



ORTIGAS HILLS



MODAN
LOFTS

LTS No.# 881
CR No. # 714

MODAN LOFTS ORTIGAS HILLS

Extra space at no extra cost — this is what Modan Lofts OrtigasHills offers to its residents. The first to use Add-Loft Technology in Taytay, Rizal. This mid-rise residential condominium will exude modern minimalist ambience perfectly fit for the modern city life.

Families will have no worries with the drive to school, work, or travel with its convenient location. Along with other innovative features created for the modern Filipino, Modan Lofts will be ready to provide the best of city living experience, without the hassle of cramped spaces.

Live Extra.

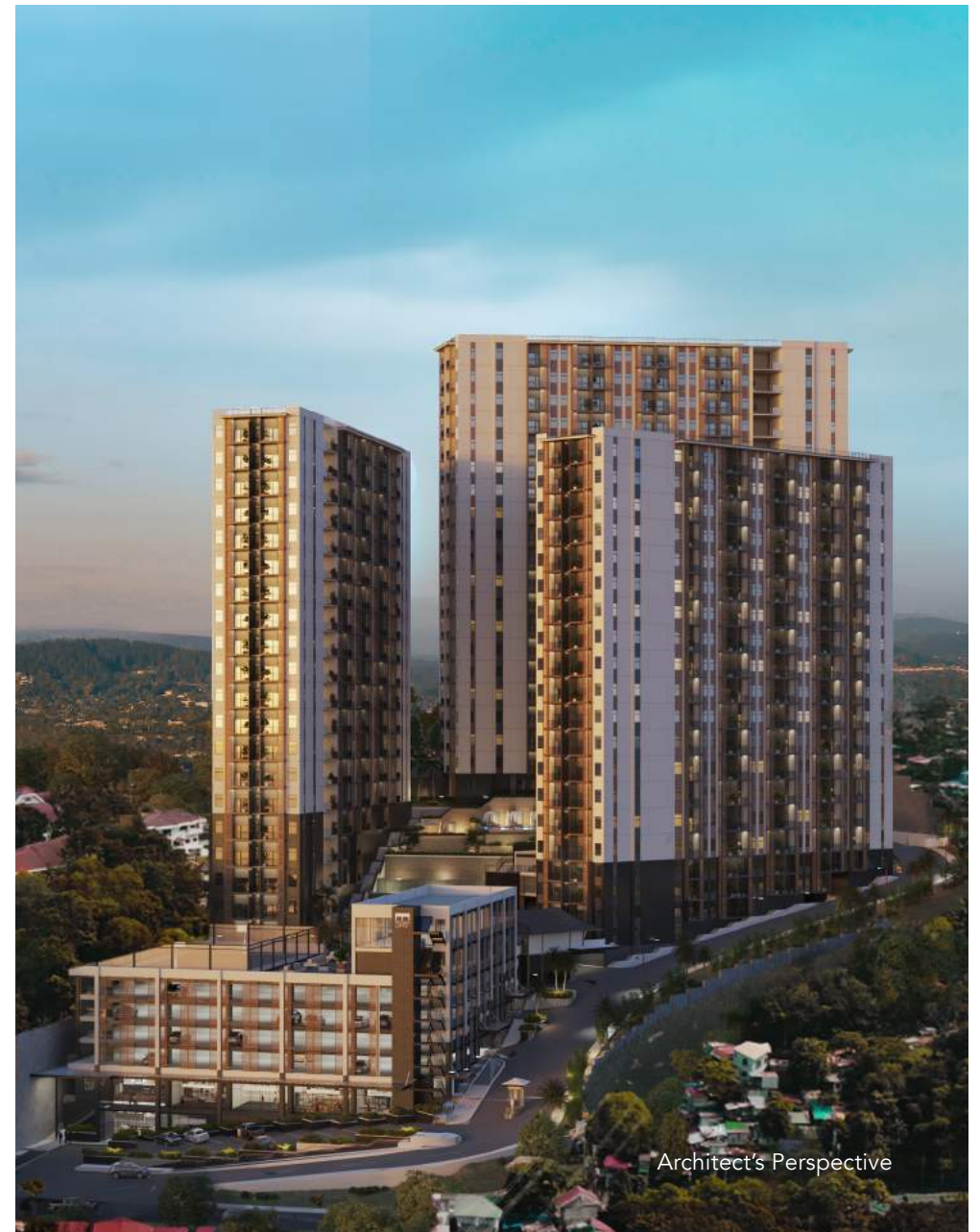


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EXTRAORDINARY DEVELOPER

PH1 World Developers formerly MySpace Properties Inc. is a new real estate company that aims to disrupt property development conventions through innovation and engineering technology.

PH1 World Developers will deliver extraordinary value to every homeowner through its extraordinary projects and its extraordinary partner builder, Megawide Construction Corporation.



