



WE CREATE... EXPERIENCES



AN AWARD-WINNING INTERNATIONAL
TRAVEL AND LIFESTYLE BRAND



WE CREATE... EXPERIENCES





John Spence, Chairman

- Inducted into R.C.I Hall of Fame in 1998. Continues to be the only Developer in Asia to have received this prestigious award.
- Awarded Philanthropist of the Year (2004) by A.R.D.A.
- Winner of the Ernst & Young 'Entrepreneur of the Year' Award for Australia - November 2010.
- Awarded Entrepreneur of the Year - Perspective Magazine Awards 2012.
- Appointed the Edward P. Bass distinguished Visiting Architecture Fellow, Yale University School of Architecture - 2013 & 2019.
- Appointed the fourth Australian member of the judging panel for Ernst & Young Entrepreneur of the Year Awards, held in Monaco - 2013.
- Appointed Distinguished Visiting Fellow 2015 - UCLA, Department of Architecture and Urban Design.

JOHN SPENCE

CHAIRMAN & FOUNDER



Spreading the 'five star hippy' experience from the beaches to the ski fields - and recreating what luxury means in the process

As a trailblazer in the global hospitality industry, John Spence sees himself more as an entertainer than a businessman. In the early '80s, John cut his teeth as a music agent in London representing bands such as Culture Club, the Eurythmics and Bananarama before moving into property sales and marketing where he found a true calling. The entrepreneurial chairman and founder of Karma Royal Group now has an impressive portfolio of brands under rapidly expanding and multi-award winning global **Karma Group - Karma Resorts, Karma Retreats, Karma Royal, Karma Estates, Karma Sanctum, Karma Beach, Karma Spa and Karma Boutique** - so clearly, he is not a bad businessman either.

John has been honoured by the Yale University School of Architecture by being appointed the Edward P. Bass Distinguished Visiting Architecture Fellow. Through the fellowship, distinguished leaders in the development community from the public as well as

the private sector, such as John, participate as integral teaching members in Yale University's advanced studios and seminars. "It is a tremendous honour to have been the Edward P. Bass Distinguished Visiting Architecture Fellow at Yale University," said John. "To excel in a given field, you have to love what you do. I thoroughly enjoyed sharing my passion for seeking, recognising and realizing opportunities in some of the most diverse global environments with the students." A book was published through the University about his work with students developing a bodega and related tourism facilities in the Rioja region of Spain.

The University of California (UCLA) has honoured John by awarding him Distinguished Visiting Fellowships in the Department of Architecture and Urban Design. Included in the course work that John presented at the Advanced Topic Studio, "The Island, the Pods and the Glamorous - Contemporary Glamping in Remote Settings" incorporated key finishing touches of actual



John Spence with Simon Amor, former Captain & current Head Coach of England Rugby Sevens

resorts planned by Karma Resorts. During his tenure in the position in 2017, John and Georgina Huljich of P-A-T-T-E-R-N-S Architecture tasked 14 masters students to design an approximately 40 room hotel for a piece of land in Mykonos, Greece, owned by Karma Group. During the course of his Distinguished Visiting Fellowship, John worked closely with the students as they developed their ideas, including helping organize an immersive research trip to Mykonos. "I have been pleased to be invited to participate as a Distinguished Visiting Fellow at UCLA," said John. "I enjoyed my experience as the Edward P. Bass Distinguished Fellow at Yale University and was greatly and honoured that a second top-tier American University awarded me a Fellowship."

John's commitment to sharing his knowledge and experience has recently seen him working with students from the University of Pennsylvania, inspiring them to design plans for a chateau development in Carcassonne. A natural teacher, John has spent his professional life identifying like-minded talent from around the world and inspiring them to become the great entrepreneurs of tomorrow.

In 2016, John and Karma Group announced a joint venture with Mark Fuller, hotel legend and CEO of Sanctum Hotel Group to develop a series of authentic luxury rock styled and orientated hotels in strategic locations around the world, accompanied by an

exclusive private membership club. Spence and Fuller have identified a huge gap in the market for this style of hotel, which will combine the credibility and glamour of being frequented by rock royalty and music industry management. Plans have been developed to build Karma Sanctum Bali, joining Karma Sanctum Soho in London and Karma Sanctum on the Green, Royal Berkshire, in the English countryside.

John Spence has the unique talent to break down as yet unseen barriers, whether spotting and acquiring land in areas still undiscovered that later become global hot spots, from Goa to Uluwatu Bali to Gili Meno, to creating a new five star experience and brand philosophy that has changed what staying in a five star resort means. Now famously referred to as the "Five Star Hippy" lifestyle, Karma clients flock to the experience and other brands aspire to achieve it.

In 1993, when John visited Goa, India, he simply knew he'd found the place where he wanted to develop his first resort property. Purely using a cash injection from his life savings, John founded Royal Resorts to pioneer vacation ownership in India and South East Asia and began by developing their first Resort - The Royal Goan Beach Club in Cavellolim Goa. That was a huge success and diversification outside India followed with projects in Bali and Lombok, Indonesia, Gold Coast of Australia, Chiang Mai and Phuket in Thailand.



“Your work has got to be taken seriously and earn you money, but it’s also got to be like sport – fun, challenging and something you do for enjoyment,” he says. “If it becomes just about feeding the family then you’re not going to enjoy it. And if it’s not enough of a job, then really it’s not going to be fulfilling. It’s a balance. I genuinely feel that my work is an adventure, every day.”

Sensing the need to diversify, in 2002 John founded Karma Resorts and introduced the concept of boutique villa resorts in Asia, allowing clients to purchase freehold villas. John’s vision for Karma Resorts pioneered the luxurious private pool villa experience, offering expansive holiday residences with access to five-star amenities and memorable experiences ranging from holistic healing retreats to hedonistic wine tastings – further pushing the “Five Star Hippy” ideal. John’s philosophy that life is a celebration permeates his companies and this cultivated lifestyle is recognized by consistently achieving the industry’s top accolades.

In many ways, John sees the parallels between work and sport. He is a passionate sports fan with his company currently sponsoring the England Men’s Rugby Sevens team. This includes all ten legs of the HSBC Sevens World Series, the Gold Coast Commonwealth Games in 2018, including a training camp at Karma in Bali, and the 2018 Rugby World Cup Sevens in San Francisco. England Rugby players can often be seen ‘recuperating’ by the pool at John’s properties. In 2017, Karma Resorts and Karma Group announced a three-year sponsorship of Rosslyn Park HSBC National Schools Sevens, the world’s largest school rugby tournament, where they launched a fantastic competition for all Rosslyn Park HSBC National Schools Sevens Tournament schools to win the chance to be coached by a former England Player or Coach in the run up to the 2017 tournament,

plus a one week team training camp in a 5-star Karma Resort in Bali. Further cementing its commitment to sports as well as to Rottneest Island and Western Australian Tourism, Karma Group has the naming rights sponsorship of the iconic Rottneest Channel Swim. The iconic sporting event is now known as the Karma Resorts Rottneest Channel Swim.

A former winner of the Ernst and Young World Entrepreneur Of The Year Australia Award, John has also been a member of the award’s global judging panel. Being recognized as a leader by his entrepreneurial peers across all industries worldwide is testament to John’s relentless pursuit of the next great challenge. In February 2018, John was awarded Entrepreneur Of The Year at the 2018 Perspective Magazine Awards announced at the GNEX Conference in Florida.

A Commissioner on the West Australian Tourism Board from 2006 until 2010 and supporter of numerous charities, John was awarded ‘Philanthropist of the Year’ by the American Resort Developers’ Association (ARDA) in 2006. John founded the Group in Bangalore, India and since 1993 has been supporting Christel House, a learning centre for disadvantaged children in Bangalore, which now also supports schools in Venezuela, Mexico City and South Africa. In that time, John’s company has donated more than US\$1 million to them, making Karma Group one of the biggest donors in India. The core premise of ‘Karma’ is



Amelia Spence at Christel House, Bangalore, India

“Whatever you give to the universe comes back,” says John. “That’s where the whole ‘karma’ thing comes from. I believe it’s everyone’s duty to do what they can to help the world and this is at the heart of all of our global enterprises.”

one John avidly believes in and since Bangalore was the location of the first city centre office for his company, it is no accident that he gives a helping hand to the local community.

