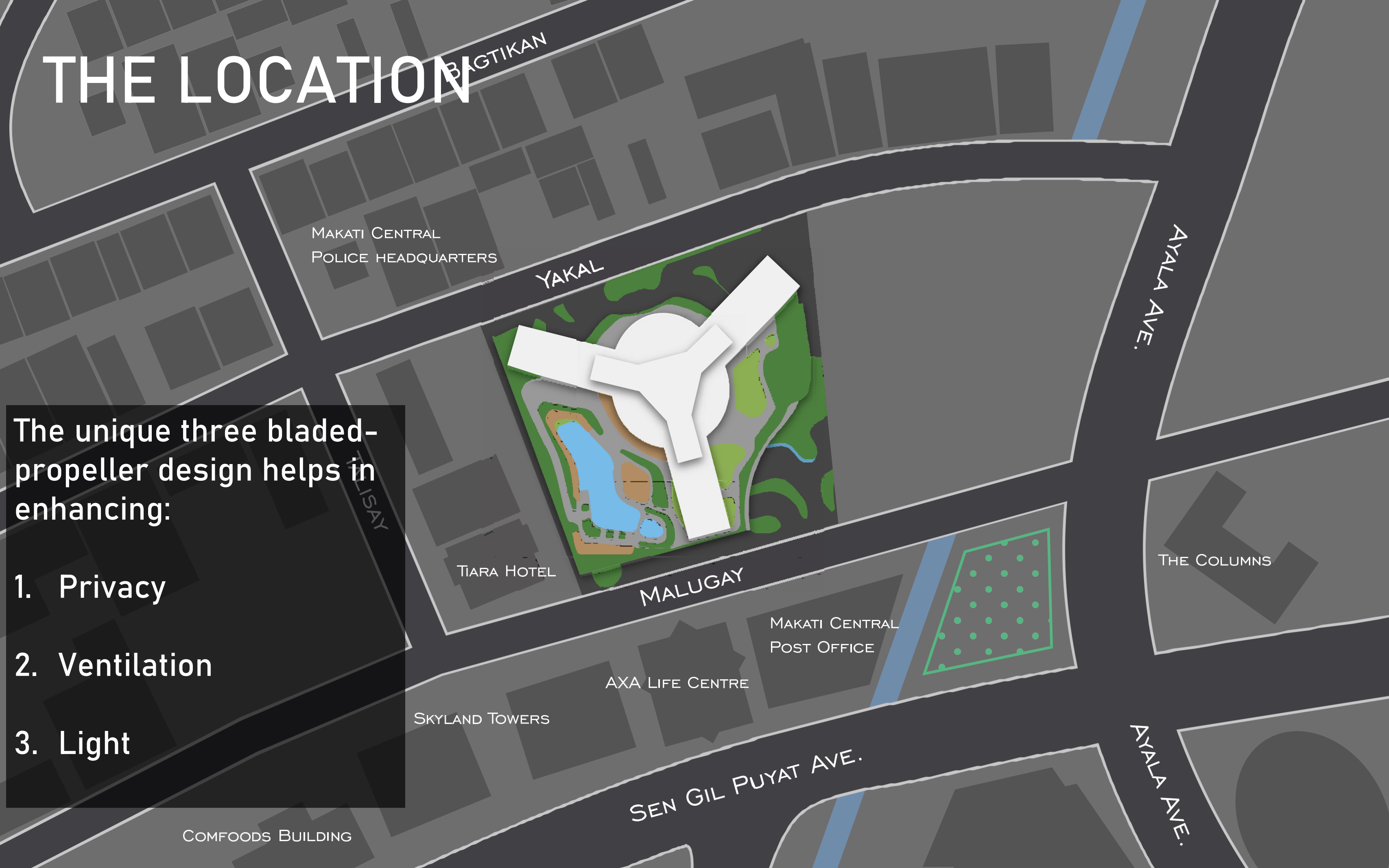


THE
RISE
MAKATI

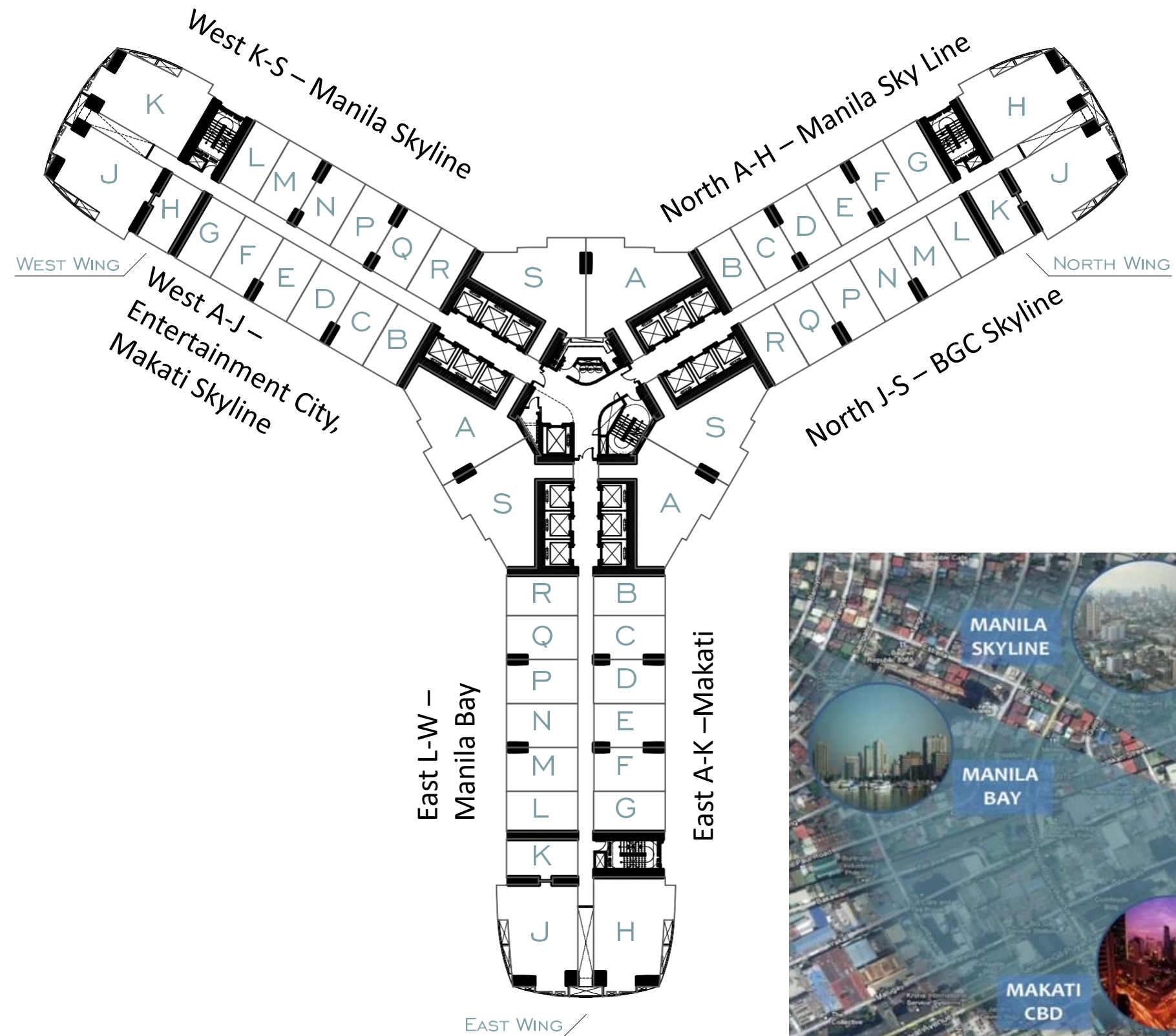
THE LOCATION

The unique three bladed-propeller design helps in enhancing:

1. Privacy
2. Ventilation
3. Light



VIEWS



WHAT IS NOMA?



- The Rise is at the heart of North Makati, the NOMA district is beginning to form as a recreational hotspot. The Rise is conveniently located near establishments like art galleries, delicatessens, bistros, indie music venues and retail stores – PERFECT for the target audience of The Rise.