**WE DEVELOP
EXTRAORDINARY**



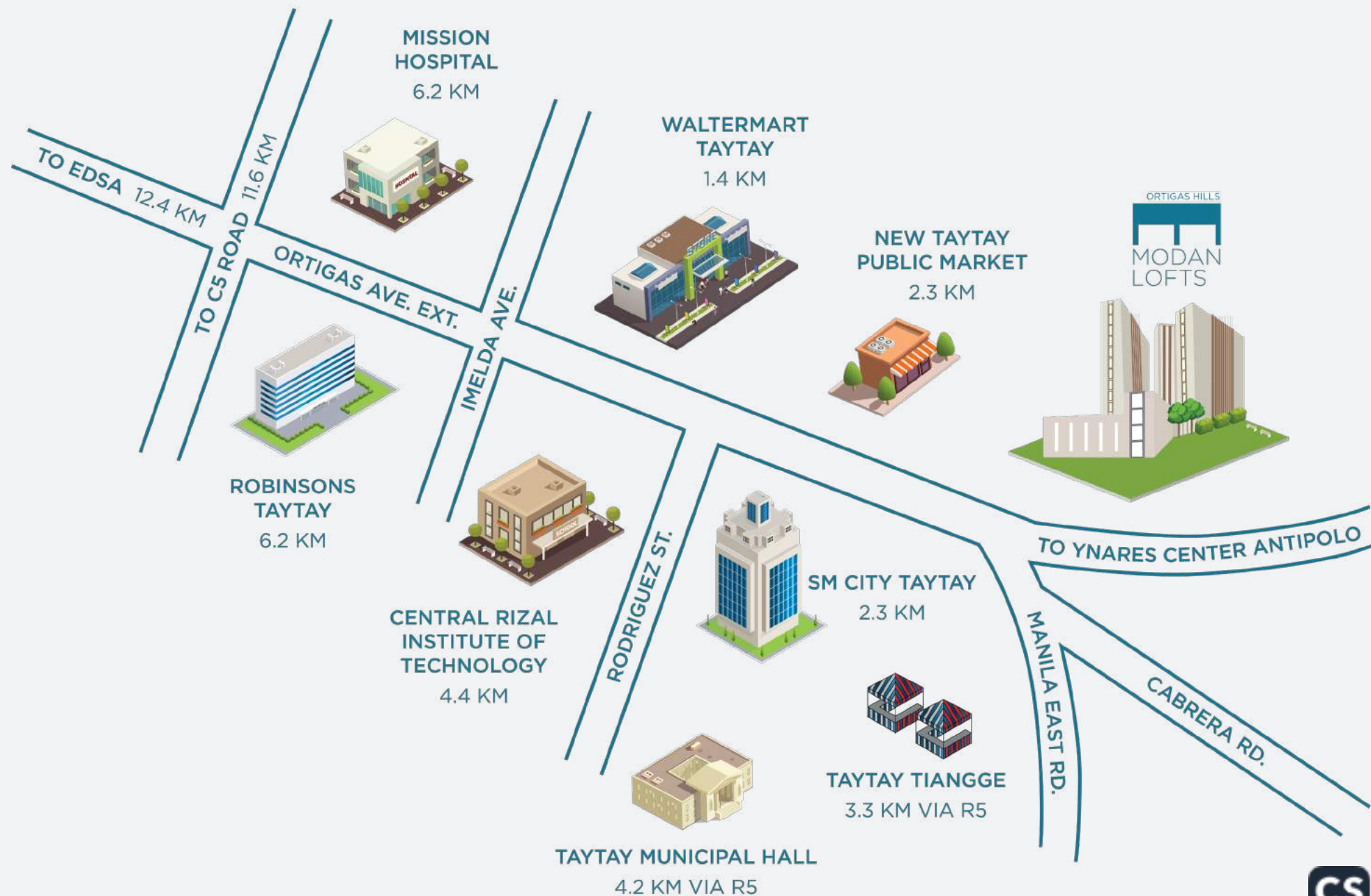
EXTRAORDINARY BUILDER

Megawide is one of the country's most innovative engineering and infrastructure conglomerates with a portfolio in Engineering, Procurement and Construction (EPC); Airport Infrastructure; and Progressive Property Development. Its proprietary construction and engineering solutions continue to shape the industry by integrating comprehensive EPC capabilities with innovative construction technologies such as precast, formwork systems, concrete batching, and construction equipment and logistics.

 **MEGAWIDE**

Engineering
A First-World Philippines

EXTRAORDINARY LOCATION



NEARBY ESTABLISHMENTS



- Walter Mart Taytay ————— 5.7 KM
- Puregold Taytay ————— 7.6 KM
- SM City Taytay ————— 4.8 KM
- Shopwise Taytay ————— 5.6 KM
- Wilcon Depot ————— 4.5 KM



- University of Rizal ————— 8.5 KM
- Taytay National High School ————— 8.2 KM
- San Beda University ————— 8.9 KM



- Manila East Medical Center ————— 5.6 KM
- Unciano Medical Center ————— 5.1 KM
- Taytay Municipal Hall ————— 5.4 KM
- Club Manila East Taytay ————— 5.9 KM