His charitable work in Bali through the Bali Life Foundation reflects his respect and love for the Balinese people and this extends to several other organisations on the island as well. Karma Kandara sponsored Puspadi Bali’s classical music concert in 2015, donating a fabulous stay at the resort in the charity auction. Established in 1999, Puspadi Bali is dedicated to empowering people with disabilities through rehabilitation and education. Karma Group also supports the Children’s Hope In Action (CHIA) in Vietnam.

Each year, John leads the Penguin Walk, a 30-kilometre hike winding through the hills, fields, forests and beaches near the coast of St. Tropez in France. John’s vision is for the Walk to be a fun, challenging and purposed-filled adventure, fully embracing the mission of improving the lives of the disadvantaged, especially in communities around the world where Karma Group operates. The walk has raised over GBP 40,000 over the last four years for Christel House - enough to place three of their rising academic stars through full university scholarships.

Currently, John oversees three global divisions; Asia

and Australia; India and Middle East; and Europe and Caribbean. The company has zero debt or leverage and is still 100% owned by John. It is the market leader in its field and is poised for dramatic growth with future projects providing a global reach and an array of distinctive destinations beyond any other boutique hotel group in the world today.

John Spence has spent his professional life identifying like-minded talent from around the world and welcoming them to the Karma Group team, gathering a dynamic group of independent thinkers who remain unfettered by a traditional approach and who think of the Karma Group as their own - from his graduate architecture students at Yale and UCLA, to the local employees at any Karma Group resort around the world.

“We strive as a company to embody the celebration of life, inspired by beauty and style, fitness and health, in the world’s most beautiful locations,” said John. “This, in turn, inspires our loyal, alpha lifestyle driven guests from all over the world who, much like our team at Karma Group, relish challenging themselves by working hard and playing even harder.”

The future looks bright as John Spence and Karma Group continue to set industry benchmarks driven by his passion and innovation in providing new products to engage its over 60,000 members and loyal clients all over the globe.

MISSION STATEMENT





WE CREATE...

OUTSTANDING, UNIQUE AND INNOVATIVE PRODUCTS
THAT OUR CLIENTS WISH TO EXPERIENCE AND ACQUIRE

WE CREATE...

STRONG REVENUE AND HEALTHY PROFIT THROUGH CREATIVE AND
EFFECTIVE SALES AND MARKETING COMBINED WITH SUPPORTIVE
COST CONTROL

WE CREATE...

CUSTOMER SATISFACTION AND CLIENT LONGEVITY THROUGH
DELIVERING THE PROMISE AND EXCEEDING EXPECTATIONS



Our vision is that Karma Group will be as
respected and relevant as it has always been.

*We will continue to uphold our position as
one of the world's true barefoot luxury brands*



