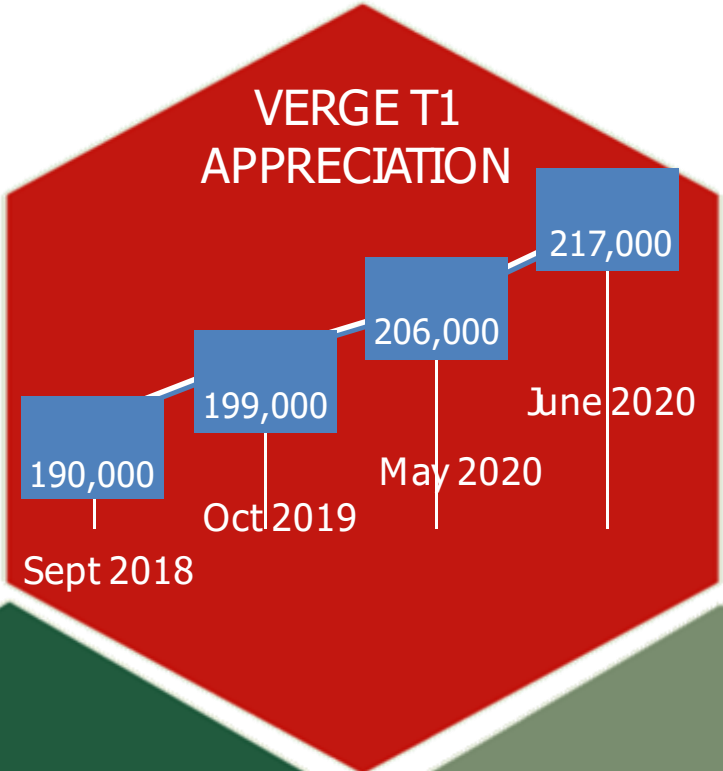




WHERE YOUR
ASPIRATIONS
CONVERGE

Tower 1
Avída Towers
Verge



Average of **49 units** per month

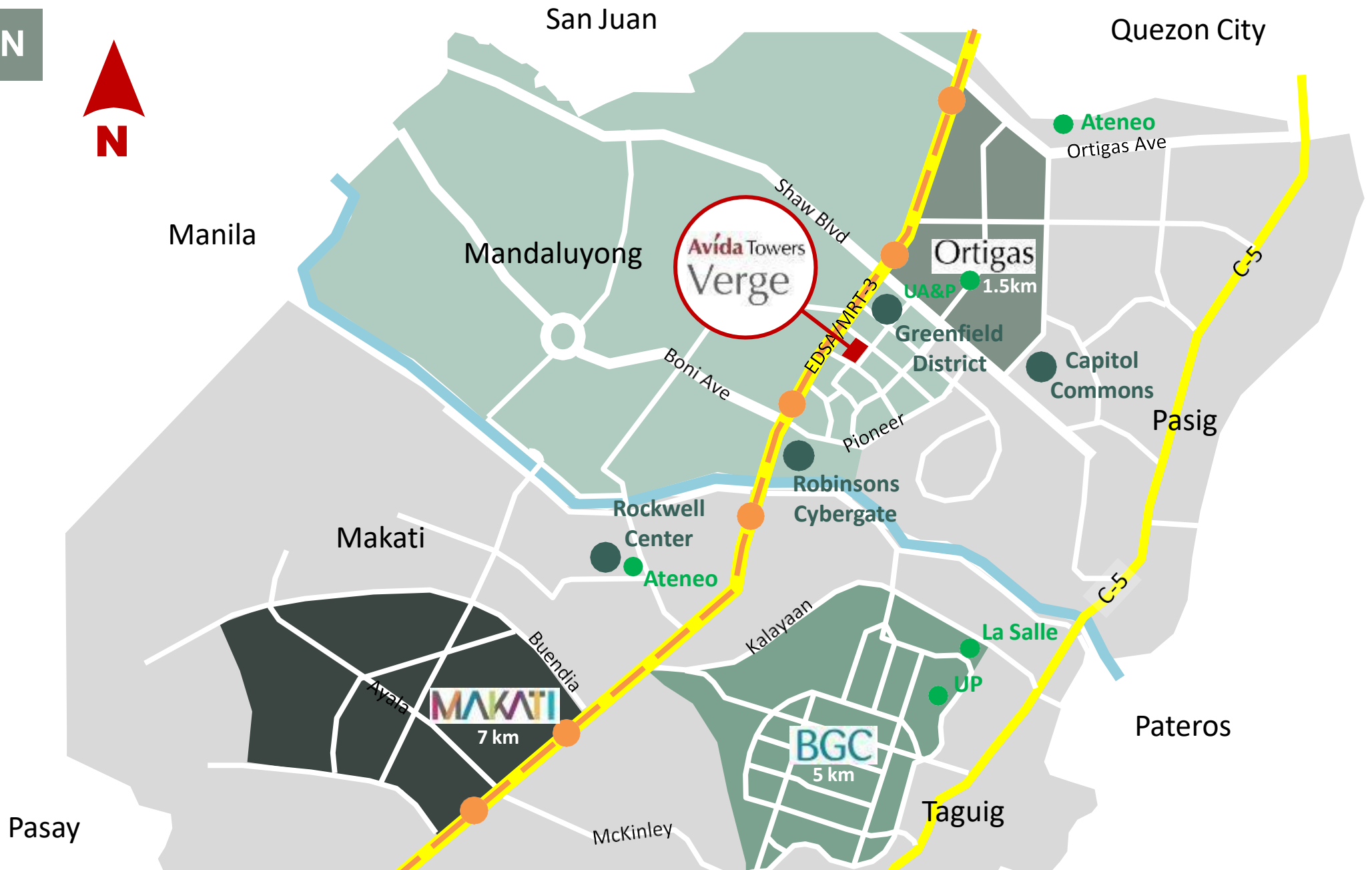
Overseas buyers continue to be primary drivers of Verge's sales takeup