EXTRAORDINARY CONCEPT



Architect's Perspective



Architect's Perspective



Architect's Perspective

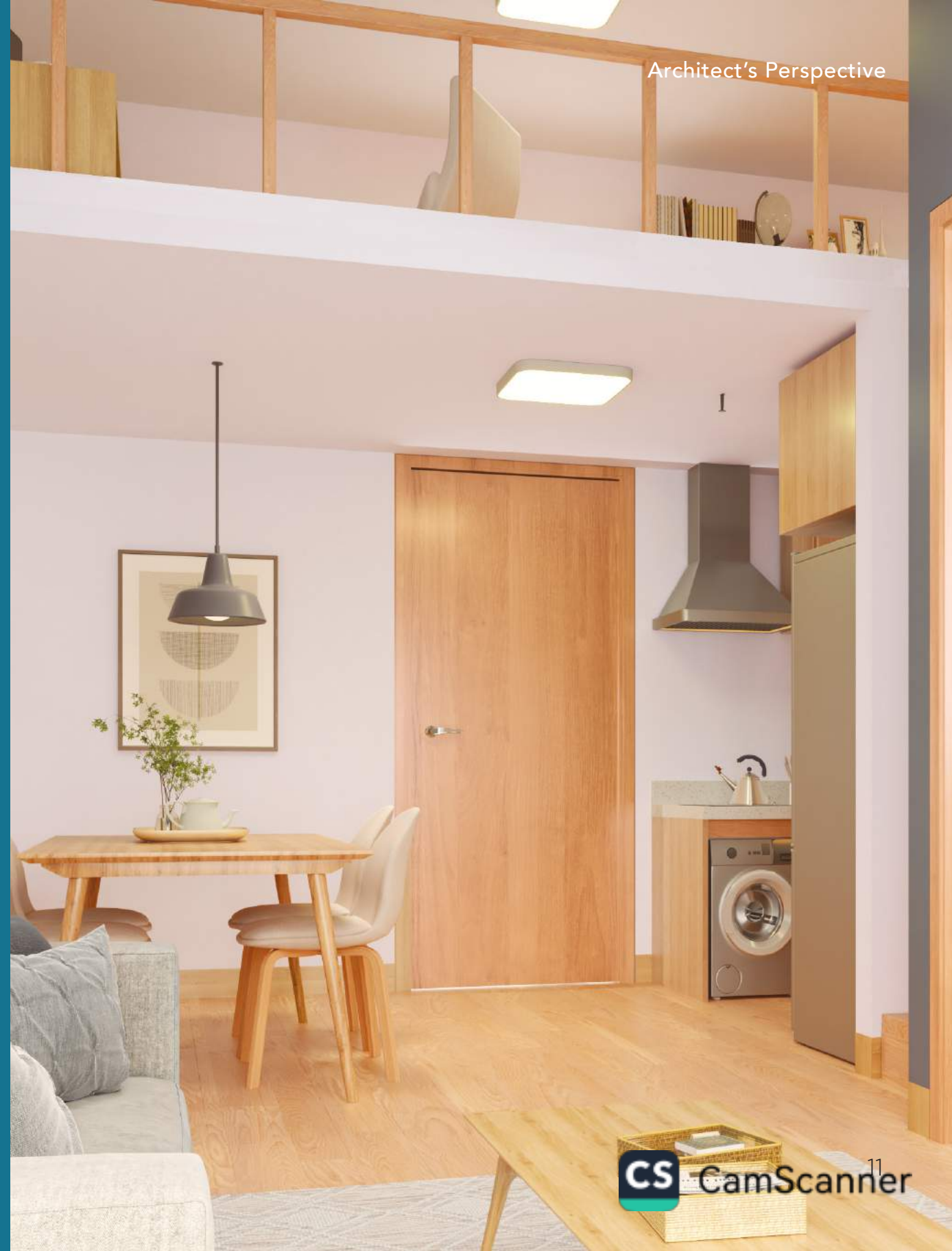
ADDLOFT TECHNOLOGY

- High Ceiling Units
- Loft Living Experience
- Simple Yet Smart Design



EXTRAORDINARY SPACE

Modan Lofts Ortigas Hills offers extra space to fit every resident's extraordinary lifestyle at no extra cost. Be it for living or storage, this additional usable space gives residents more freedom to customize their unit.