K
Karma Group

K
Karma Resorts

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Karma Estates

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Karma Retreats

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Karma Royal

K&
Karma Sanctum

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Karma Beach

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Karma Spa

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Karma Odyssey

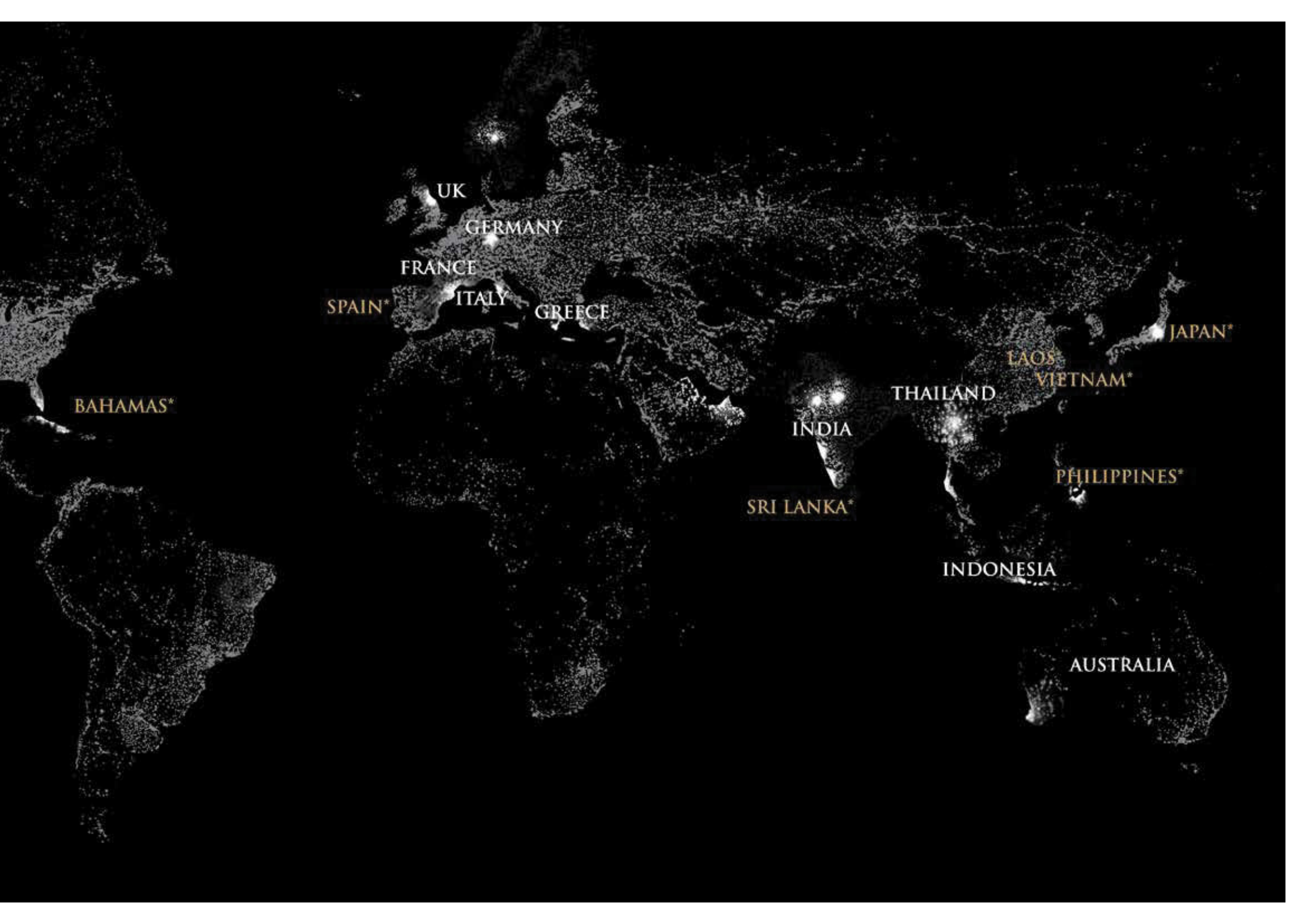
K
Karma Boutique

K
*Karma Royal
Residences*

K
Karma Club

K
Karma Experience

K
Karma Capital



UK

GERMANY

FRANCE

ITALY

GREECE

SPAIN*

BAHAMAS*

INDIA

SRI LANKA*

THAILAND

LAOS

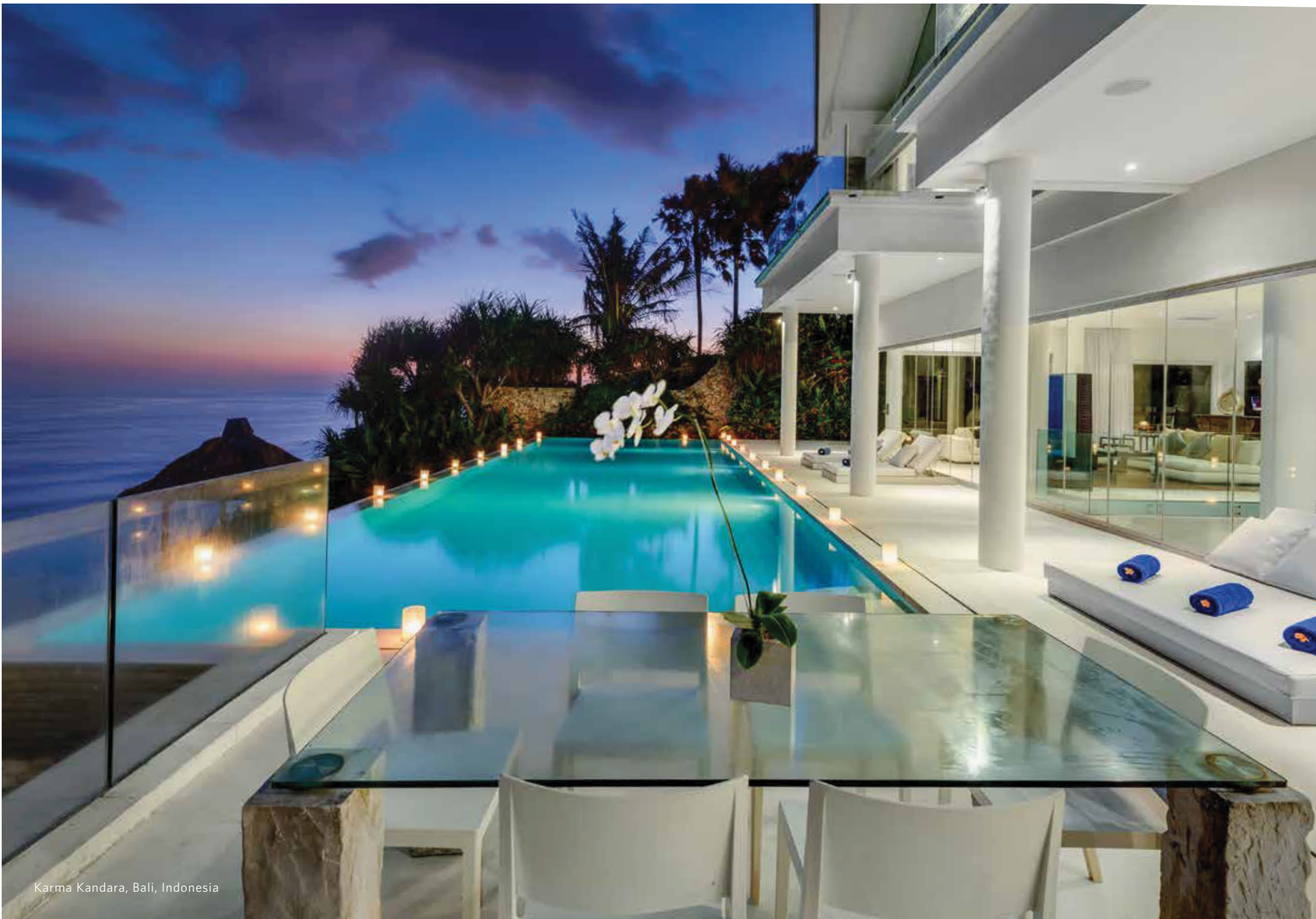
VIETNAM*

PHILIPPINES*

INDONESIA

AUSTRALIA

JAPAN*



Karma Kandara, Bali, Indonesia



Karma Borgo di Colleoli, Tuscany, Italy

KARMA RESORTS

Created in 2002 to offer a high-end luxury villa resort experience in Asia, with five Karma Resorts located in Australia, Germany, Italy and Indonesia (2). Karma Group operates the following products: Karma Resorts: Five-star luxury with a laid back vibe. The Bali boutique villa resorts offer private pools, designer décor, gourmet dining and bespoke activities, from wine tasting to water sports.

Karma Group started the Karma Resort concept following the identification of a gap in the high-end leisure resort market to provide a product that offered luxury lifestyle accommodation of scale, for all the family, with a seamless service experience from arrival, right through to departure. In doing so, the Company is also able to enhance the attractiveness of the entire vacation ownership product range. The properties are operated as hotels using inventory from villa sales and fractionals.

Karma Villas : These are top-end 2-5 bedroom villas, each with a private swimming pool. These properties sell as title-based real estate, typically, between \$500K and \$5m, and are marketed to HNWI's (High Net Worth Individuals). The Company leases (or receives in a pool) the properties and utilises them as hotel inventory. Profits are shared with owners either through rental pool agreements or guaranteed return arrangements. Substantial expansion potential as disposable incomes in Asia and aspiration for luxury leisure increase.



Le Preverger, St. Tropez, France



Pelikanos, Mykonos, Greece



Chateau de Samary, Carcassonne, France

KARMA ESTATES

Karma Estates is Karma Group's elite collection of properties in the world's most exclusive destinations. These beacons of style and sophistication are tailored to a new generation of luxury.

Travellers that demand more than just stellar services and amenities and are looking for unique, heightened experiences when they travel. At Le Preverger, Karma Group's Riviera estate just outside St. Tropez, guests follow in the eminent footsteps of the likes of Jeane Moreau, Brigitte Bardot and Princess Diana, in a cosmopolitan world of jetsetters and celebrities. Yet Le Preverger is rooted in the traditions of the French countryside with a history that goes back further than the Napoleonic Wars.

In Mykonos Island, Greece, the iconic blue on white architecture of Pelikanos straddles a dramatic clifftop high above the Aegean - the perfect luxury gateway to the island's legendary summer party scene.

In 2021 the latest Karma Estate, Chateau de Samary, set in the heart of France's historic Carcassonne region, will open its venerable doors to the public. All Karma Estates are characterised by premium quality designer interiors, bespoke services including 24-hour butler service and personalised itineraries and Michelin standard cuisine.



