

Avida

Southfield Settings

NUVALI



HILLCREST

ESTATES

NUVALI





Located in the cities of Sta. Rosa, Calamba and the municipality of Cabuyao , Laguna, NUVALI is Ayala Land's largest mixed-use estate, with an area of 2,290 hectares.

3 - POINT SUSTAINABILITY OF NUVALI

Economic Sustainability

Solid underpinnings for future economic growth

Environmental Sustainability

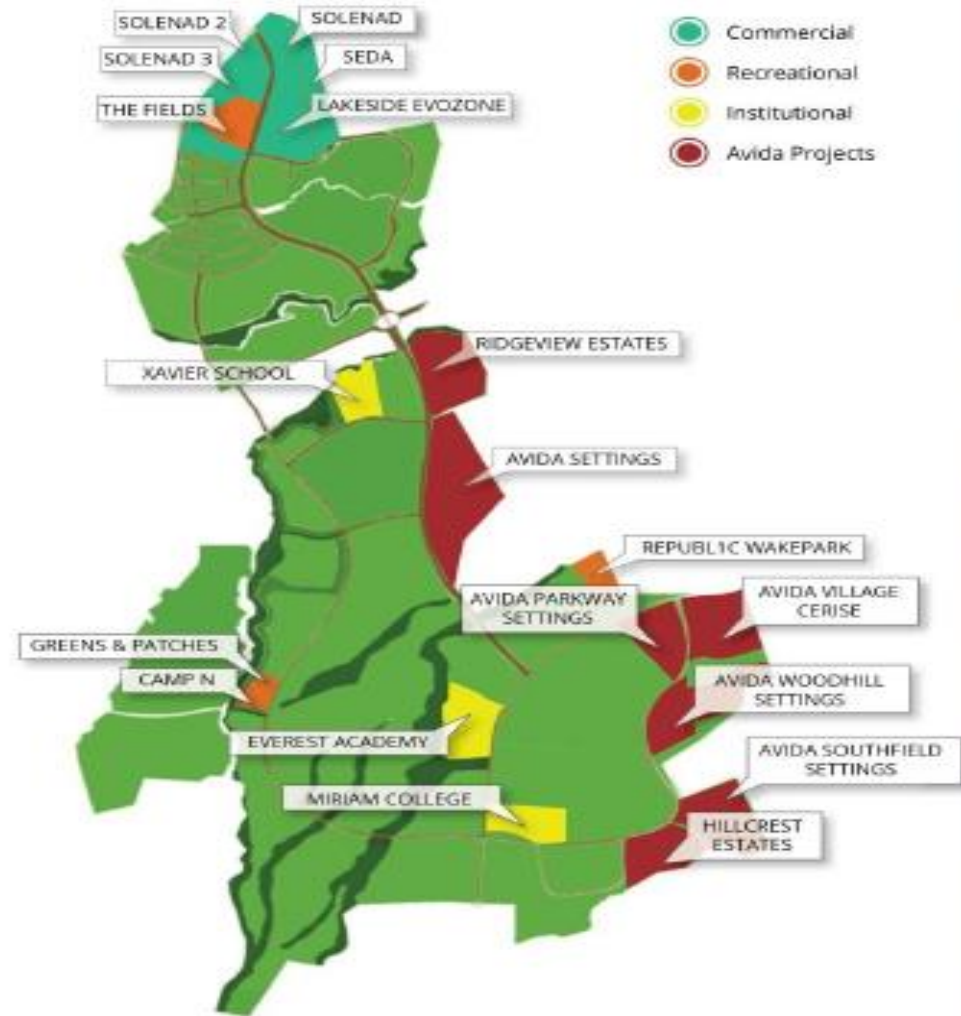
Nature at its best; an environment preserved for the ages

Social Sustainability

A living, breathing community



Built to sustain itself well into the future as an emerging eco-community, it is where modern and sustainable facilities are made available for residential, business, educational, recreational, and institutional functions.



