

Amaia Scapes

San Pablo



Project Factsheet

Amaia is the economic housing arm of Ayala Land Inc., that caters to the broad affordable market segment. Its developments are anchored on 5 pillars – *Location, Feature and Amenities, Quality, Buying Experience and Living Experience.*

OUR NAME In Spanish/Basque. "Amaya" means a high place, the fulfillment of a dream. "Maya" is also taken from local sparrow, humble and courageous as it goes about providing for its family.

Amaia Scapes
San Pablo

San Pablo is a first class city that lies in the apex of the heart-shaped province of Laguna. It is the center of other progressive cities in southern luzon as it belongs to a vital economic hub. Bounded by mountain ranges and lakes, San Pablo is dubbed as the "City of Seven Lakes".

PROJECT SPECIFICATIONS (Sector 1)

Land Area: 4.3 Hectares

Terrain: Flat

MALAPIT SA LAHAT

Amaia Scapes San Pablo is located at Barangay San Lucas 2, San Pablo City, Laguna



SCHOOLS



Laguna College



San Pablo College



Laguna State Polytechnic University



Infant Jesus Montessori Center



St. Claire Science High School

RETAIL



Puregold



San Pablo Market



SM City San Pablo

OTHER ESTABLISHMENTS



Community General Hospital



San Pablo City Medical Center



San Pablo Cathedral



Pepsi



San Pablo City Hall

MAY DATING



DEVELOPMENT FEATURES

Each Amaia community is designed with guarded entrance and exits, a perimeter fence and tree-lined spine road.



VILLAGE PATIO

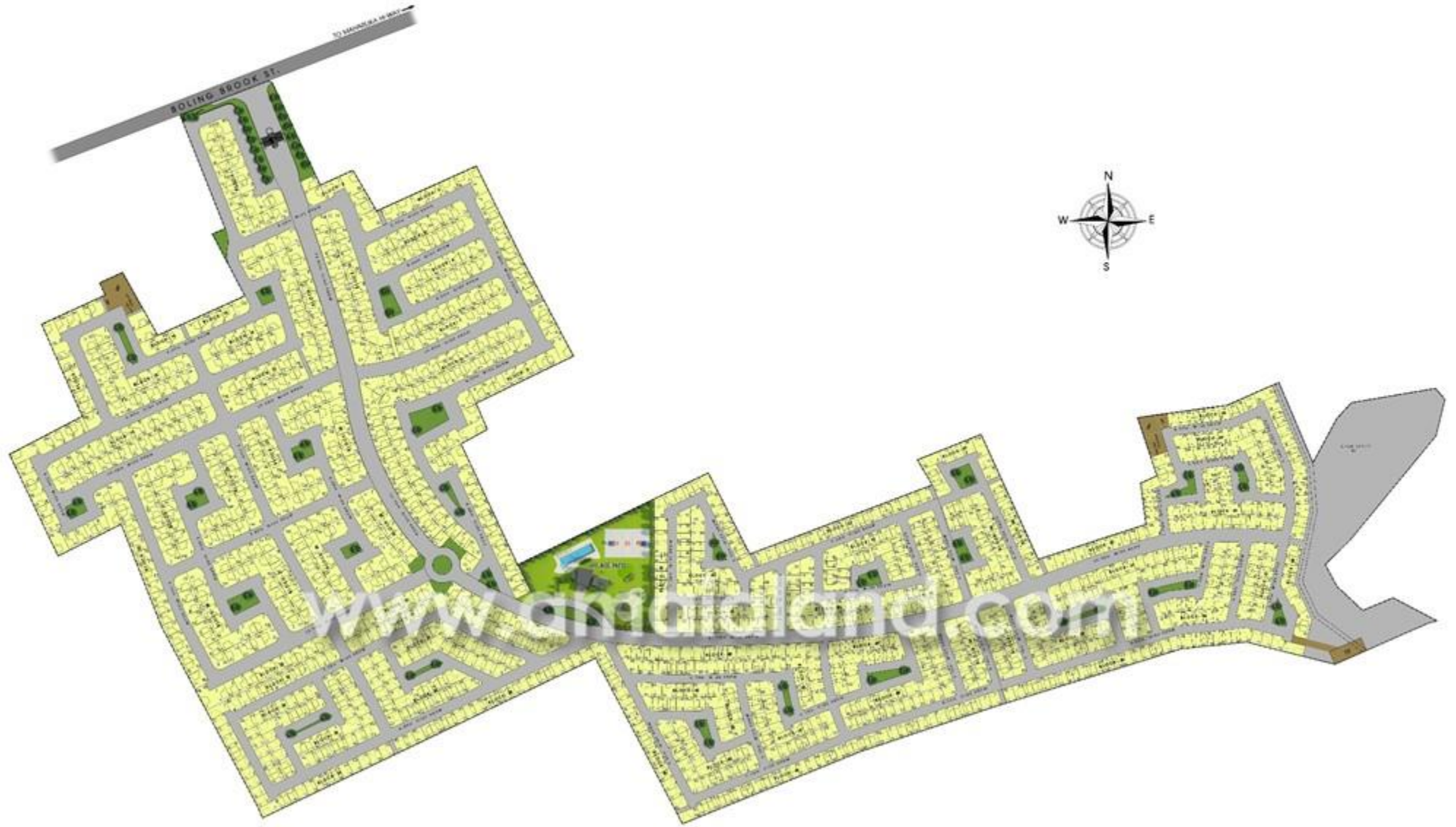
Enjoy a balanced lifestyle with the Village Patio that has a pavilion, swimming pool, basketball court and playground.