Karma Reef, Gili Meno, Indonesia



Karma Sitabani, Corbett National Park, India



Karma St. Martin's, Isles of Scilly, UK

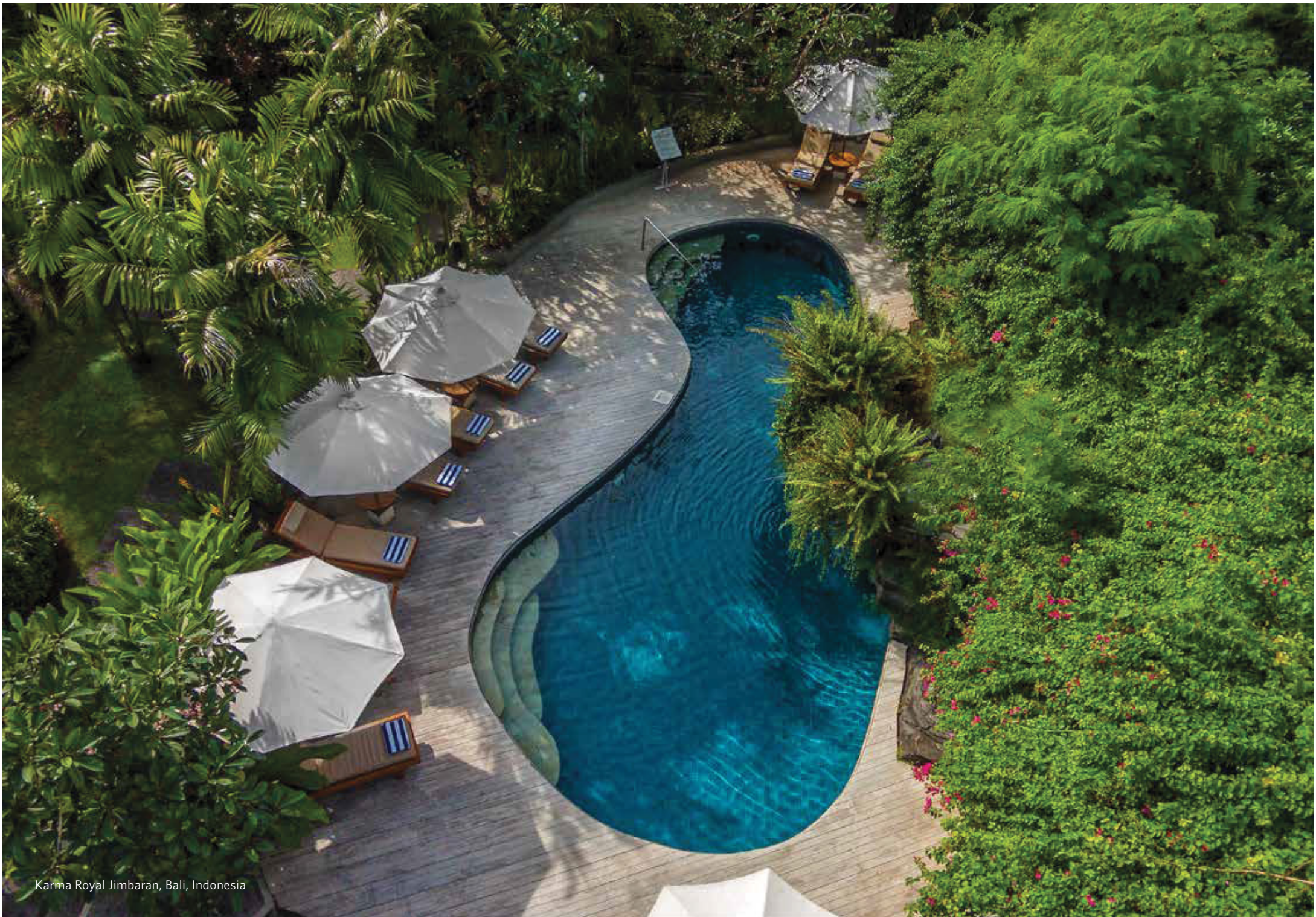
KARMA RETREATS

Karma Retreats are exclusive hideaways which embrace the concept that nature, culture, and accessible luxury can combine to faultless effect, offering experiences, and memories, which will last a lifetime.

In Europe, experience the Isles of Scilly in the UK with Karma St. Martin's, a luxury beachfront property with an AA awarded Two Rosette restaurant. In Normandy, France, Karma Résidence Normande nestled alongside the river Seine, offers access to Normandy's rich history and gourmet fare. On the grand Greek island of Crete, Karma Minoan offers unparalleled views of the blue Aegean near the vibrant tourist town of Agios Nikolaos.

In India, experience Karma Exotica in Dharamsala, a tranquil escape set amidst the spectacular Kangra Valley, Karma Haveli, a former family palace turned into an oasis of calm in Jaipur, India's famed Pink City, Karma Chakra set amidst Kerala's gorgeous inland waterways and protected parks and Karma Sitabani, a safari style retreat set on the edges of India's oldest national park, home to the iconic Royal Bengal tiger.

In Southeast Asia, experience Karma C y Tre in Vietnam - a riverside haven and your gateway to the UNESCO World Heritage town of Hoi An, while in Bali, Indonesia, Karma Mayura offers access to the cultural town of Ubud. Eastwards along the Indonesian archipelago, on the island of Gili Meno, Karma Reef provides a luxury glamping experience like no other, while Karma Apsara occupies a cool coconut plantation steps away from a tranquil beach on the magical island of Koh Samui in Thailand.



Karma Royal Jimbaran, Bali, Indonesia



Karma Royal Haathi Mahal, Goa, India

KARMA ROYAL

Since its inception, the Karma Royal brand has constantly pioneered new territory, new products and new services, all geared towards providing the standard of excellence that has placed us at the vanguard of the travel membership industry.

Karma Royal's reach is truly global and we are continually bringing more destinations into the Karma Royal fold, while ensuring that our international collection always meets exacting standards in terms of services & amenities. From India's jewel in the south, Goa, to the Island of the Gods, Bali - a world of terraced rice paddies, volcanic beaches and a unique hybrid culture, Karma Royal brings to life some of East and Southeast Asia's most desirable destinations.

Karma Royal properties offer guests stunning contemporary apartments, world class dining, pools, Karma Spa facilities, 3 Monkeys Kid's Clubs for our younger guests and gyms.



Karma Royal Boat Lagoon, Phuket, Thailand



Karma Sanctum Soho, London, UK



Wild Heart Soho Restaurant, Karma Sanctum Soho, London, UK



Karma Sanctum on the Green, Cookham Dean, UK

KARMA SANCTUM

Karma Group has partnered with the Sanctum Hotel Group to create a series of themed hotels delivering the sophisticated level of style and service expected by the world's rock-star establishment.

Situated in the world's most exciting locales and cities including London, New York, Paris and Tokyo, each hotel reflects the mix of flair and flamboyance associated with the planet's rock `n`roll elite mixed with a level of discretion required in the always-on world of social media.

The first edition of Karma Sanctum in the heart of London's boho enclave of Soho is part-owned by iconic Heavy Metal legends Iron Maiden. Its sister property, Karma Sanctum on the Green, Royal Berkshire evokes memories of the stately country pleasure domes acquired by British rock royalty in their pomp.

Adding to this burgeoning portfolio, the recently announced launch of Karma Sanctum Jimbaran in Bali will exude the laidback exclusivity of a superstar's secluded island bolthole.

Melding the best in luxury with a selection of hedonistic pleasures, Karma Sanctum promises guests access to an exclusive world of parties, concerts and private gatherings.



Karma Spa at Karma Kandara, Bali, Indonesia



Karma Spa at Karma Kandara, Bali, Indonesia

KARMA SPA

Relax, reset and recharge. Karma Spa is the soul of each of our resorts and a sanctuary where you can slow down, breathe and be at ease. Our spas offer results-oriented wellness experiences that nourish, heal and nurture. All of our signature treatments are curated with local, organic and sustainably grown ingredients.

Our offerings embody the region of where we are located - honoring the beauty, rhythm and local culture. Explore our menu of local healers who bestow deeper and unique experiences. Slowing down is our ethos. Our spa team of anatomy-trained body-workers deliver treatments to ease one into a state of deep healing. Our team receives year-round training in reiki, nutrition, yoga and massage and are masters in their craft.

We are dedicated to providing high-vibration experiences that boost our happy hormones! Explore yoga to music and seaside sound healing - pleasure must also be part of the cure. Movement is also essential to maintaining our health and longevity. At each of our destinations there is fitness, yoga, and lung-cleansing hikes to enjoy during your relaxation vacation.



Segara Ocean Spa, Bali



Karma Beach Bali at Karma Kandara, Bali, Indonesia



Karma Beach Gili Meno at Karma Reef, Gili Meno, Indonesia



DJ Jon Sa trinx

KARMA BEACH

The Karma Beach brand defines barefoot luxury – bohemian enclaves built using native materials and innovative minimalist architecture that have evolved into premium party playgrounds that are effortlessly laid back yet luxurious.

Inspired by beach clubs like Club 55 (the food) and Tahiti (the relaxed vibe), Karma Beach clubs in Bali and the offshore island of Gili Meno bring together world class music and entertainment, Mediterranean style cuisine, fine wines and cocktails and a whole range of beach-oriented events and activities, not to mention water sports from kayaking to stand up paddle boarding.