Ayala Land's flagship and largest sustainable estate at 2,290 hectares



 **7,500**
RESIDENTS

 **> 400**
MERCHANT PARTNERS

 **55,000**
AVE. DAILY VISITORS

 **6,000**
JOBS

 **65 HAS**
ZONE IT PARK

 **> 2,000**
STUDENTS

 **120 HAS**
CARBON FOREST SITES

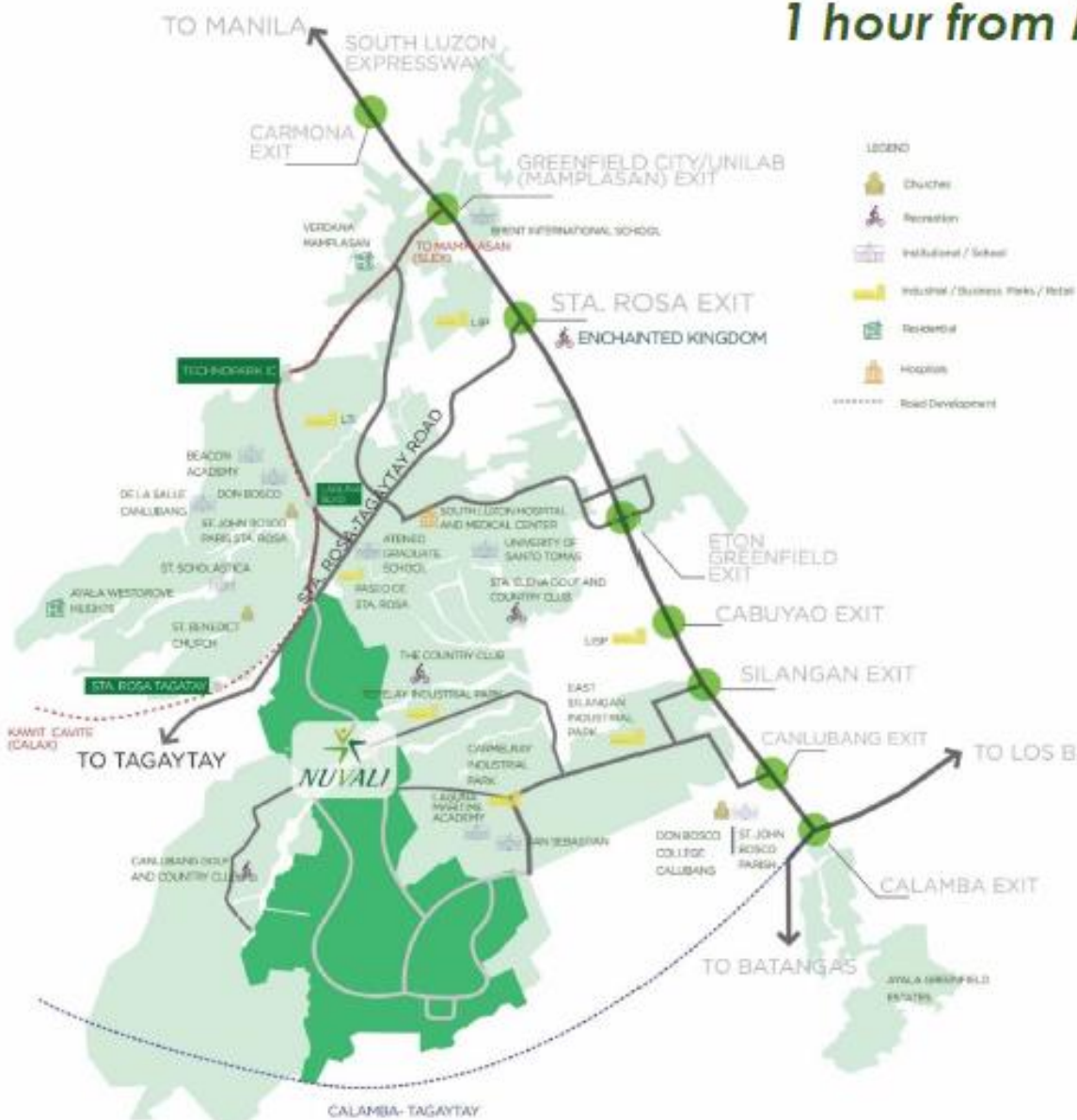
 **150 ROOM**
HOTEL

 **100 BED**
HOSPITAL



Strategically located in the growth corridor of CALABARZON

1 hour from Makati through the South Luzon Expressway (SLEX)