UNIT TYPES



1 BEDROOM
WITH EXTRA UNIT SPACE



2 BEDROOM
WITH EXTRA UNIT SPACE

ONE BEDROOM

ALPHA





ONE BEDROOM ALPHA

Floors 2 to 21

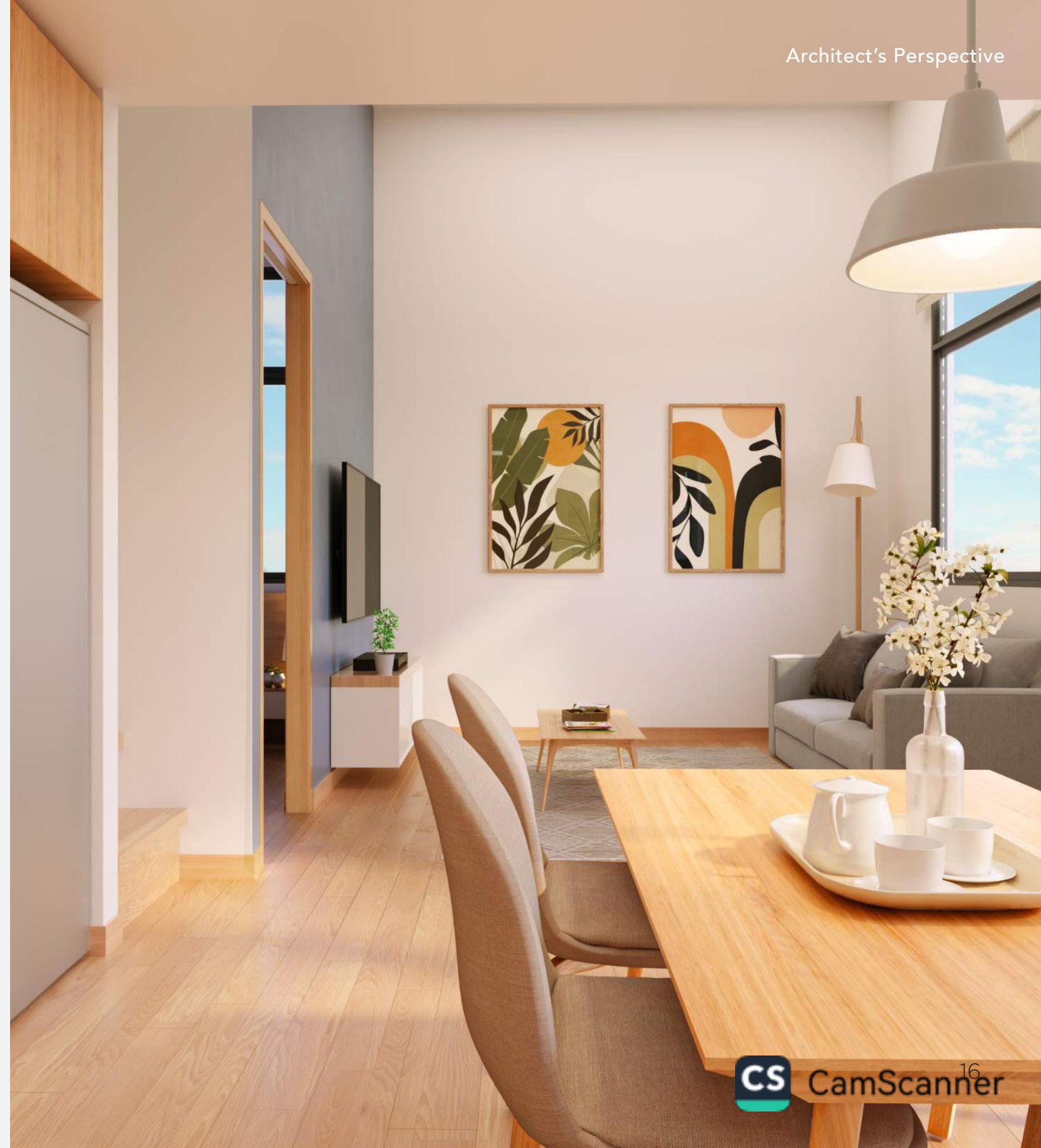
UNIT AREA
35.63 SQM

LOFT AREA
11.73 SQM

TOTAL USABLE AREA
47.36 SQM

1 BEDROOM ALPHA





ONE BEDROOM

BETA



ONE BEDROOM BETA

Floors 4 to 21

UNIT AREA
38.70 SQM

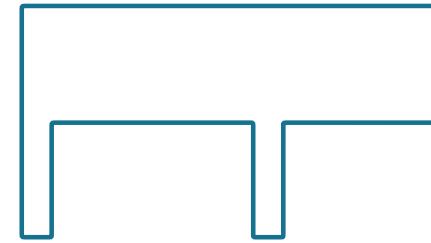
LOFT AREA
12.33 SQM

TOTAL USABLE AREA
51.03 SQM

1 BEDROOM BETA



One Bedroom with Extra Unit Space



1 Bedroom Alpha

1 Bedroom Beta

Unit Area

35.63 sqm

38.70 sqm

Loft Area

11.73 sqm

12.33 sqm

Total Usable Area

47.36 sqm

51.03 sqm

Architect's Perspective



TWO BEDROOM

ALPHA



TWO BEDROOM ALPHA

Floors 1 to 21

UNIT AREA
55.24 SQM