Karma Beach always attracts a cosmopolitan crowd of hedonists and VIP's with its custom-mixed cocktails created by international mixologist Grant Collins, freshly sourced seafood, extravagant sushi bars, succulent Mediterranean fare, carefully curated wine selection, live music and exclusive sets from leading international DJs including celebrity actress, Ruby Rose and a host of Ibiza legends including Chris Coco and Karma residents Jon Sa Trinx and 'Groovemaster' Hans Havenaar. You can even bring some of the Karma Beach vibe back home from you with our K Music Collection CD.

Karma Beach Bali was also the official venue of the Bestival Bali after party, as the legendary UK festival made its southeast Asia debut in 2017.





Karma Sparkling Brut

KARMA BOUTIQUE

Bring the Karma Experience home with a range of exclusive products carefully selected by our Karma Curators. These include fine wines chosen by our sommeliers, such as our very own Karma branded Bordeaux, produced in collaboration with Chateaux Lynch Bages and a Sparkling Brut vintage created with Black Dog Hill, a Tuscan Chianti produced by Santo Pietro as well as a crisp Rosé produced at our Riviera Estate, Le Preverger.

You can also get your hands on a rich single-origin olive oil from the Le Preverger's very own olive groves. Browse our curated selection of unique homeware and jewellery by independent designers, including the exquisite ocean inspired collections of celebrated Australian designer Keiko Uno. Our spa & beauty products use the finest organic ingredients and techniques drawn from healing modalities like the Indian Ayurveda and Balinese jamu traditions. Recreate the Karma Beach sunset vibe with your very own K Music Collection CD compilations as well as exclusive resort wear and accessories.

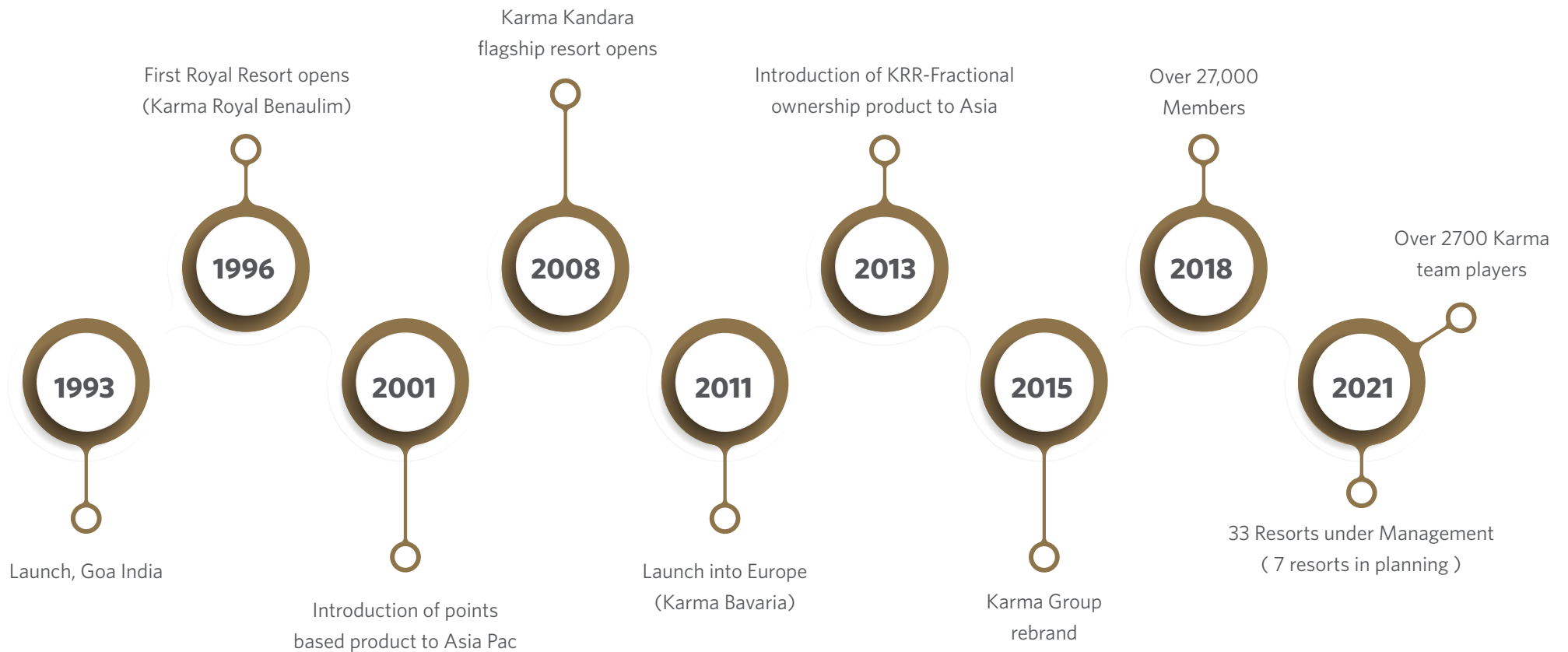


Keiko Uno Jewellery



LONG & DISTINGUISHED HISTORY

27 YEARS OF INDUSTRY LEADING EXPERIENCE



CELEBRITY WATCH



Our guest book includes famous names from the world of film, music and sports and even the occasional royal. We like to think that they too are spreading the Karma Group gospel along with our official ambassadors who are encouraging more converts to the cause.



ADAM ASHLEY COOPER

Australian rugby union player

JEREMY PIVEN

Hollywood Movie Star at the Grand Opening Party

RICHIE MCCA

New Zealand rugby union player

DAMIAN MARTIN

Australian professional basketball player





MATT GITEAU
Australia national rugby union player
at Karma Kandara, Bali, Indonesia



TJ PERENARA
New Zealand rugby union footballer
at Karma Kandara, Bali, Indonesia



GEMMA ATKINSON
English Actress, TV personality & Professional model
at Karma Samui, Thailand



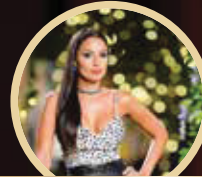
MARISSA NASUTION
Professional model & actress
at Karma Kandara, Bali, Indonesia



MISS UNIVERSE WA FINALIST 2011
at Karma Kandara, Bali, Indonesia



SCOTT STANIFORTH
Western Force & Wallabies Rugby Legend
at Karma Kandara, Bali, Indonesia



SNEZANA MARKOSKI
The Bachelor Australia season 3 1st winner
at Karma Kandara, Bali, Indonesia



JAMES O'CONNOR
Australian professional rugby union footballer
at Karma Kandara, Bali, Indonesia



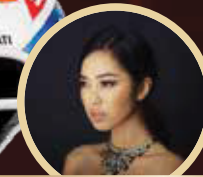
ZARA PHILLIPS
Grand daughter of Queen Elizabeth II, Queen of England
at Karma Kandara, Bali, Indonesia