Nearby Developments

Residential Subdivisions:

Ayala Westgrove Heights, Verdana Mamplasan, South Forbes, Chateau de Paris, Bali Mansions, Palma Real Residential, Pramana, Salt Lake Eton City, Sta. Elena, La Residencia de Sta Rosa, Georgia Club

Offices and Industrial Parks

BPO Offices along Sta. Rosa-Tagaytay road and Balibago, Laguna Technopark, Terelay Industrial Park, Carmelray Industrial Park, East Silangan Industrial Park

Schools

Ateneo Graduate School, St. Scholastica, Beacon Academy, De La Salle Canlubang, Don Bosco

Leisure Clubs

Sta. Elena Golf and Country Club, Canlubang Golf and Country Club

Hospitals

The Medical City South Luzon



STRATEGIC LOCATION

Accessible from Metro Manila
and other city centers via SLEX

50 mins from Makati (approx. 40 km)

30 mins from Alabang (approx. 25 km)

15 mins from Sta. Rosa Exit (approx. 10 km)

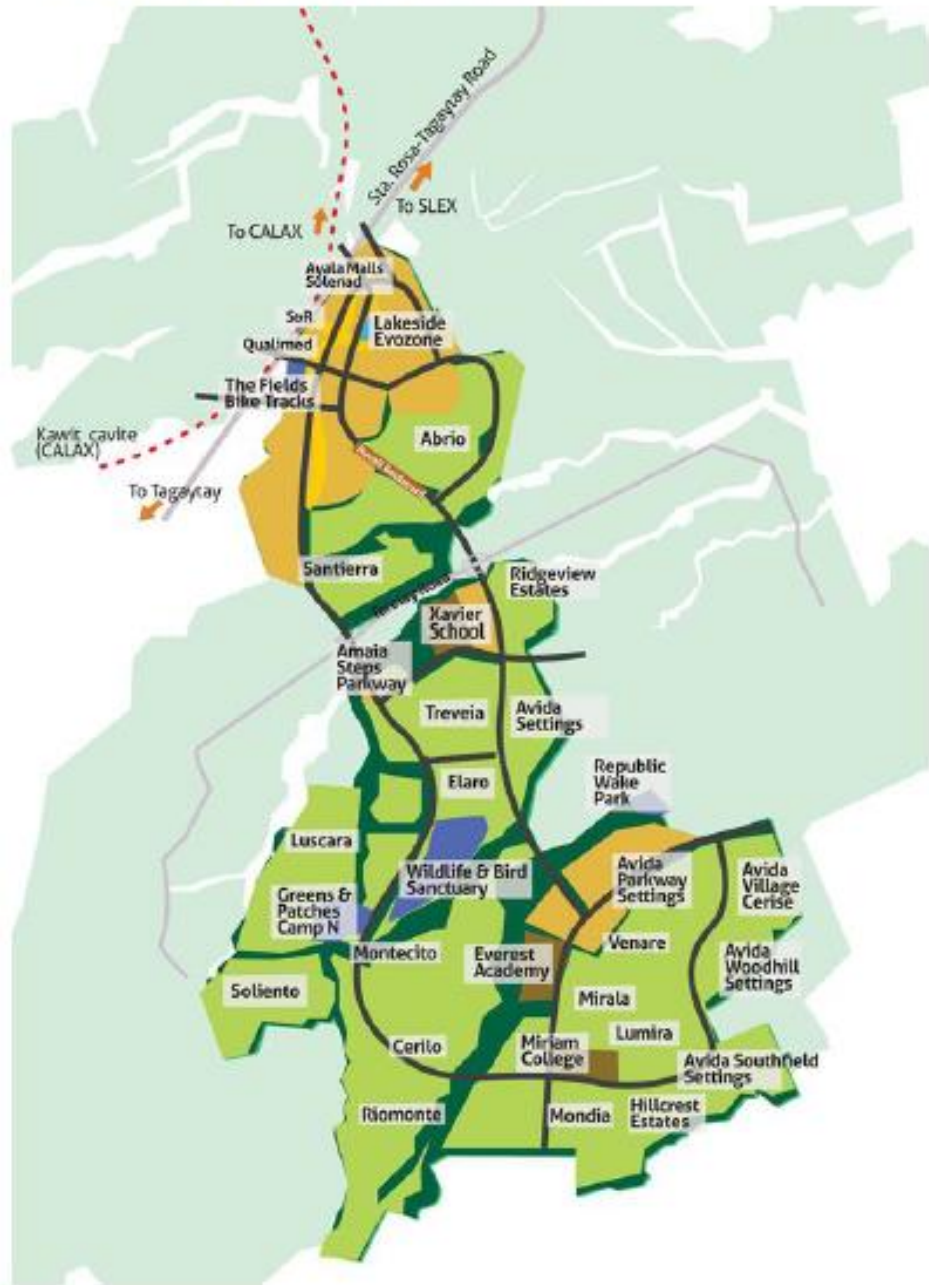
Close to the international airport
and 2 seaports