LOFT AREA
18.51 SQM

TOTAL USABLE AREA
73.75 SQM

2 BEDROOM ALPHA



Architect's Perspective



TWO BEDROOM

BETA



TWO BEDROOM BETA

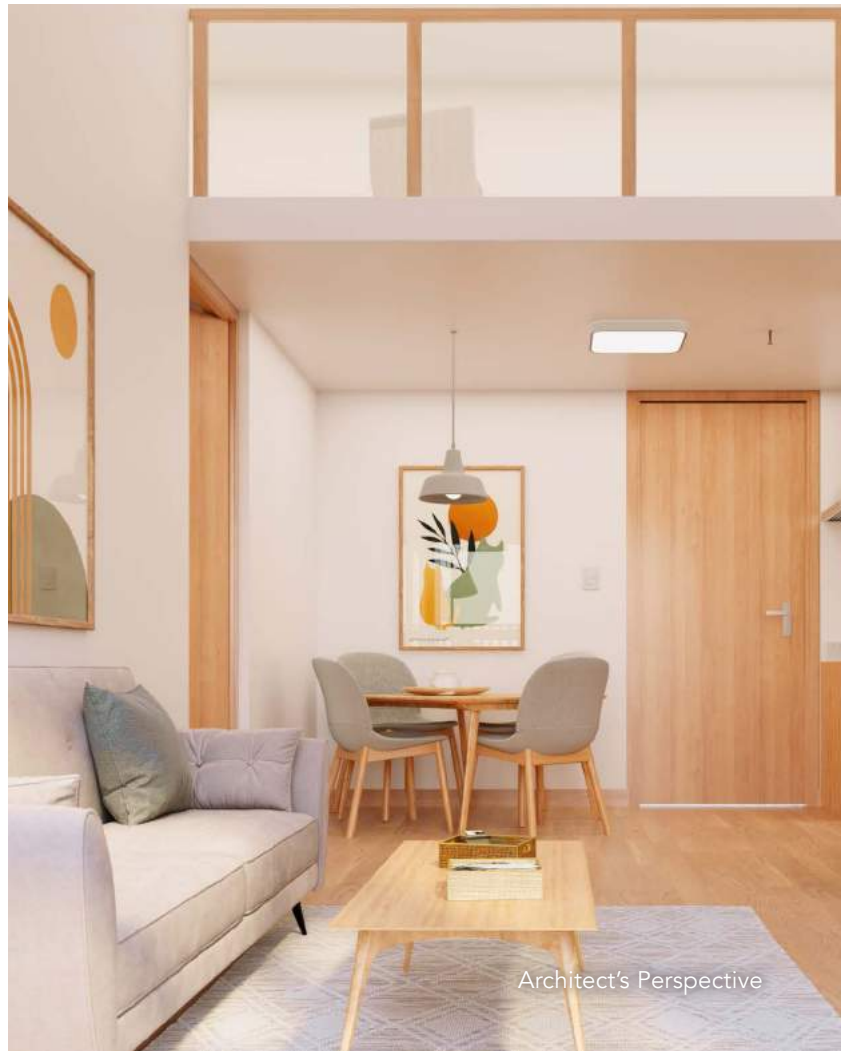
Floors 2 to 21

UNIT AREA
 52.31 SQM

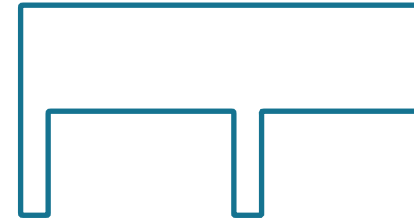
LOFT AREA
 17.84 SQM

TOTAL USABLE AREA
 70.15 SQM

2 BEDROOM BETA



Two Bedroom with Extra Unit Space



Architect's Perspective



Architect's Perspective

2 Bedroom Alpha

2 Bedroom Beta

Unit Area

55.24 sqm

52.31 sqm

Loft Area

18.51 sqm

17.84 sqm

Total Usable Area

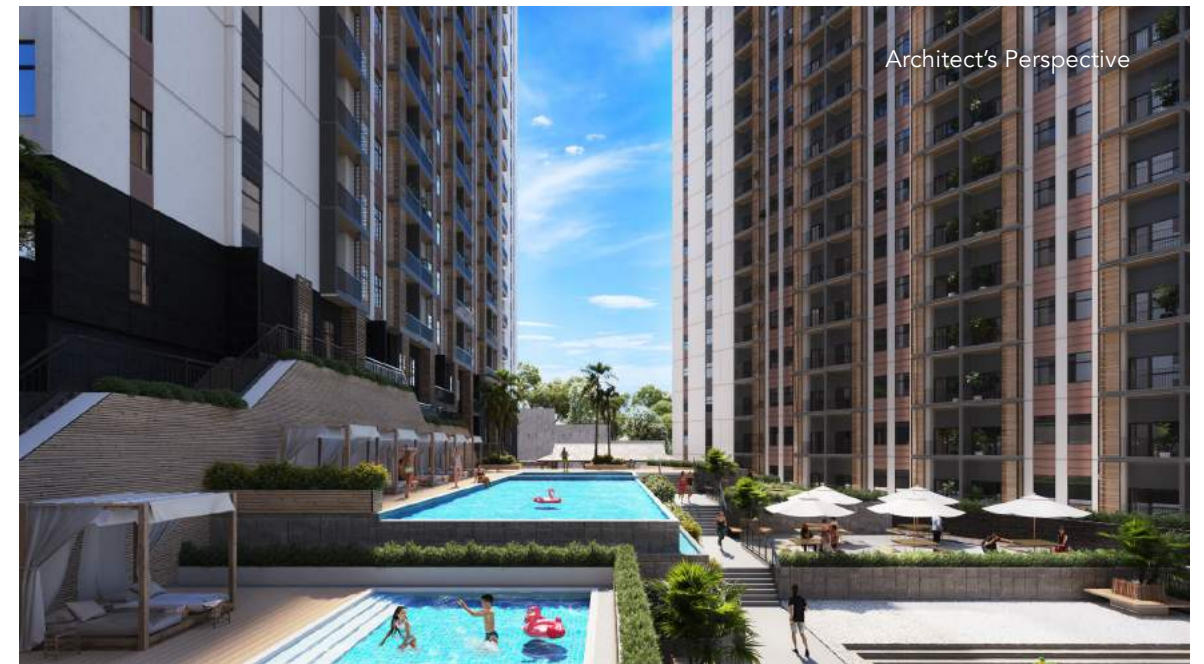
47.36 sqm

70.15 sqm

EXTRAORDINARY AMENITIES



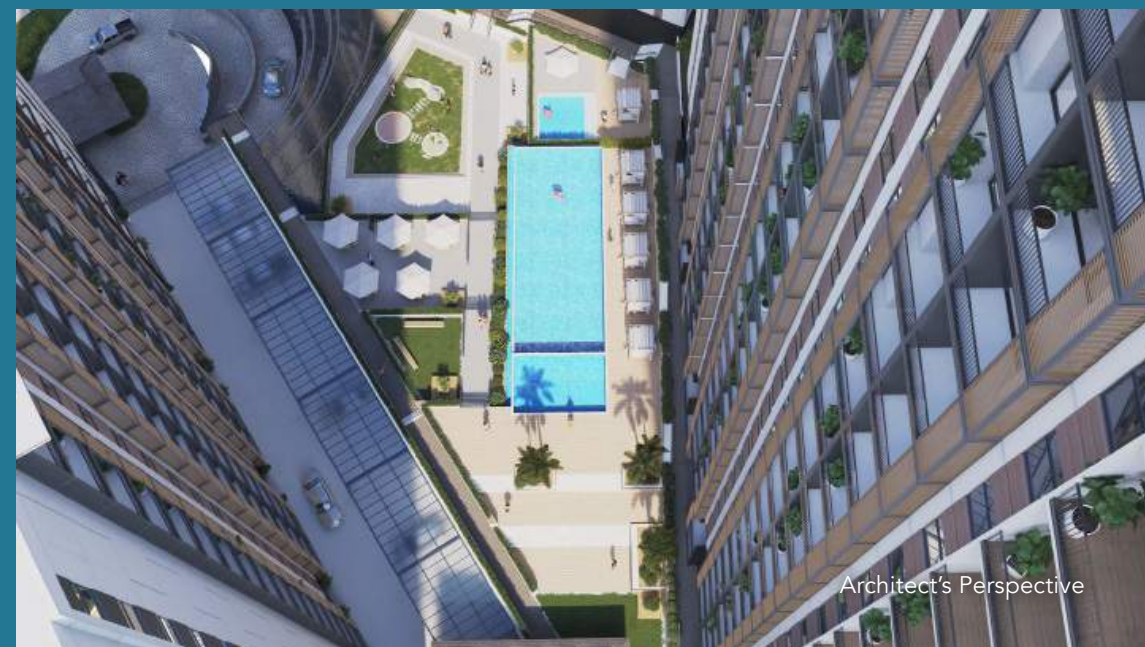
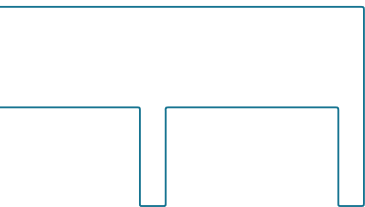
Architect's Perspective