FARAH QUINN
Indonesian Chef & Celebrity
at Karma Kandara, Bali, Indonesia



BOY GEORGE
British singer & songwriter
at Karma Kandara, Bali, Indonesia



MARIA RAHAJENG
Miss Indonesia 2014
at Karma Kandara, Bali, Indonesia



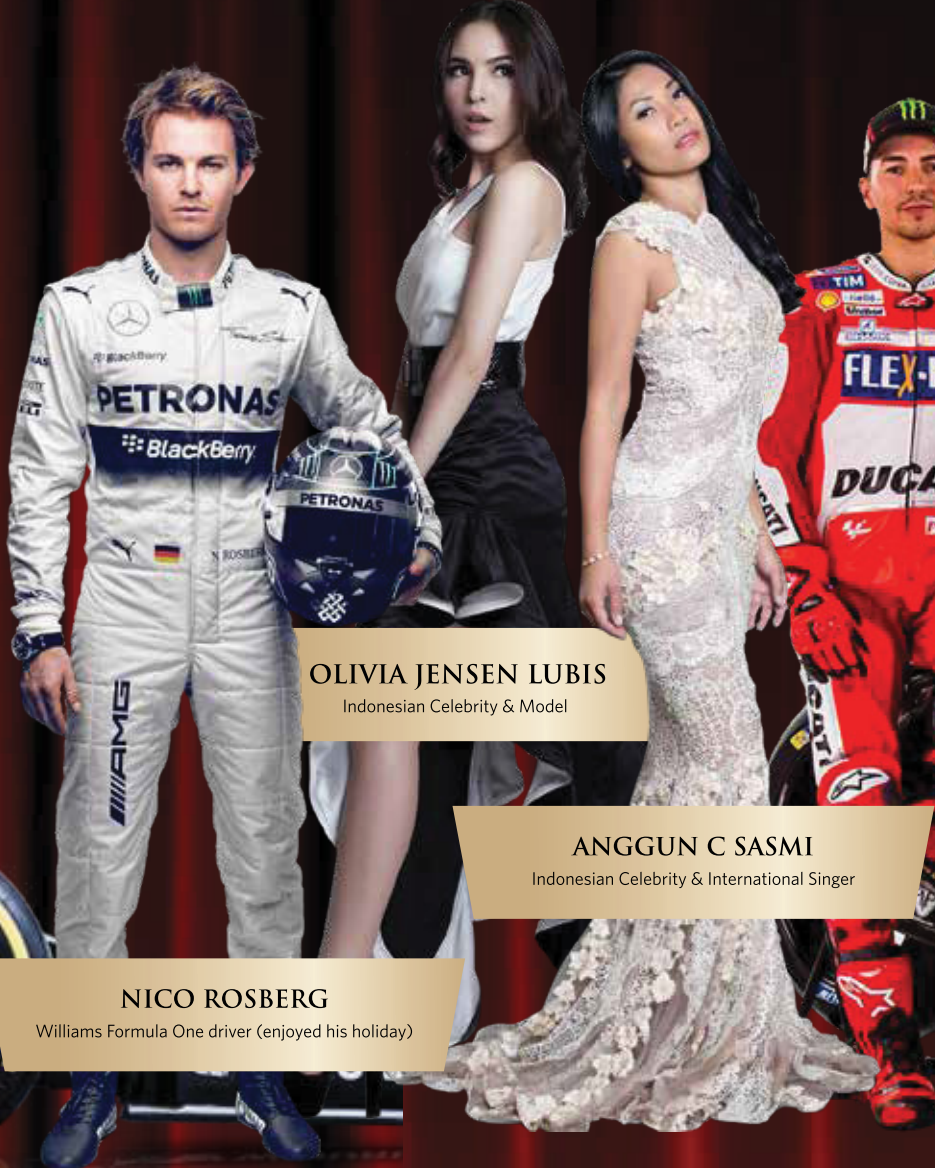
EMMA ROSE
International Cover Girl, Glamour Model & TV Personality
at Karma Kandara, Bali, Indonesia



SONNY BILL WILLIAMS
New Zealand rugby player and heavyweight boxer
at Karma Kandara, Bali, Indonesia



CONRAD SMITH
New Zealand rugby union footballer
at Karma Kandara, Bali, Indonesia

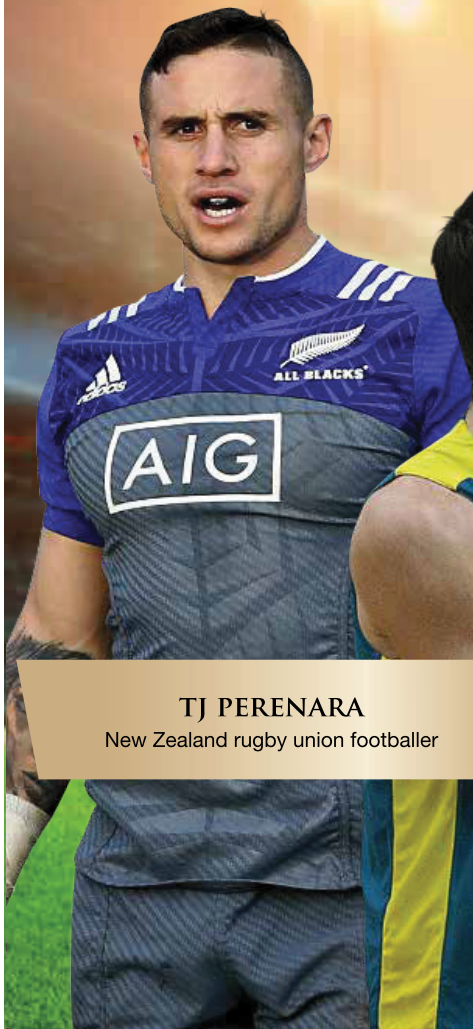


OLIVIA JENSEN LUBIS
Indonesian Celebrity & Model

ANGGUN C SASMI
Indonesian Celebrity & International Singer

JORGE LORENZO
Moto GP Championship Winner (2010 & 2012)

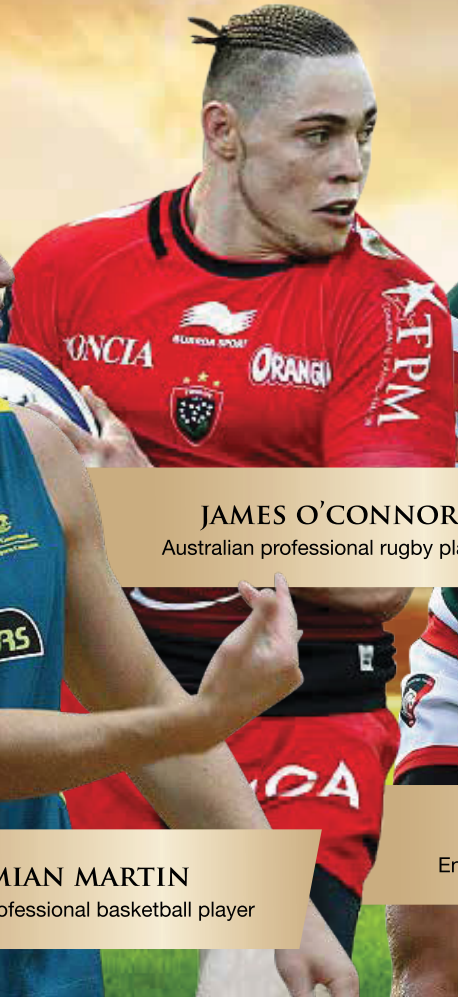
NICO ROSBERG
Williams Formula One driver (enjoyed his holiday)



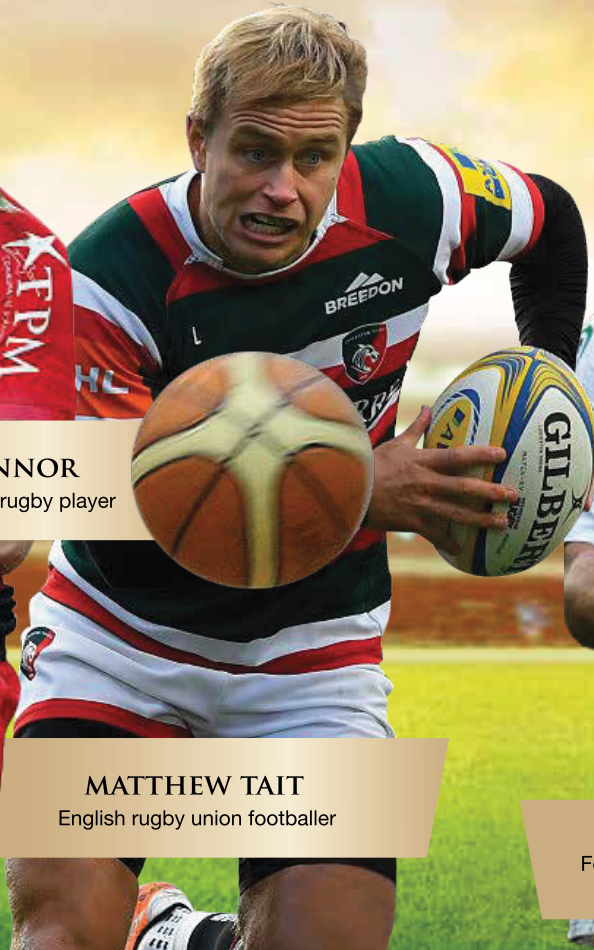
TJ PERENARA
New Zealand rugby union footballer



DAMIAN MARTIN
Australian professional basketball player



JAMES O'CONNOR
Australian professional rugby player



MATTHEW TAIT
English rugby union footballer



SIMON AMOR
Former English rugby union player / Head Coach of England Sevens



SPONSORSHIPS

SUPPORTING - AND SUPPORTED BY - SPORTING LEGENDS

An active lifestyle is one of the cornerstones of Karma Group's philosophy. That's why we sponsor and support many of the world's top sporting initiatives and identities, including England Rugby, Western Australia's own Western Force Super Rugby team, the Perth Glory and the UK's Rosslyn Park National School 7s Rugby.