*Ninoy Aquino International
Airport (NAIA),*

Manila and Batangas seaports



MASTERPLAN



BUSINESS DISTRICT



RESIDENTIAL



INSTITUTION



OPEN SPACES



Commercial

Solenad 1



Solenad 2



Solenad 3



AYALA MALLS SOLENAD EXPANSION



Landmark Supermarket and Food Center
Opened July 2019



Additional recreational amenities and cinema expansion



Commercial

Seda Hotel NUVALI



Commercial

S&R Shopping Center



Qualimed



Recreational

Camp N



Republ1c Wakepark



Greens and Patches



Institutional

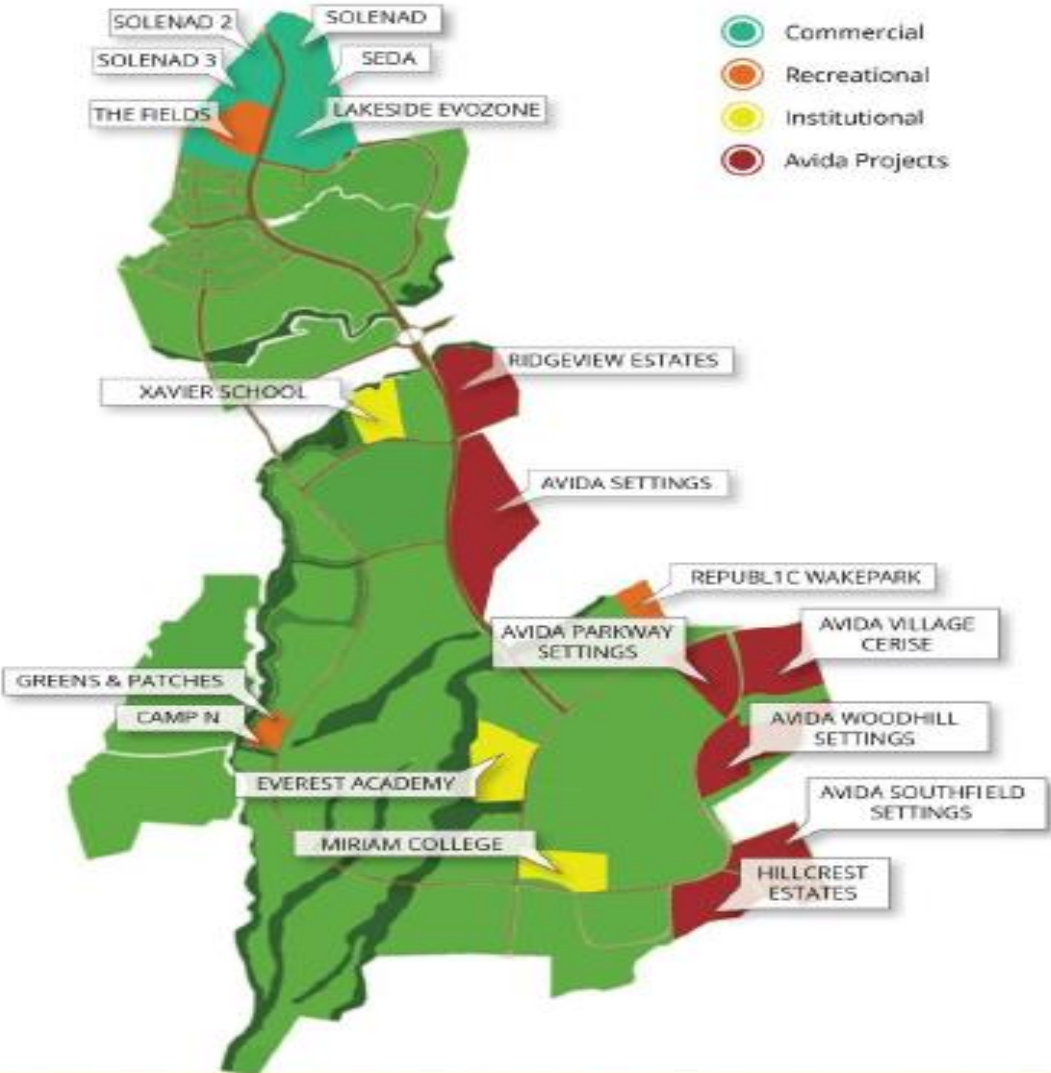


Avída
an AyalaLand company



NUVALI
EVOLIVING

Residential - Avida



Value Appreciation

Project	Launch Value (per sqm)	Current Value (per sqm)	Growth
Avida Settings NUVALI (2007)	7,700	24,000	212%
Avida Village Cerise NUVALI (2010)	1.3M - 1.9M	2.7M-3.7M	18%
Ridgeview Estates NUVALI (2010)	10,800	25,000	131%
Avida Parkway Settings NUVALI (2011)	10,500	19,000	81%
Avida Woodhill Settings NUVALI (2011)	12,500	20,000	60%
Southfield Settings NUVALI (2014)	18,000	24,400	36%
Hillcrest Estates NUVALI (2014)	18,500	24,000	30%