WHO IS OUR TARGET MARKET AND WHY NOMA?

- The Rise is envisioned to be a haven for the “hipsters”, the young and the young families.
- Intended to cater to the young and active people in the metro.

NUMBERS *around* THE RISE



78

NUMBER OF CAFES,
RESTAURANTS AND TAKE
OUT



16

NUMBER
OF BANKS
AND ATMS



05

NUMBER
OF GAS
STATIONS



25

NUMBER OF BARS



57

NUMBER OF SCHOOLS AND
EDUCATIONAL
INSTITUTIONS



67

NUMBER
OF BANKS
AND ATMS

WHAT'S *around* THE RISE



10 minutes

RIDE TO GREENBELT CENTER



5 minutes

WALK TO MAKATI MEDICAL CENTER



5.9 km

5.9 KM to Terminal 1



15 minutes

RIDE TO BGC



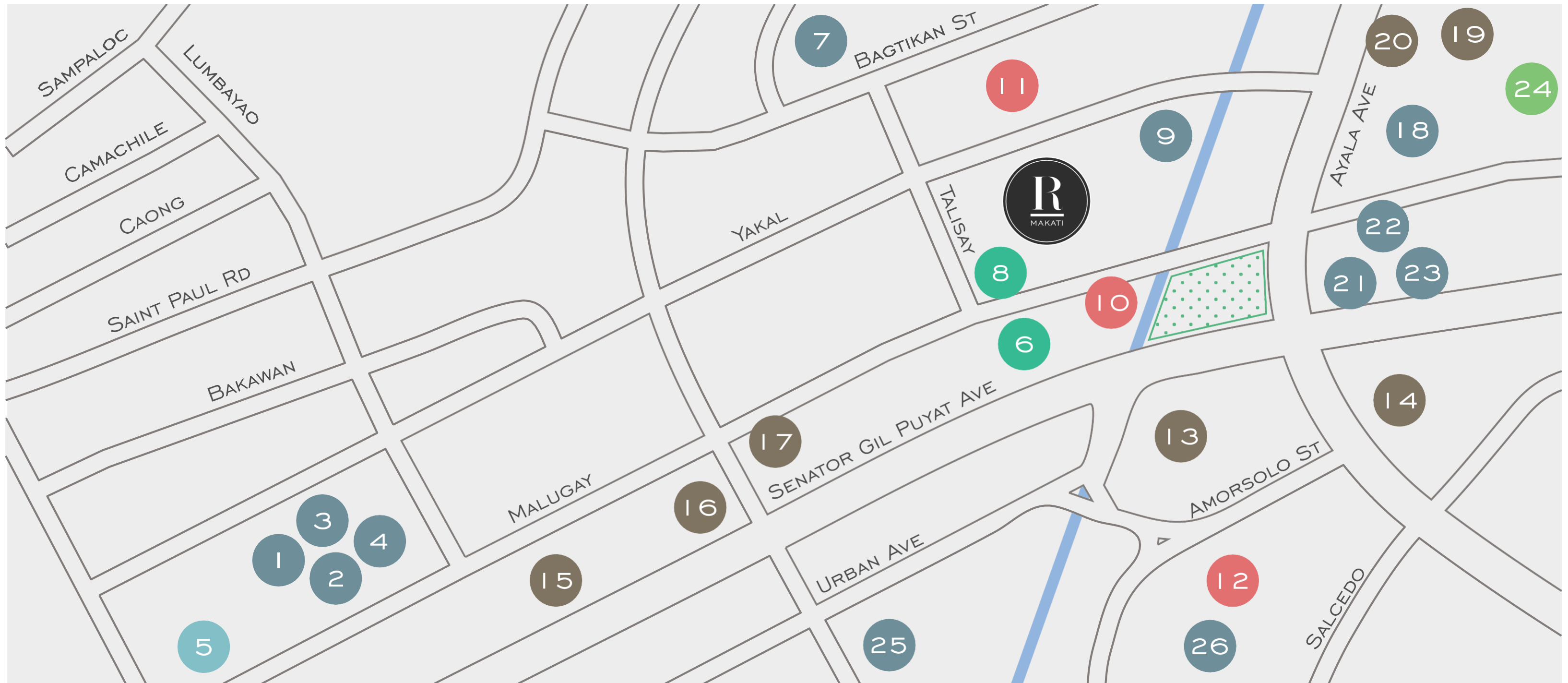
5 minutes

RIDE TO CHURCH



10 minutes

RIDE TO AYALA TRIANGLE



WHAT'S *around* NOMA?