Many popular sporting identities have also joined the Karma Group family, including Perth Wildcats and Olympic basketballer, Damien Martin, and TJ Perenara, Hurricanes scrum-half and part of New Zealand's national rugby team, the All Blacks.

Karma Group's mission remains to inspire the next generation of sporting talent by actively supporting the current crop of players. Our commitment and vision extends to hosting national teams, such as England's rugby team, at many of our Karma Group properties around the globe. You never know who you may run into pool-side at a Karma Group resort!



Fundraiser at Karma Beach Bali



CHIA, Vietnam

KARMA CARES

As our name suggests, Karma Group believes that what goes around comes around. That's why philanthropy and community connection are cornerstones of our business philosophy. In establishing the Karma Group brand in the world's most desirable destinations, Chairman, John Spence always realises a responsibility to the people and environments that make Karma Group destinations so special.

Today, Karma Group supports numerous causes and non-profit organisations around the world:

In India : Christel House

In Bali : Bali Life Foundation, Puspita Bali, Kupu-Kupu Foundation, and Bali Children's Project.

In Vietnam : Children's Hope in Action (CHIA).

Karma Group regularly donates room nights to global events to raise money for charities including the Prince's Trust and Amy Winehouse Foundation in the UK. The annual Penguin Walk is a fun, long distance walk that raises money for Christel House India. A member of Karma Group is a member of our family - a family that cares for others and celebrates diversity & community.

During the devastating bushfires in Australia, Karma Group's sales teams donated US\$10,000 raised via a competition set up by John Spence to a frontline team of firefighters - the Mongarlowe Volunteer Bushfire Brigade.



Camp Royal, Goa, India





PRESS

The success and reputation of the Karma Group brand is reflected in our media profile. Each and every month, some of the world's foremost lifestyle publications run features on Karma Group products and people, from the resorts to the spas to inspirational Chairman John Spence and other prominent figures within the Group.

Karma Group has received glowing reviews in magazines around the globe, from specialist publications like wedding magazines to some of the most admired periodicals in the world, including Harper's Bazaar, Vogue, GQ and newspapers like the Times and Telegraph in the UK and The Australian in Australia. All have run extensive destination features focusing on Karma Group's resorts in Australia, France, Germany, Greece, India, Indonesia, Thailand, UK and Vietnam.





An aerial photograph of a tropical beach. The water is a vibrant turquoise color, transitioning to a deeper blue further out. The sand is bright white and features intricate patterns of sandbars and channels. A few small figures of people are visible on the beach. The overall scene is serene and picturesque.

WE CREATE... DESTINATIONS

RESORT PORTFOLIO





KARMA ROYAL PALMS

GOA, INDIA, 1994

Karma Royal Palms is a newly refurbished resort that offers guests modern comfort combined with colonial charm. Modern kitchens, new bathrooms with Italian fittings and tasteful interiors offer all the comfort and charm of a Goan summer escape.

The resort's stylish restaurant, the Benaulim Brasserie, pays homage to Goa's rich cultural history, a mix of southern Indian spice and Portuguese flavours.







KARMA ROYAL BENAULIM

GOA, INDIA, 1995

Located in the Goan beach town of Benaulim, with its stunning natural beauty and scenic beaches, the recently refurbished Karma Royal Benaulim features large, self-sufficient apartments for solo travellers, couples and families surrounding a central swimming pool.

Modern amenities and interiors, a swim-up poolside bar, free Wi-Fi and Goan-inspired dining at the resort's Benaulim Brasserie offer guests a relaxed Goan holiday with all the comforts of home.







KARMA ROYAL CANDIDASA

BALI, INDONESIA, 1996

Situated on the beach, Karma Royal Candidasa is a beach lover's paradise. Wake up and breakfast on a teakwood balcony overlooking the beach, or take a morning stroll along Candidasa's white sands. Inside, the resort boasts a swimming pool, spa, Jacuzzi and health club.

Lovers of food may want to book a session at Candidasa's very own Indonesian cooking school and learn the secrets of Balinese cuisine.







KARMA ROYAL MONTERIO

GOA, INDI, 1996

Commanding a view of the Baga River, and perched on the slopes of an undulating hillside, Karma Royal MonteRio offers the very best of both worlds. Just a few minutes' stroll from Goa's most vibrant beaches, it's easy to change gears with a night adventure out among the many bars and bustling night markets.

If all you want to do is relax, then MonteRio's luxurious rooms, a great spa and signature restaurant means you'll never have - or want - to leave.







KARMA ROYAL JIMBARAN

BALI, INDONESIA, 1997

Adjacent to one of Bali's most beautiful beaches, Karma Royal Jimbaran offers members an exotic, intimate retreat from everyday life. The resort's 16 elegantly decorated apartments offer a cool escape from the heat of the day, while the poolside restaurant offers delicious Indonesian cuisine and a range of continental favourites.

During the evening, stroll along Jimbaran Beach and take in quite possibly the best sunset view in all of Bali.







KARMA ROYAL HAATHI MAHAL

GOA, INDIA, 1997

A short walk from Cavelossim Beach - ranked the 5th top beach in India by TripAdvisor in 2016 - Karma Royal Haathi Mahal is for families and couples who crave the sun, sand and sea.

Relax into the Goan way of life - sample inventive cocktails, dine on locally caught seafood, or lounge on the balcony of your comfortably appointed room, watching the fronds of palm trees sway in the sea breeze.







KARMA ROYAL BOAT LAGOON

PHUKET, THAILAND, 1999

With its marina setting, smart apartments and chic Club House, Karma Royal Boast lagoon is the perfect base from which to explore the beautiful Thai island of Phuket. Within the resort you can enjoy superb amenities including a swimming pool, spa and restaurants.

Step outside to experience Phuket's golden beaches, tropical forests, vivid culture, idyllic bays and near-deserted islands.







KARMA HAVELI

JAIPUR, INDIA, 2009

Built in the golden age of the Maharajas, Karma Haveli started life as a family palace - the nobility of old Jaipur once welcomed and entertained guests with the colour and fire of the sub continent.

Still echoing with all the charm of its illustrious history, spacious rooms and tasteful interiors provide an inviting, cool haven after a day spent wandering the laneways and markets of India's fabled pink city.







KARMA BAVARIA

SCHLIERSEE, GERMANY, 2011

Award winning Karma Bavaria takes you into the heartland of Europe's most spectacular mountain range. Placid lakes, snow capped peaks, valleys cloaked in winter snow or spring flowers.

Lose yourself in nature or immerse in the region's folklore, hearty country fare and expertly brewed beer.







KARMA ROYAL SANUR

BALI, INDONESIA, 2011

Located in the central Balinese hub of Sanur, close to Bali's major beach, dining and nightlife hotspots, Karma Royal Sanur offers guests newly refurbished rooms, verdant grounds and tasty Indonesian cuisine in tropical comfort.