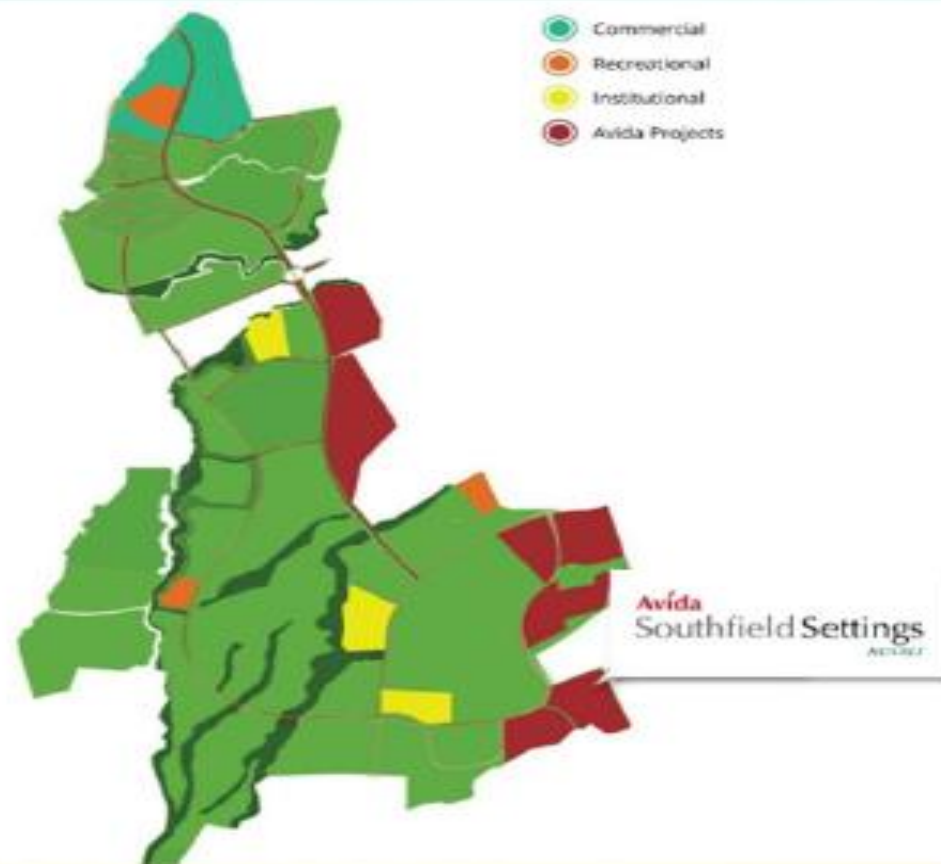
Avida Southfield Settings *NUVALI*

New outlook on life

Avida Southfield Settings is the 4th and latest sequel to the successful Avida Settings series in NUVALI. It offers individuals and budding families a healthy environment, a secured and safe community, and a new outlook on suburban living.

The project is located at the South of NUVALI, nestled on a gentle rolling terrain with lush greenery, breath-taking views and a fresh and new look of modern-contemporary designed houses.

Vicinity Map



**Brgy. Canlubang and Majada,
Calamba City, Laguna**

ACCESSIBLE LOCATION

Malls

- Solenad 1, 2 & 3

Hospital

- Qualimed
- The Medical City

Schools

- Miriam College – Nuvali
- Xavier School
- Everest Academy

Places of Worship

- St. John Bosco Parish Church
- St. Benedict Parish
- Oratory of St. Francis Xavier

Other points of interest

- Evolving Center
- Lakeside Evozone
- Monochrome Events Place
- Seda Hotel
- Camp N
- Republic Wakepark
- S&R Shopping Center

Site Development Plan



PROJECT DETAILS

LAND AREA:

25 Hectares
335 House and Lot
503 Lot Only

Land Development Completion:

October 2017

Current Value:

Php 22,000/sqm.

RELAXED LIVING EXPERIENCE

- Private and safe: Fully fenced and gated community with 24-hour roving security
- Commercial and retail, recreational, transport hubs and institutional establishments all within reach
- Designed to be a walkable community with landscaped parks and open spaces

ENTRANCE GATE



COMMUNITY FENCE



Development Overview

PROJECT DETAILS

LAND AREA:

25 Hectares
335 House and Lot
503 Lot Only

Land Development Completion:

October 2017

Value:

Php 24,600/sqm.

- Multi-purpose hall
- Adult and kiddie swimming pools
- Basketball court
- Children's park and playground
- Landscaped parks and open spaces



Avida
Southfield Settings
NUVALI

HOUSE DESIGN

MODERN CONTEMPORARY DESIGN THEME

TRISTA | CELINE | MACY

- Efficient Floor Plan Layout
- Higher floor to ceiling height and provision of larger window



Celine S2



Minimum Lot Area: 128sqm

Floor Area: 52 sqm

Macy S2



Minimum Lot Area: 128sqm
Floor Area: 67 sqm

Trista S2



Minimum Lot Area: 137sqm

Floor Area: 85 sqm

Southfield Settings Actual Pictures





HILLCREST

ESTATES

NUVALI

Vibrant moments rolled into one.