Architect's Perspective



Architect's Perspective

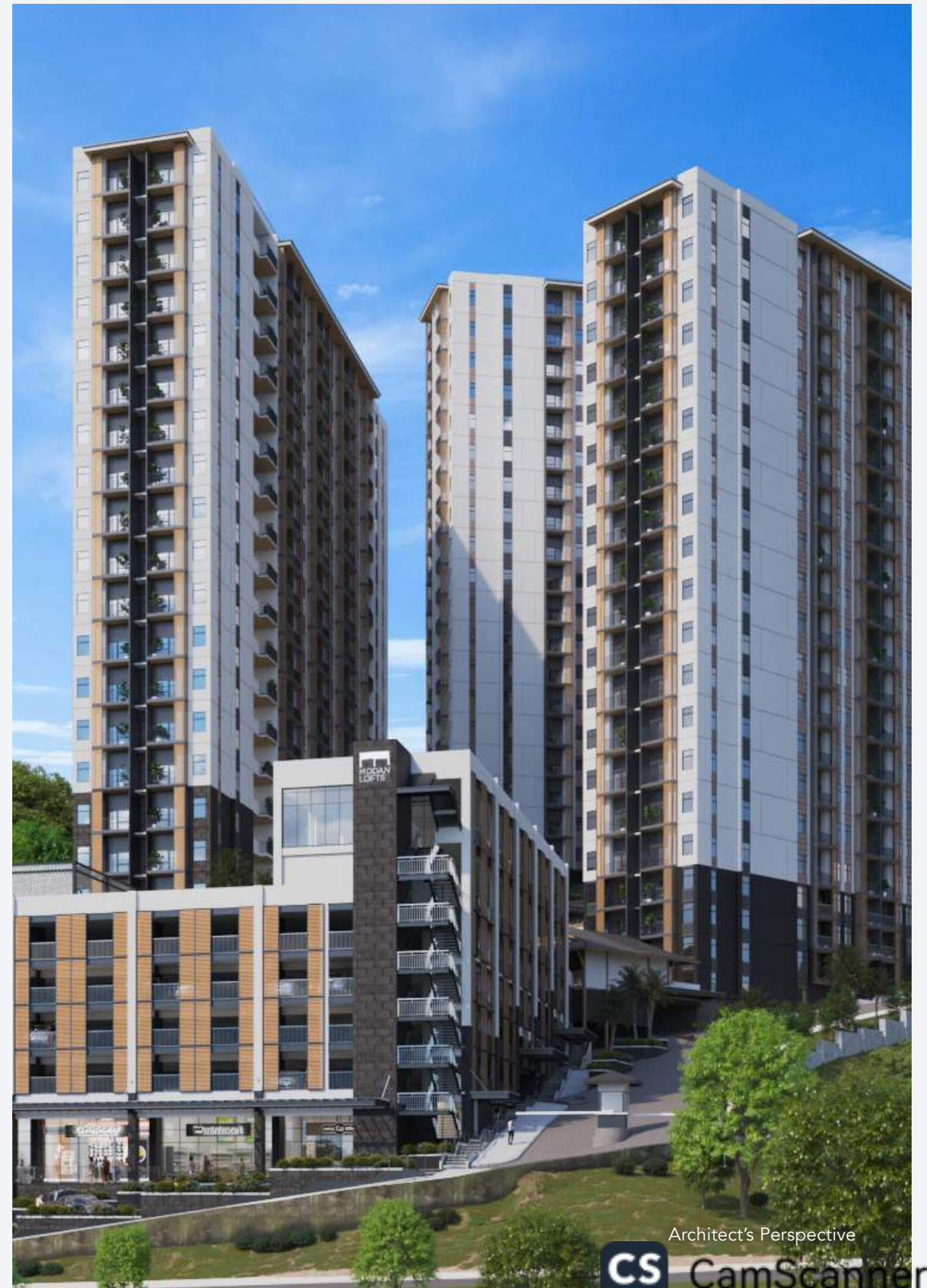




RETAIL SPACE

EXTRAORDINARY ENGINEERING

Modan Lofts Ortigas Hills introduces engineering technologies such as AddLoft, utilizing every unit's high ceilings to expand usable area. This gives residents the freedom to personalize the additional space.



GROUND FLOOR

FLOOR PLAN

LEGEND

- 1 BR
- 2 BR
- INDOOR LOBBY
- POCKET GARDEN
- GARDEN DECK
- UTILITIES (FIRE EXIT, ELEVATOR)