PATIO GREEN

Acting as an extension of your home is the Patio Green, which provides a fresher environment for your family.

Site Development Plan



Bungalow Pod



Total House Area:
34 sq.m.

Min. Lot Area:
75 sq.m.

Specification Digest

AREA	SPECIFICATIONS
Flooring Material	
a. Living / Dining / Kitchen	Smooth Concrete Finish
b. Bedrooms	Smooth Concrete Finish
c. Porch	Smooth Concrete Finish
Interior Wall Finish	Skim Coat (White)
Ceiling	Ficem Board with Flat Latex Paint (exterior eaves only)
Kitchen	
a. Counter Cabinets	Plywood (with Flat Enamel Paint)
b. Countertop	Ceramic Tiles
c. Sink	Stainless Steel Single Basin w/o Drainboard
Built-up T&B	Ground floor T&B
Bathroom Fixtures	
a. Sink	Wall-hung
b. Water Closet	2-piece Rounded Type
Windows	Powder Coated Aluminum Sliding Window
Doors	
a. Main Entry	Metal Pressed Door with Steel Jamb
b. Service Entry	Hollow Core (Flush Door)
c. T&B	PVC Door
Door Locksets	
a. Main Entry	Cylindrical-type
b. Service Entry / T&B	Cylindrical-type
Exterior Wall Finish	Semi-gloss Latex Paint
Roof	
a. Main House including Porch	GI Roof Sheets w/ Box-type Gutter
b. Lower Roof (T&B)	GI Roof Sheets w/ Box-type Gutter
Carport	Uncovered and without Concrete Floor

Expandable laterally and vertically. Deliverable structure to be reinforced for vertical expansion.

Suggested Unit Lay-out



Twin Pod



Total House Area:
28 sq.m.

Min. Lot Area:
65 sq.m.

Specification Digest

AREA	SPECIFICATIONS
Flooring Material	
a. Living / Dining / Kitchen	Smooth Concrete Finish
b. Bedrooms	Smooth Concrete Finish
c. Porch	Smooth Concrete Finish
Interior Wall Finish	Skim Coat (White)
Ceiling	Ficem Board with Flat Latex Paint (exterior eaves only)
Kitchen	
a. Counter Cabinets	Plywood (with Flat Enamel Paint)
b. Countertop	Ceramic Tiles
c. Sink	Stainless Steel Single Basin w/o Drainboard
Built-up T&B	Ground floor T&B
Bathroom Fixtures	
a. Sink	Wall-hung
b. Water Closet	2-piece Rounded Type
Windows	Powder Coated Aluminum Sliding Window
Doors	
a. Main Entry	Metal Pressed Door with Steel Jamb
b. Service Entry	Hollow Core (Flush Door)
c. T&B	PVC Door
Door Locksets	
a. Main Entry	Cylindrical-type
b. Service Entry / T&B	Cylindrical-type
Exterior Wall Finish	Semi-gloss Latex Paint
Roof	
a. Main House including Porch	GI Roof Sheets w/ Box-type Gutter
b. Lower Roof (T&B)	GI Roof Sheets w/ Box-type Gutter
Carport	Uncovered and without Concrete Floor

Expandable laterally and vertically. Deliverable structure to be reinforced for vertical expansion.

Suggested Unit Lay-out



Multi Pod



MULTIPOD END

Total House Area: 28 sq.m.
Min. Lot Area: 65 sq.m.

MULTIPOD INNER

Total House Area: 25 sq.m.
Min. Lot Area: 45 sq.m.

Specification Digest

AREA	SPECIFICATIONS
Flooring Material	
a. Living / Dining / Kitchen	Smooth Concrete Finish
b. Bedrooms	Smooth Concrete Finish
c. Porch	Smooth Concrete Finish
Interior Wall Finish	Skim Coat (White)
Ceiling	Ficem Board with Flat Latex Paint (exterior eaves only)
Kitchen	
a. Counter Cabinets	Plywood (with Flat Enamel Paint)
b. Countertop	Ceramic Tiles
c. Sink	Stainless Steel Single Basin w/o Drainboard
Built-up T&B	Ground floor T&B
Bathroom Fixtures	
a. Sink	Wall-hung
b. Water Closet	2-piece Rounded Type
Windows	Powder Coated Aluminum Sliding Window
Doors	
a. Main Entry	Metal Pressed Door with Steel Jamb
b. Service Entry	Hollow Core (Flush Door)
c. T&B	PVC Door
Door Locksets	
a. Main Entry	Cylindrical-type
b. Service Entry / T&B	Cylindrical-type
Exterior Wall Finish	Semi-gloss Latex Paint
Roof	
a. Main House including Porch	GI Roof Sheets w/ Box-type Gutter
b. Lower Roof (T&B)	GI Roof Sheets w/ Box-type Gutter
Carpport	Uncovered and without Concrete Floor

Suggested Unit Lay-out



DE KALIDAD



- Backed by Makati Development Corp.'s track record and experience
- Compliance with strict building standards
- On-time completion and delivery

PAANGAT ANG BUHAY



- A safe and secure community that you can call your home
- Long-term quality is assured, given maintenance by Ayala Property Management Corp. (APMC)
- Equipped with fire detection and alarm system
- Garbage collection area per floor
- CCTVs on strategic locations

NAPAKADALI



- Knowledgeable and accommodating Property Specialists
- Easy on the pocket
- Flexible financing options:
 - Cash, Deferred Cash, Bank , In-house and PAG-IBIG financing