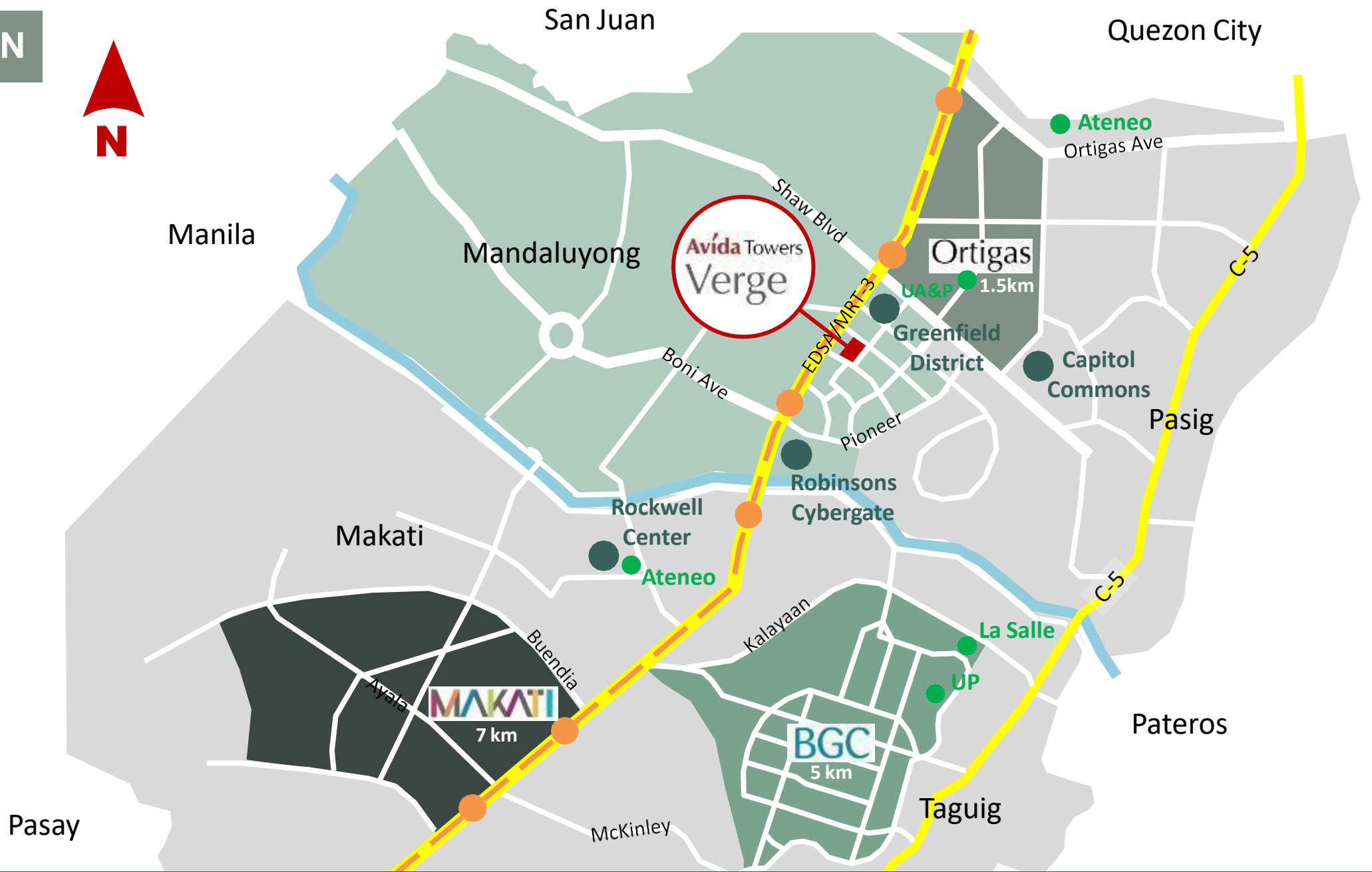
WHERE YOUR
ASPIRATIONS
CONVERGE

Avída Towers Verge

LOCATION



LOCATION



LOCATION



ORTIGAS-BGC LINK

Sta. Monica-Lawton Bridge

Manila



Target Completion: 1Q 2021

Status as of Aug 2020: Two sides of upcoming bridge finally meet

Status as of Sept 2020: 60% Completion

Pasay

San Juan

Quezon City

Mandaluyong

Avida Towers
Verge