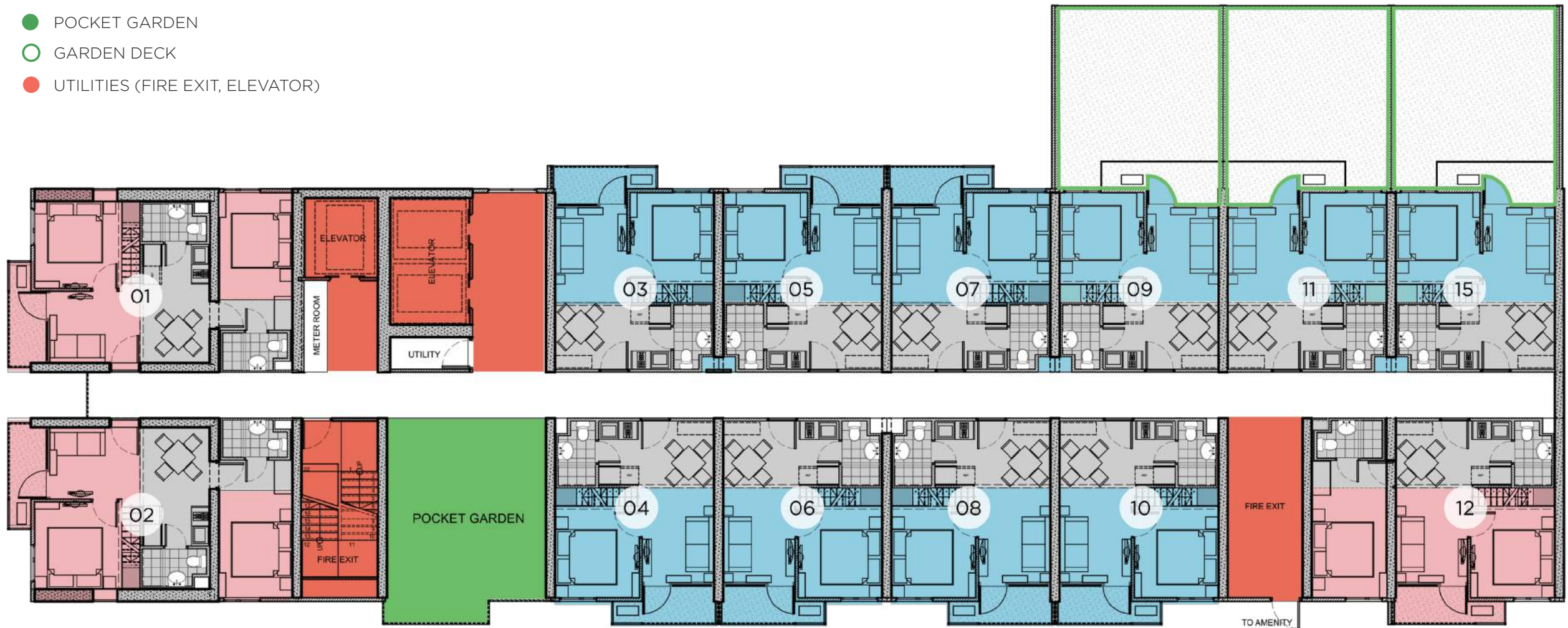


3RD FLOOR

FLOOR PLAN

LEGEND

- 1 BR
- 2 BR
- INDOOR LOBBY
- POCKET GARDEN
- GARDEN DECK
- UTILITIES (FIRE EXIT, ELEVATOR)

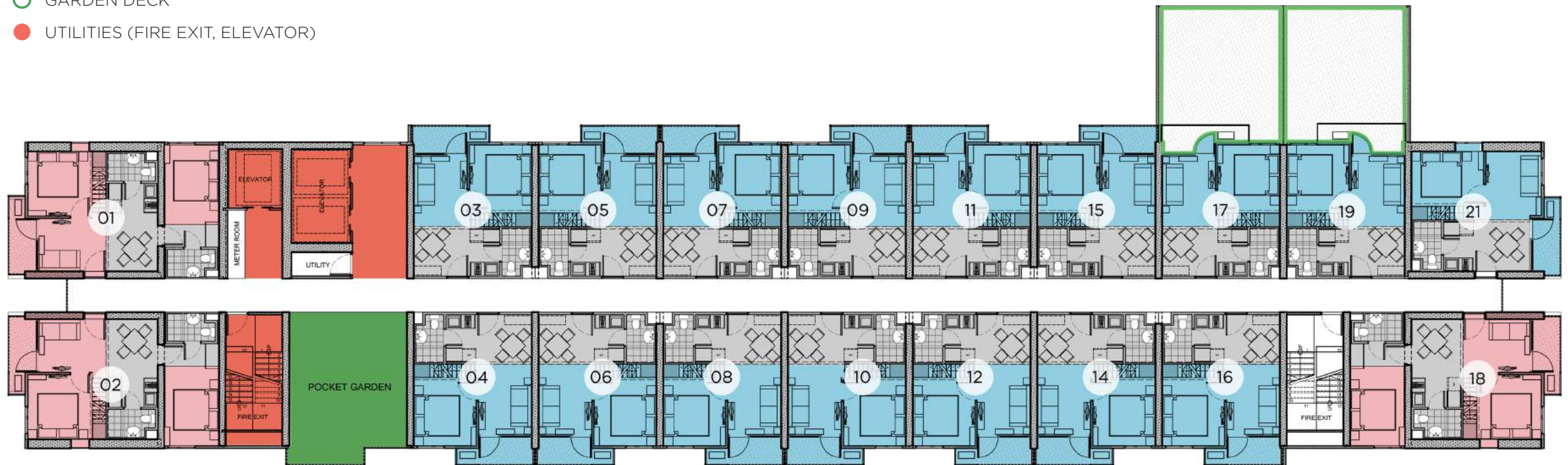


5th FLOOR

FLOOR PLAN

LEGEND

- 1 BR
- 2 BR
- INDOOR LOBBY
- POCKET GARDEN
- GARDEN DECK
- UTILITIES (FIRE EXIT, ELEVATOR)