The Rise is situated at the heart of NOMA, or North Makati - the burgeoning art, design, and culinary district just north of Ayala Avenue. The area is known for its unique mix of galleries, delicatessens, indie music venues, and one-of-a-kind retail experiences - all of which is only a stones throw from The Rise.

What better place to experience this thriving and ever-changing community of artists, chefs, and creatives than at The Rise!

- | | | |
|--|--|------------------------------------|
| 1. Carpaccio Ristorante Italiano | 11. Makati Central Police Headquarters | 21. New Bombay |
| 2. Chesa Bianca Swiss Restaurant | 12. Makati Medical Center | 22. Starbucks |
| 3. Im Angus Steak House | 13. People Support | 23. Earle's Delicatessen |
| 4. Santis Delicatessen | 14. RCBC Plaza | 24. Makati Golf Club Driving Range |
| 5. The Collective | 15. Petron Gas Station | 25. Petra and Pilar Restaurant |
| 6. Skyland Plaza Condominium | 16. Caltex Gas Station | 26. Stockton Place by Chef Celine |
| 7. The National Shrine of the Sacred Heart | 17. Bank of the Philippine Islands | |
| 8. Tiara Hotel | 18. Rustan's Supermarket | |
| 9. Makati Fire Station | 19. National Bookstore | |
| 10. Makati Central Post Office | 20. Handyman | |

 Parks & Gardens

THE ASSEMBLY GROUNDS

“Makati’s new stomping ground”



- The rise aside from its massive amenity area, would also have a two-storey community mall.
- This mall is carefully curated to appeal to young professionals, artists and entrepreneurs – our exact target market.



INVESTMENT POTENTIAL REALIZED



LAUNCH PRICE P/SQM

CURRENT PRICE P/SQM

P98,000

P298,000

200% Price increase since launch

WHAT'S *inside* THE RISE

 **51**
UNITS PER FLOOR SPLIT INTO 3 WINGS

 **17**
UNITS PER WING

 **18**
NUMBER OF PASSENGER LIFTS

 **744**
NUMBER OF RESIDENTS PARKING SPOTS

 **2 FLOORS**
OF STATE OF THE ART GYM

 **380M**
DISTANCE OF PRIVATE JOGGING PATH

 **28M**
TROPICAL SWIMMING POOL

 **7647 SQM**
OF AMENITIES SPACES

 **280 SQM**
OF CHILDRENS PLAYZONE

 **1000 SQM**
OF SPACE FOR BBQ

 **1620 SQM**
AREA OF GREEN SPACES

 **51**
NUMBER OF RESTAURANTS & SHOPS



24HR CCTV



NON-SMOKING
LOUNGE AREAS



INTERCOM



CENTRAL MAILBOX



RECEPTION
SERVICES



ELEVATOR PASS CARD



SPACES AT THE RISE
a new amenities concept



KARAOKE ROOMS



SWIMMING POOL



SAUNA



CENTRALIZED GARBAGE
DISPOSAL



FUNCTION ROOMS

HELLO THERE NEIGHBOR



Property Size	8,056 sqm	Property Size	10,825 sqm
Density	74 Units	Density	55 Units
Storeys	59	Storeys	
Elevators	12	Elevators	18
Parking Slots	600-650 approx.	Parking Slots	746
Total number of units	3,642	Total number of units	3,044
Studio Unit Size	22.95	Studio Unit Size	26 sqm approx
One BR Unit size	26.35	One BR Unit Size	27 – 29 sqm approx
Amenity Area	?	Amenity Area	7,600 sqm