Ortigas

Ateneo
Ortigas Ave

UA&P 1.5km

Greenfield
District

Capitol
Commons

Pasig

Boni Ave

Pioneer

Robinsons
Cybergate

Rockwell
Center

Ateneo

Makati

Ortigas-BGC Link

La Salle

UP

Pateros

MAKATI

7 km

BGC

5 km

Taguig

McKinley

Buendia

Ayala

Kalayaan

Shaw Blvd

EDSA/MRT 3

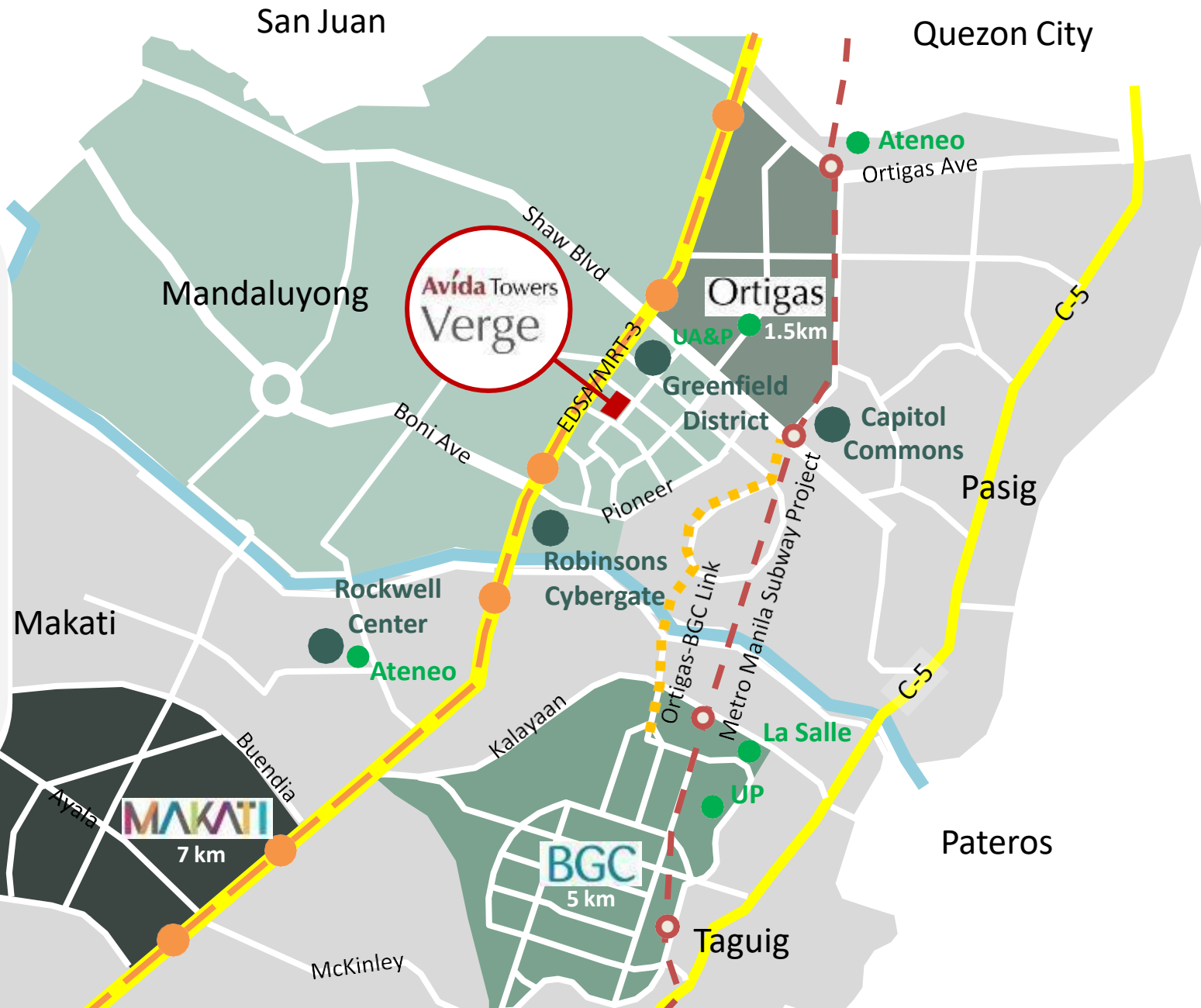
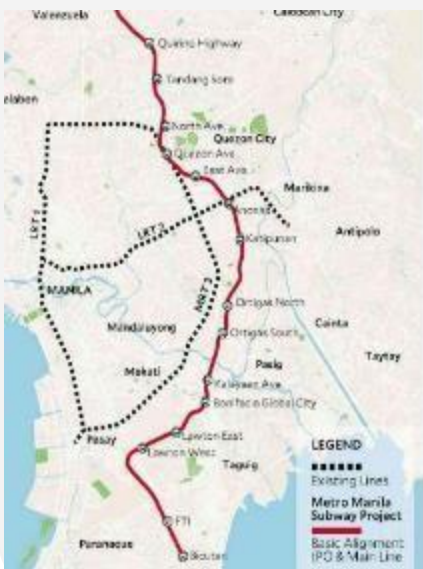
C5