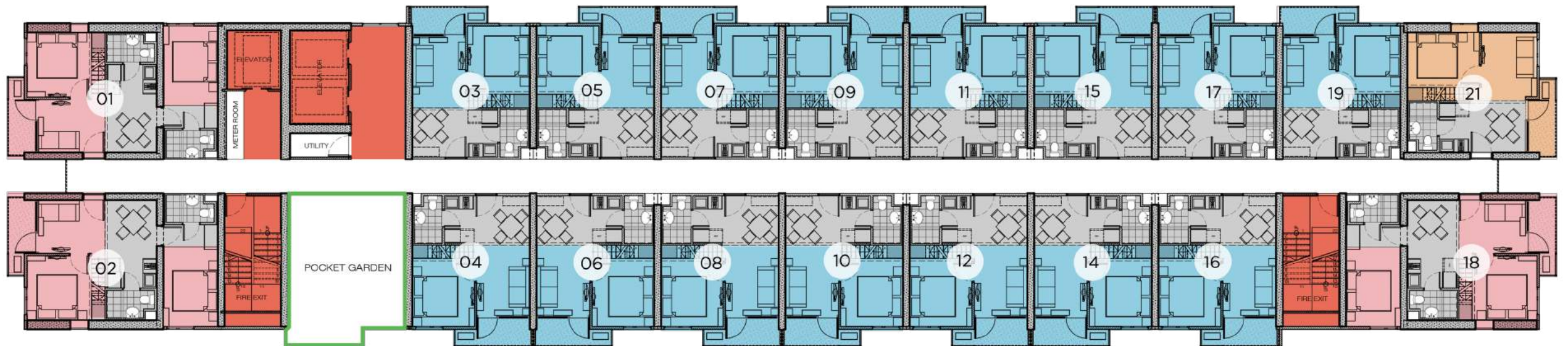


6th to 21st FLOOR

FLOOR PLAN

LEGEND

- 1 BR
- 2 BR
- INDOOR LOBBY
- POCKET GARDEN
- GARDEN DECK
- UTILITIES (FIRE EXIT, ELEVATOR)



22ND FLOOR

FLOOR PLAN

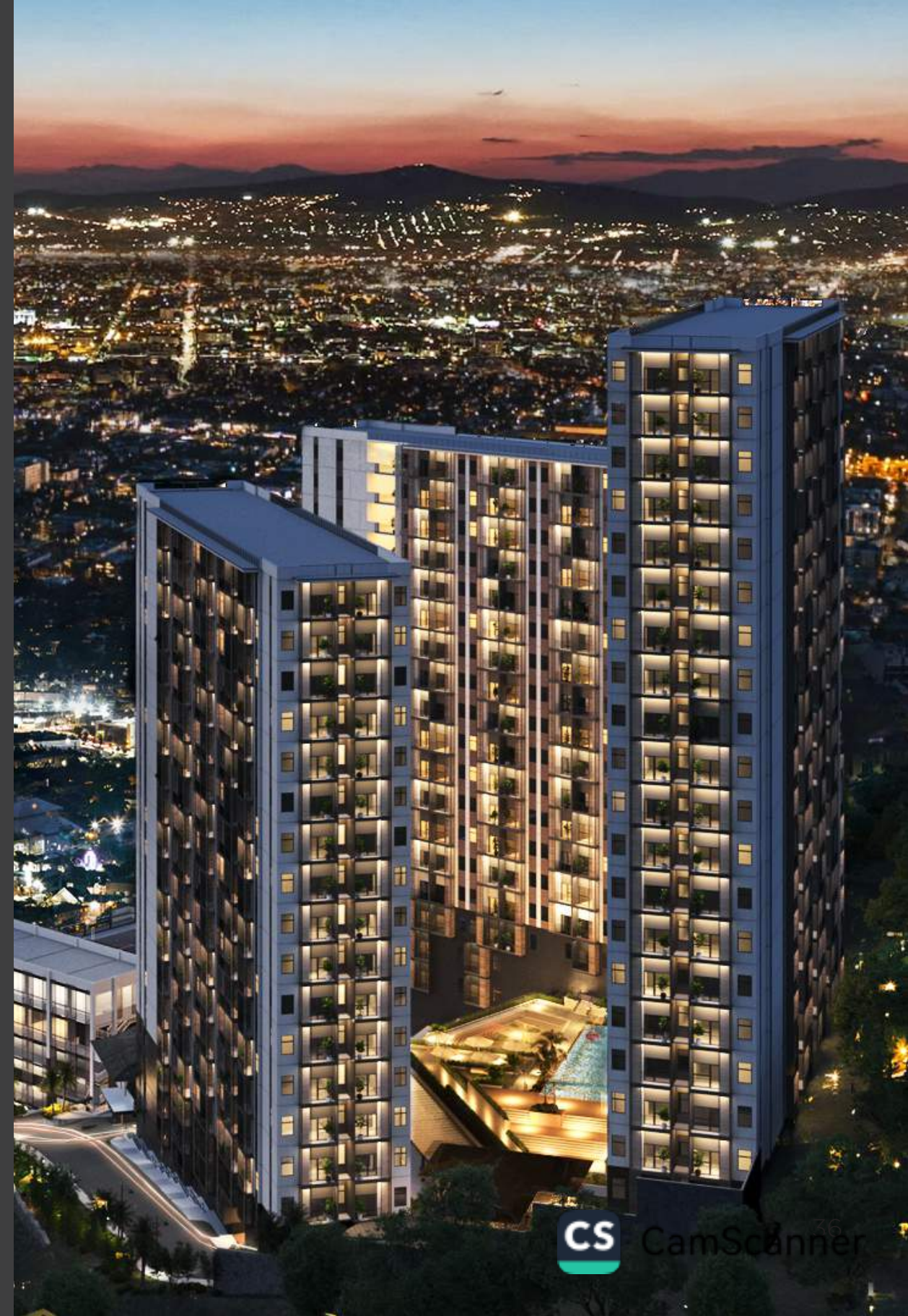
LEGEND

- 1 BR
- 2 BR
- COMBINED UNITS
- POCKET GARDEN
- GARDEN DECK
- UTILITIES (FIRE EXIT, ELEVATOR)



Project Proponents

Architectural	Edward Co Tan + Architects
Interior Design	Edward Co Tan + Architects
Mechanical	Integraltech Inc.
Electrical	IES
Plumbing/Sanitary	Integraltech Inc.
Fire protection	Integraltech Inc.
Landscape Design	Plontour
Structural Design	RBS Consulting Engineers



CONTACT US.

Disclaimer : All information stated is intended to give a general overview of the project. The developer reserves the right to modify as it sees fit without prior notice.



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