no show, cancellation fee for whole stay is applicable.</p> <p><u>Bookings with The Siam Senses applied</u> Cancellation with no penalty charge is allowed outside 14 days prior to arrival. If cancellation notification is received inside 14 days prior to arrival, room revenue for one night is chargeable. If no show, cancellation fee for whole stay is applicable.</p> <p><u>Bookings with NO promotional offer applied</u> Cancellation with no penalty charge is allowed outside 72 hours prior to arrival. If cancellation notification is received inside 72 hours prior to arrival, room revenue for one night is chargeable. If no show, cancellation fee for whole stay is applicable.</p> <p><u>High Season Bookings on 24th – 28th December</u> Full pre-payment is required 21 days prior to arrival. Non-refund & no amendment is allowed less than 21 days prior to arrival.</p> <p><u>Peak Season Bookings on 29th December – 3rd January</u> Full pre-payment is required 45 days prior to arrival. Non-refund & no amendment is allowed less than 45 days prior to arrival.</p> <p><u>Force Majeure Cancellations</u> Any prepayments will be returned and cancellation terms waived in the event of any such force majeure occurrence such as a natural disaster, political unrest, declarations of a State of Emergency or Partial State of Emergency, epidemic or pandemic, change in global or national travel restrictions which prevent the fulfilment of the contract by either party.</p>



Check-in & Check-out	Standard Check-In time at 14.00 hrs & Check-Out time at 12.00 hrs. C/I before 14.00 hrs but after 08.00 hrs = 50% off contracted rates. A full day room charge is applicable for C/I before 08.00 hrs. C/O after 12.00 hrs but before 18.00 hrs = 50% off contracted rates. A full day room charge is applicable for C/O after 18.00 hrs.
Free Sales	Free sales is available for all room types with 72 hours cut-off. Stop-sales email will be sent by Reservations Department to update room availability. Please ensure you provide correct email address for the stop-sales notification.
Extra Person Charge / Child Policy	In a suite, we allow maximum of 3 adults with additional charge <u>OR</u> 2 adults, 2 children under 12 years old with no further charge. In a pool villa, we allow maximum of 3 adults with additional charge <u>OR</u> 2 adults, 1 child under 12 years old with no further charge. An extra bed <u>OR</u> a baby cot can be provided for a child per room with compliments. For the third adult, an additional charge is applicable at Thai Baht 5,000 net per night. The fee includes one extra bed and breakfast.
Payment	Pre-Payments are to be settled in Thai Baht. A credit card guarantee will be required upon check-in to cover any additional expenses incurred by guest during stay. Cheque & 3 rd party credit card are not accepted. Account Holder: Siam Resort Hotel Company Limited Bank Name: Krung Thai Bank Public Company Limited Bank Branch: Sam Yod Account Number: 002-1-45904-5 Swift Code : KRTHTHBK Bank Address: 632 Mahachai Rd., Wangburapapirom, Pranakorn, Bangkok 10200