C5

LOCATION



METRO MANILA SUBWAY



LOCATION



METRO MANILA SUBWAY PROJECT

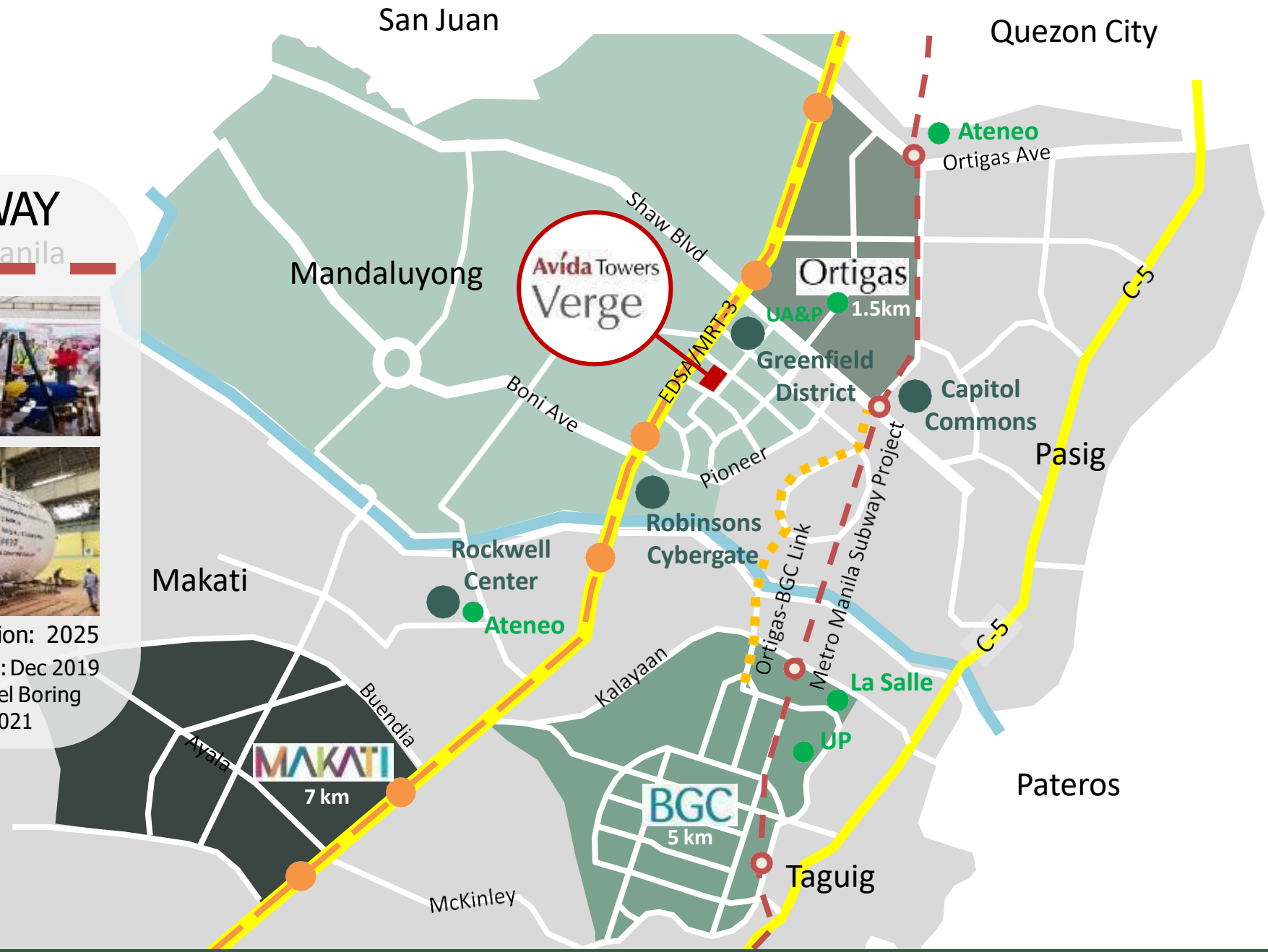
Manila



Target Completion: 2025
Groundbreaking: Dec 2019
Delivery of Tunnel Boring Machines: Feb 2021



Pasay



VICINITY



MANDALUYONG CBD
Offices, Mixed-use Developments



Unilab
Quantum
Building
Rockwell
Business Center



Avida Towers
Verge

Shaw MRT

Ortigas

EDSA / MRT-3

Reliance

Mayflower

William

United

Shaw Blvd

MANDALUYONG CBD

Boni MRT

Pioneer

Pasig

To Makati

To BGC

VICINITY



- IT. Center
- Pavilion
- Soho Central
- The Portal
- Central Park
- The Hub



VICINITY



Mandaluyong

Ortigas

ROBINSONS
Cybergate



Cybergate Center
Tower 1,2,3
Cybergate Plaza
Forum Robinsons

Avida Towers
Verge

Shaw MRT

GREENFIELD
DISTRICT

Shaw Blvd

EDSA / MRT-3

Reliance

Mayflower

William

United

MANDALUYONG CBD

Boni Ave.