Hillcrest Estates is a 20.1 hectare residential community that lets you escape from the hustle and bustle of the city.

Finally, you can now enjoy your exclusive suburban neighbourhood and all the refreshingly dynamic offerings that only NUVALI can offer.

VICINITY MAP



ACCESSIBLE LOCATION

Malls

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**Brgy. Canlubang and Majada,
Calamba City, Laguna**

Development Overview



PROJECT DETAILS

LAND AREA:

20.1 Hectares
75 House and Lot
301 Lot Only

Land Development
Completion:

June 2017

Current Value:

Php 25,000/sqm.

RELAXED LIVING EXPERIENCE

- Private and safe: Fully fenced and gated community with 24-hour roving security
- Commercial and retail, recreational, transport hubs and institutional establishments all within reach
- Designed to be a walkable community with landscaped parks and open spaces

COMMUNITY SHOT



ENTRANCE GATE



SENSIBLE FEATURES & AMENITIES

- 1 hectare central amenity area
- Multi-purpose hall
- Adult and kiddie swimming pools
- Basketball court
- Children's park & playground
- Landscaped parks and open spaces
- Village shuttle, with respective shuttle stops



HOUSE DESIGN

MODERN CONTEMPORARY DESIGN THEME

CHLOE | DAPHNE | HOLLY

- Efficient Floor Plan Layout
- Higher floor to ceiling height and provision of larger window



Chloe



Ground Floor



Second Floor

Minimum Lot Area: 200 sqm
Floor Area: 98 sqm

Daphne



Minimum Lot Area: 200 sqm
Floor Area: 117 sqm



Ground Floor



Second Floor

Holly



Minimum Lot Area: 224 sqm
Floor Area: 129 sqm



Ground Floor



Second Floor

Jasmine



Minimum Lot Area: 224 sqm

Floor Area: 129 sqm

Ground Floor



Second Floor

HCE Greenway (Artist's perspective)



Avída Woodhill Settings *NUVALI*

A LIVING EXPERIENCE

ABOVE THE ORDINARY

Located at the highest point of the Eco-City of NUVALI, Woodhill Settings gives you a breathtaking 360 degrees view of Tagaytay Ridge, Mt. Makiling, and Laguna de Bay right outside your doorstep!