Just a five-minute stroll takes you to Sanur Beach, with its fishermen's shacks, bars and restaurants. Sanur is Bali's largest traditional village and offers a range of activities, including a Balinese spa and authentic dance performances.







KARMA CHAKRA

KERALA, INDIA, 2013

Suspended over the placid waters of Kerala's largest lake, Karma Chakra feels like slipping into a sweet dream. The unruffled waters invite exploration in our hand woven houseboat, through a maze of tributaries along palm-fringed banks.

Experience it all in the laid back sophistication of Lake Vembanad's finest resort.







KARMA MAYURA

BALI, INDONESIA, 2015

Set on a jungle-fringed riverbank, Karma Mayura nestles amid the age-old pace of Balinese provincial life - traditional rice terraces, towering coconut groves, and mossy stone temples where the gods are almost close enough to touch. This beautiful boutique retreat offers quiet sanctuary only minutes from Bali's thriving spiritual and artistic centre, Ubud, and combines accessible luxury with excellence in service.







KARMA SANCTUM SOHO

LONDON, UK, 2017

Situated in the heart of Soho in central London Karma Sanctum Soho is one of the hottest addresses in the city. Soho is where London comes to party - close to London's famous theatres, shopping, nightlife and the city's top tourist attractions. At Karma Sanctum Soho unadulterated rock-star style is the order of the day, with opulently decked out rooms, 24-hour rooftop bar and our signature Wild Heart restaurant all set to stun.







KARMA MINOAN

CRETE, GREECE, 2017

Karma Minoan's 23 sea-facing rooms are a study in the iconic Greek island aesthetic. Whitewash walls, Aegean blue interior touches and, of course, unparalleled views of the sea, combine to produce spaces that are as relaxing as they are breathtaking.

Members will be impressed with the amenities, which include a pool and children's pool, sea-facing yoga deck (and accompanying yogi), the Amphora restaurant which - like its namesake - carries an impressive volume of local and international wines and a large sundeck with spectacular views of the Aegean.







KARMA EXOTICA

DHARAMSHALA, INDIA, 2018

Surrounded by the lofty peaks of the Himalaya chain in the province of Himachal Pradesh, Dharamsala is famed for being the adopted home of the Dalai Lama and a haven for Tibetan culture in India. Set amidst fragrant cedar forests on a steep hillside high in the Kangra valley about 200km west of Tibet, the city is fringed by the snow-clad mountains of the Dhauladhar ranges, whose peaks reach well over 5000 metres.

Perched on the mountainside amongst cedar forest and tea gardens, Karma Exotica enjoys epic views across the valley and features 25 spacious rooms and suites as well as a dedicated restaurant, swimming pool and gym.







KARMA BORGO DI COLLEOLI

TUSCANY, ITALY, 2018

Located in the very heart of the Tuscan countryside, equidistant from the splendours of Florence and the historical oddity of Pisa and its leaning tower, Karma Borgo Di Colleoli is a historic manor house which has received a new lease on life as a luxurious country-style stay.

Tuscany's top tourist destinations, including Siena, San Gimignano, Volterra, Pisa, and Florence are within easy driving distance. A few kilometres from our front door lie the renowned beaches of Forte dei Marmi, Pietrasanta, Viareggio, and Cecina.

Guests looking for adventure can take part in a Vespa tour around the Pisan hills, or vintage car tours, truffle hunting, mountain bike tours, and of course outstanding local food and wine tours.







KARMA RÉSIDENCE NORMANDE

NORMANDY, FRANCE, 2018

Set on the meandering banks of the Seine in Normandy, and a mere 80-minute drive from the grand promenades of Paris, Karma Résidence Normande is a picture of the French country idyll. It's an impressionist's dream come true. One could almost imagine Monet set up on the far bank, wondering how best to capture the autumnal hues and glass-smooth surface of the river.

Guests will marvel at the beautifully manicured grounds, spacious surrounds and the accessible luxury of the resorts holiday-style apartments. The residence features private studio, one, and two bedroom holiday-style apartments, kitted out for comfort.

Amenities include an outdoor swimming pool a stone's throw from the banks of the Seine, relaxing sauna, and games room.







KARMA SANCTUM ON THE GREEN

COOKHAM DEAN, UK, 2018



Karma Sanctum on the Green is an authentic slice of English country living year round. Manicured grounds, spacious rooms, traditional English bar, our Godiva dining room, pool, hot tub, conservatory, and even a range of luxury 'glamping' tents, provide the perfect setting for a weekend escape or extended country sojourn. This glamorous country retreat is conveniently located just 25 minutes from Heathrow airport in the picturesque village of Cookham Dean.





KARMA PALACIO ELEFANTE

GOA, INDIA, 2018

Welcome to Karma Palacio Elefante, Goa: A collection of exquisitely designed luxury residences set in the idyllic fishing village of Cavelossim, South Goa.

These designer residence feature private jacuzzis and plush interiors reflecting the vivid colour palette of Goa with easy access to on site eateries serving a mix of Goan specialties, international fare and English pub grub. It's the perfect gateway to an unforgettable Goa vacation.







KARMA APSARA

KOH SAMUI, THAILAND, 2019

Set in a cool grove of coconut palms minutes from a white sand beach on the tranquil north coast of Koh Samui, Karma Apsara brings together a range of spacious contemporary apartments and world class amenities including infinity pool and eatery serving Thai cuisine and international favourites. Discover the true spirit of Thailand's most exclusive island.







KARMA SITABANI

CORBETT NATIONAL PARK, INDIA, 2019

Discover the native species of India's northwest heartland - including the iconic Bengal Tiger. Karma Sitabani is a stunning rustic retreat on the borders of India's oldest national park where tigers, elephants, leopards and bears roam - besides 586 species of birds.

Indeed, the Jim Corbett National Park is home to a whopping 10% of the world's tiger population. Uttarakhand is a spectacular Himalayan state, often referred to as the Land of the Gods thanks to its numerous temples and places of worship. To visit Karma Sitabani is to immerse in India's finest natural and cultural offerings.







KARMA SUNSHINE VILLAGE

BANGALORE, INDIA, 2020

Karma Sunshine Village is a country retreat that's a world away from the hustle and bustle of nearby Bangalore City. A collection of rustic cabins with grass roofs, bamboo facades and cosy wooden interiors alongside unique little container homes, Karma Sunshine Village nestles in pretty landscaped gardens featuring a plunge pool, gazebo and fire pit. With a host of on-site and off-site amenities and activities for families and friends, Karma Sunshine Village presents the perfect opportunity to relax and unwind.







KARMA SALAK

WEST JAVA, INDONESIA, 2020

Just a short drive from Jakarta, Karma Kasa Salak is a world away from the highways and high rises of the Indonesian capital. Instead, you'll find fresh mountain air, rice fields, volcanoes and verdant tropical flora. Karma Kasa Salak nestles among tall trees on the slopes of Gunung Puncak, with views over landscaped gardens and the Javanese countryside. Rooms feature balconies while the on-site restaurant offers indoor and al fresco dining.







KARMA SALFORD HALL

THE VALE OF EVESHAM, UK, 2021

A unique 700 year old tudor manor in England's prettiest region. Nestled amid farms, fields and ancient villages in the Vale of Evesham, Karma Salford Hall once belonged to King Henry VIII and retains its historic Tudor charms while offering traditional yet contemporary comforts, including 36 charming bedrooms, restaurants, library, events spaces and bar. The historic towns of Stratford Upon Avon - Shakespeare's birthplace - and Leamington Spa are both nearby.







KARMA SEVEN LAKES

UDAIPUR, INDIA, 2021

Karma Seven Lakes nestles in an upmarket neighbourhood in the heart of one of India's most romantic cities. Surrounded by mountains and the Thar desert, Udaipur is the quintessential city-oasis, with its serene lakes and opulent palaces: the perfect base for a rich Rajasthani experience with Karma Group.





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