Boni MRT

Pioneer

Pasig



ROBINSONS
CYBERGATE

To Makati

To BGC

VICINITY

ROBINSONS
Cybergate



Cybergate Center
Tower 1,2,3
Cybergate Plaza
Forum Robinsons



VICINITY



Avída Towers
Verge



**3 Tower
Condominium
Development**

**Tower 1
Launch
Sep 2018**

**1,020
Residential
Units**

**362
Parking
Slots**

**7
Ground
Level Retail
Units**

**Clubhouse
Swimming
Pool, Gym!**



**3 Tower
Condominium
Development**

**Tower 2
Launch
Jan 2021**

**924
Residential
Units**

**317
Parking
Slots**

**7
Ground
Level Retail
Units**

**Clubhouse
Swimming
Pool, Gym!**

SITE DEVELOPMENT PLAN



AMENITIES



- Clubhouse
- Swimming Pool
- Kiddie Pool
- Play Area
- Indoor Gym
- Gazebos

Avida Towers
Verge

AMENITIES



- Clubhouse
- Swimming Pool
- Kiddie Pool
- Play Area
- Indoor Gym
- Gazebos

Avida Towers
Verge

- Kiddie Pool
- Gazebos

The information reflected here is intended to give a general overview of the project and will serve as the seller's initial reference only. The material should not be used as a presentation material to the buyer. Updated December 9, 2020.



RETAIL

7 Retail Units

Avida Towers
Verge

The information reflected here is intended to give a general overview of the project and will serve as the seller's initial reference only. The material should not be used as a presentation material to the buyer. Updated December 9, 2020.