THE ONE BEDROOM

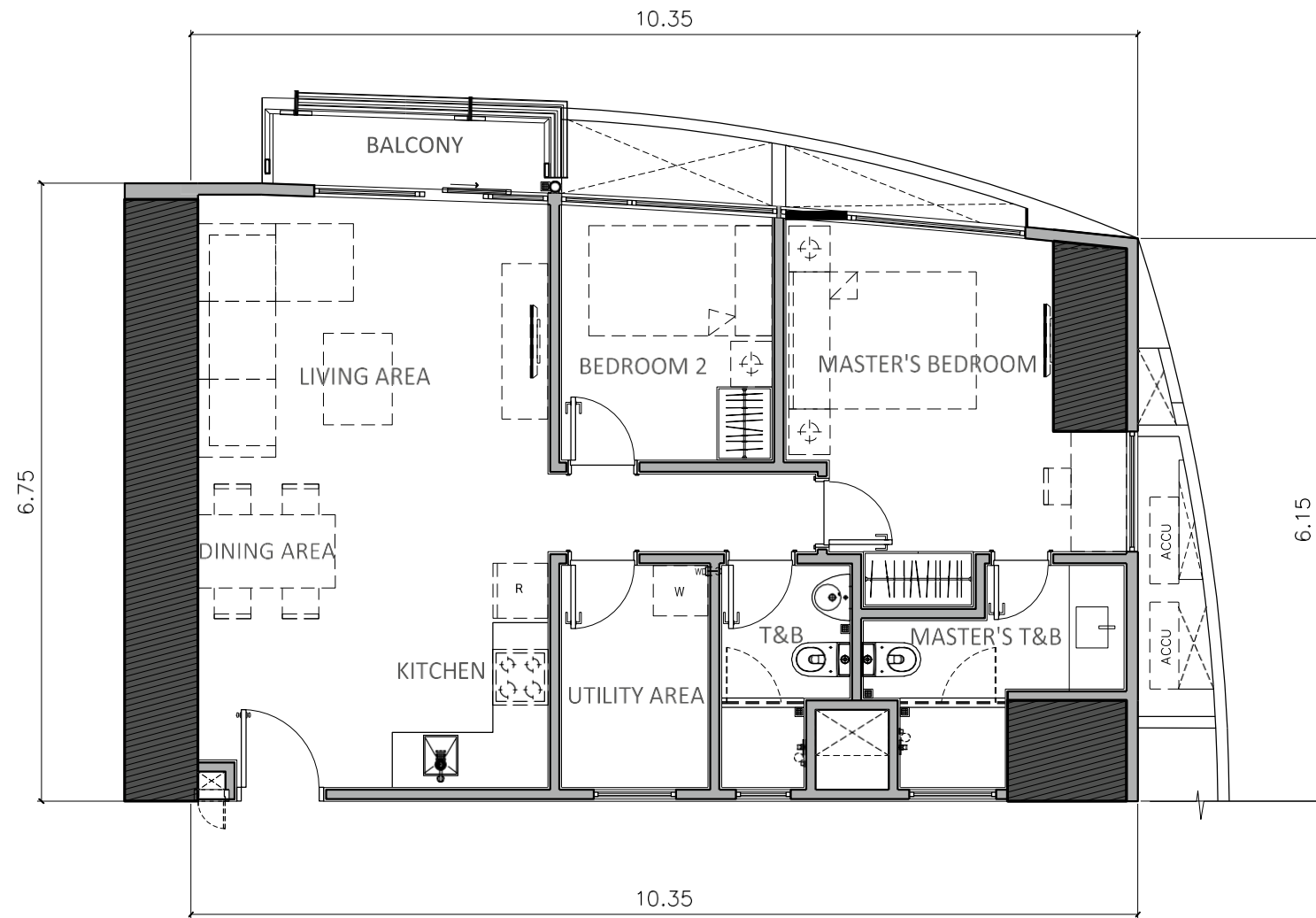
Our one-bedroom apartments are ideal for one, but are also ample enough for two - and you'll still have plenty of space for storage.