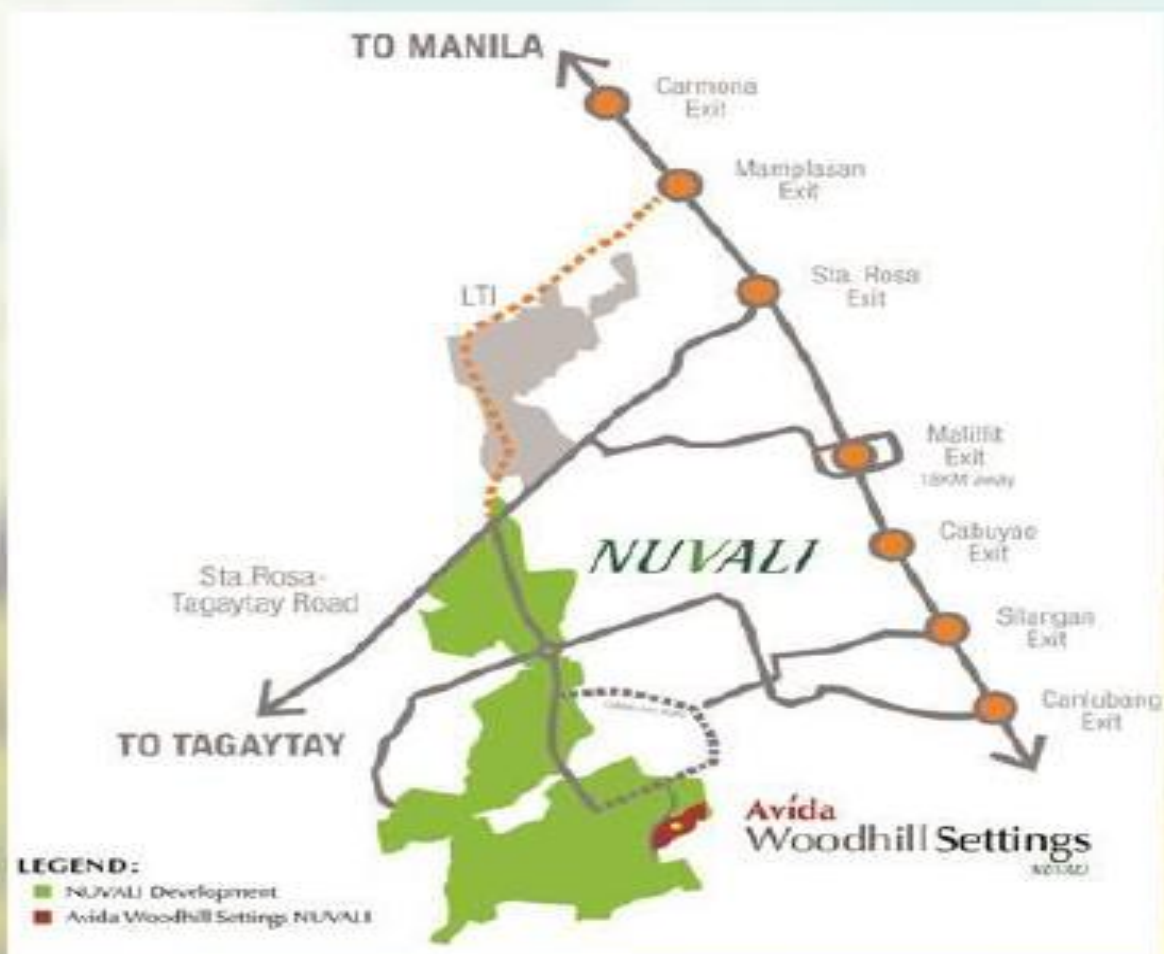
With nature as your backdrop, experience prized moments with your loved ones in this secure neighborhood.



- LEGEND:**
- NUVALI Development
 - Avida Woodhill Settings NUVALI

Avida
Woodhill Settings
NUVALI

VICINITY MAP



**Brgy. Canlubang and Majada,
Calamba City, Laguna**

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- Camp N
- Republic Wakepark
- S&R Shopping Center

Site Development Plan



PROJECT DETAILS

LAND AREA:

25 Hectares
506 House and Lot
795 Lot Only

Land Development Completion:

June 2017

Current Value:

Php 20,000/sqm.

Site Development Plan



PROJECT DETAILS

LAND AREA:

38.5 Hectares
506 House and Lot
795 Lot Only

Land Development Completion:

June 2017

Current Value:

Php 20,000/sqm.

RELAXED LIVING EXPERIENCE

- Private and safe: Fully fenced and gated community with 24-hour roving security
- Commercial and retail, recreational, transport hubs and institutional establishments all within reach
- Designed to be a walkable community with landscaped parks and open spaces

ENTRANCE GATE



COMMUNITY SHOT



QUALITY

- Build to last with Ayala standards
- Appreciation of investment over time
- Reliable power and water sources
- Property Management and Village administration by Ayala Property Management Corporation



HOUSE DESIGN

MODERN CONTEMPORARY DESIGN THEME

Efficient Floor Plan Layout

Designed with
zero space wastage means
more livable space for your family



CELENA



Total Usable Area: 53 sqm

Minimum Lot Area: 137 sqm



MAIA



Total Usable Area: 69 sqm

Minimum Lot Area: 156 sqm



THEA



Total Usable Area: 88 sqm

Minimum Lot Area: 181 sqm



Choose to live in NUVALI!