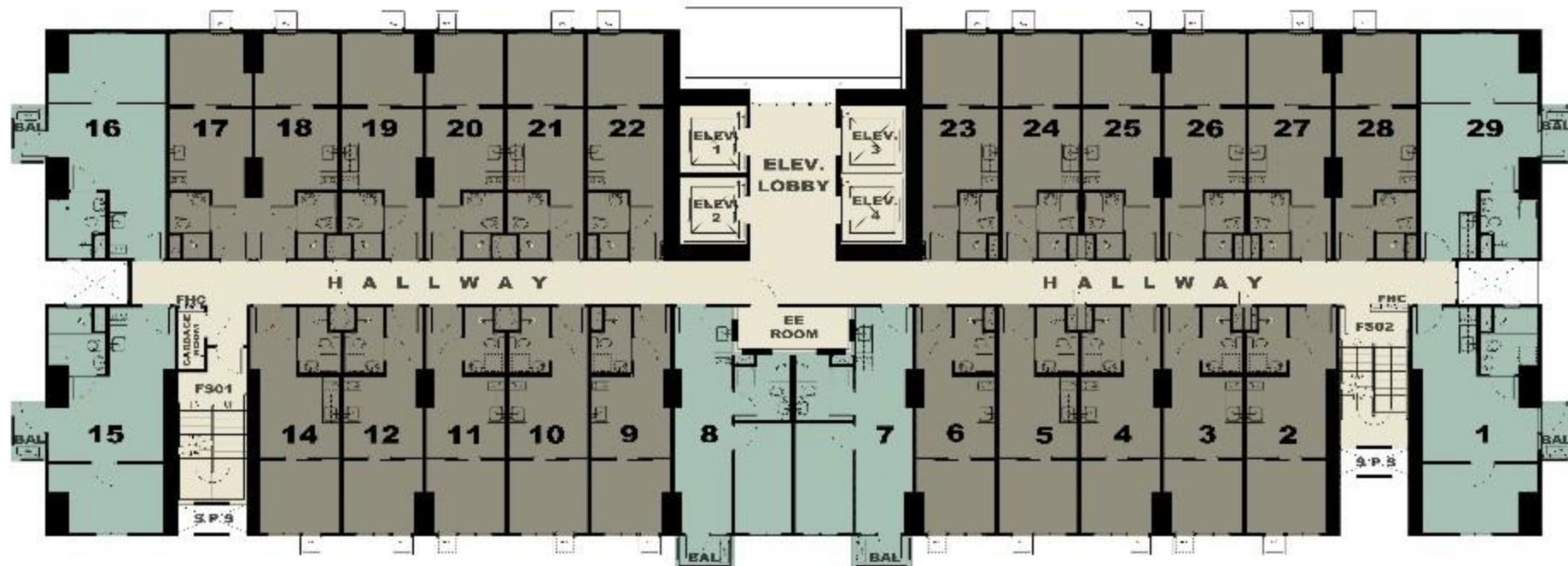
TYPICAL FLOOR PLAN

- JUNIOR 1 BEDROOM
- 1 BEDROOM

Facing Avida Towers Centera / Amenity Area



Facing Reliance Street



Facing William Street

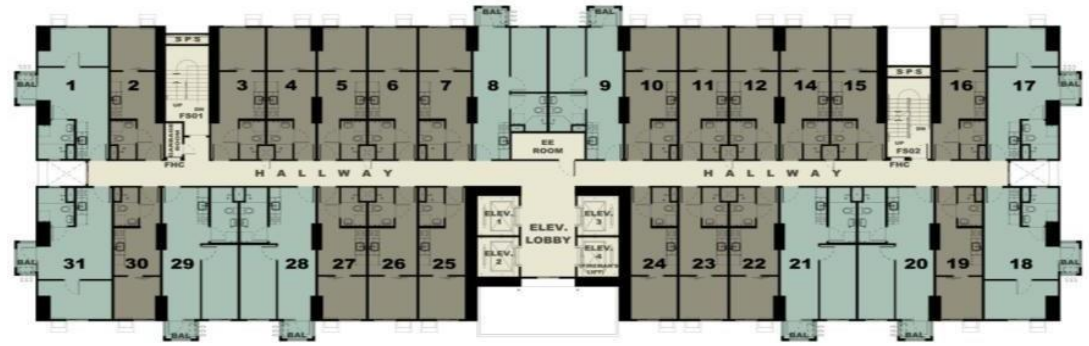
Facing Mayflower / Facing East



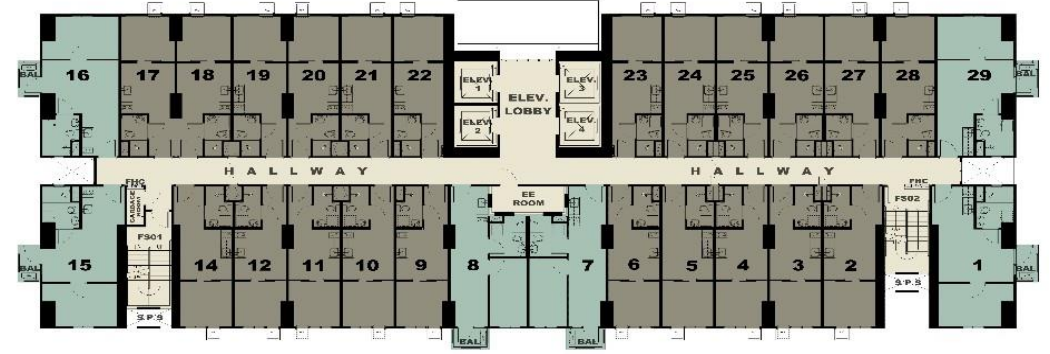
TOWER 2 FLOOR PLAN

JUNIOR 1 BEDROOM
 1 BEDROOM

- More Junior 1 BR



TOWER 1			
Unit Type	Area	Units	Mix %
Junior 1 BR	22.90	680	67%
1 BR	33.81	340	33%
TOTAL		1,020	100%

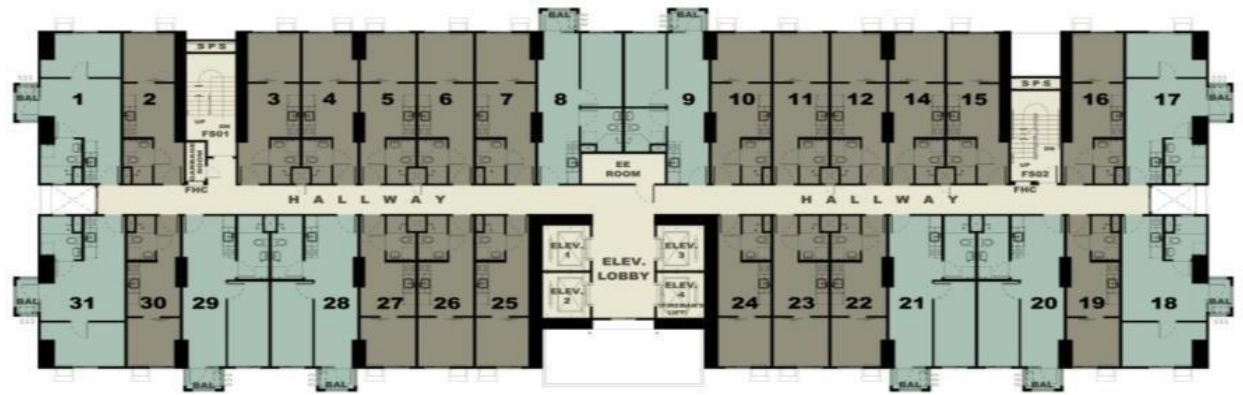


TOWER 2			
Unit Type	Area	Units	Mix %
Junior 1 BR	23.50	726	79%
1 BR	36.20	198	21%
TOTAL		924	100%

TOWER 2 FLOOR PLAN

- JUNIOR 1 BEDROOM
- 1 BEDROOM

- More Junior 1 BR
- Least Dense Tower



TOWER 1
30 units/floor



TOWER 2
28 units/floor

TOWER 2 FLOOR PLAN

- JUNIOR 1 BEDROOM
- 1 BEDROOM

- More Junior 1 BR
- Least Dense Tower
- Facing Amenity or Facing East



TYPICAL UNIT LAYOUT

JUNIOR 1-BR UNIT

Area	sqm
Bedroom	7.70
Living / Dining / Kitchen	11.40
Toilet & Bath	3.70
Total Area	22.80



Avida Towers
Verge

JUNIOR 1-BEDROOM UNIT



Avida Towers
Verge

JUNIOR 1-BEDROOM UNIT



Avida Towers
Verge

TYPICAL UNIT LAYOUT

1 BEDROOM UNIT

Area	sqm
Bedroom	11.10
Living / Dining / Kitchen	18.40
Toilet & Bath	5.40
Total Area	34.90



Avida Towers
Verge

1-BEDROOM UNIT



Avida Towers
Verge

1-BEDROOM UNIT

Avida Towers
Verge



UNIT SPECIFICATIONS

Flooring	
Bedroom	Laminated Flooring
Living / Dining / Kitchen	Ceramic Tiles and Laminated Flooring
Toilet & Bath	Ceramic Tiles
Balcony	Ceramic Tiles
Walls	
Unit Partitions	Painted Pre-cast Wall System
Interior Partitions	Painted Drywall System
Toilet & Bath	Ceramic Tiles and Painted Wall System
Kitchen	
Kitchen sink, cabinet and grease trap Provision for kitchen exhaust ducting	
Ceiling	
Unit	Painted Concrete Finish
Toilet and Bath	Painted Gypsum Board
Windows	
Aluminum Windows	

Unit Features & Provisions

Telephone, cable and internet ready
 Smoke Detector
 Complete T&B Fixtures
 Mechanical Ventilation
 Natural Ventilation for end units
 Provision for water heater
 Provision for washer/dryer

Avida Towers
Verge



LED Lights on Units – Less Energy Consumption

Efficient Water Fixtures - Reduction in Water Consumption

Low Emissivity Glass – Less Heat Gain

Occupancy Light Sensors on Residential Hallways

Daylight Sensors on Podium Parking

Rain Water Harvesting for Common Areas

CONSTRUCTION UPDATES



Ongoing Structural Works at Amenity Level

REASONS TO INVEST



Sure

TRUSTED BRAND

- Over 28 years of experience
- Ayala standard of Quality

Secure

VALUE APPRECIATION

- Secured living experience
- Leasing potential

Sensible

VALUE FOR MONEY

- Strategic location
- Entry to an Ayala Land lifestyle



WHERE YOUR
ASPIRATIONS
CONVERGE

Avída Towers Verge