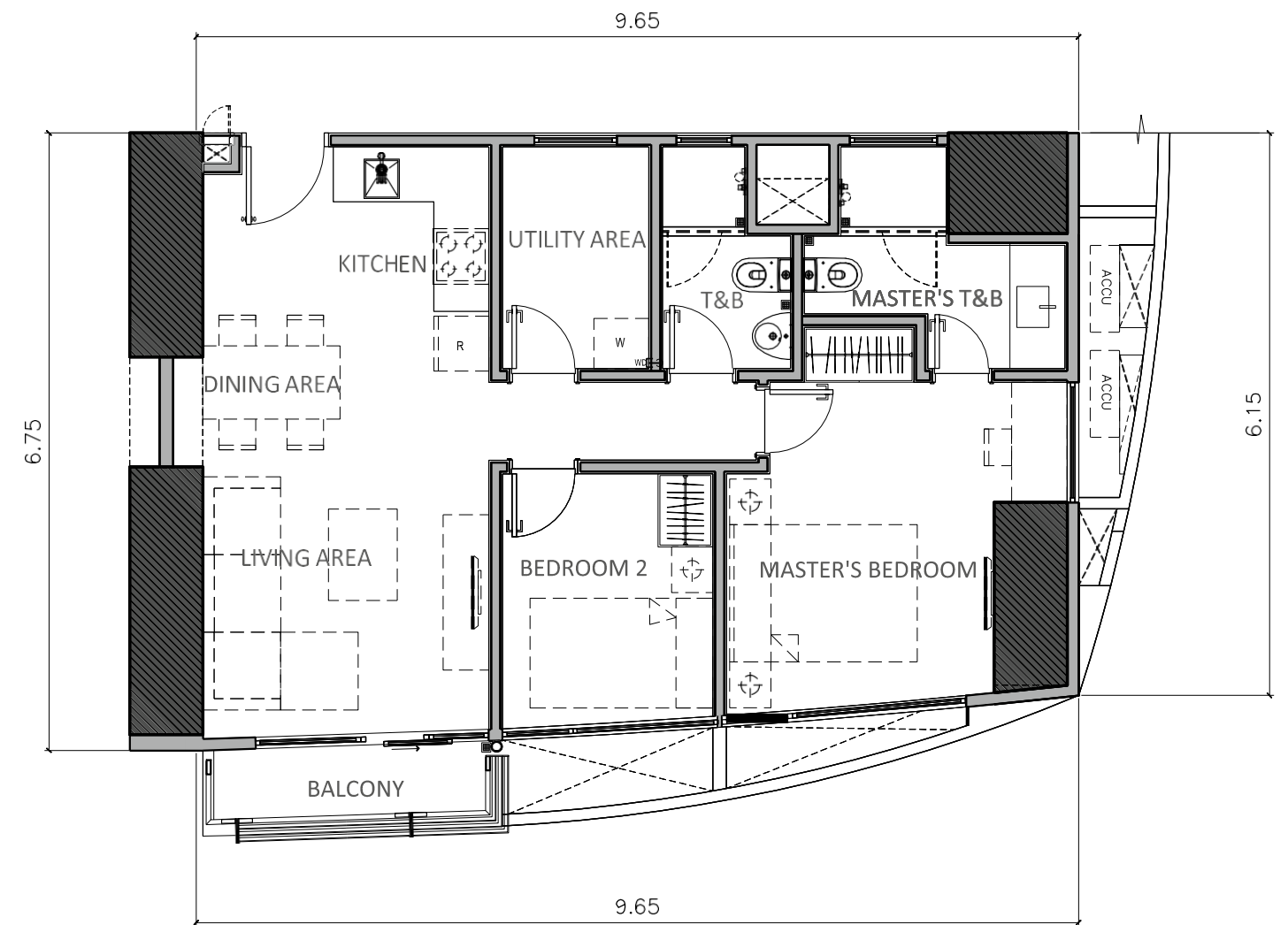
**Artist's image for illustration purposes only.*

TWO BEDROOM CORNER UNIT WITH BALCONY

5th - 63rd floors



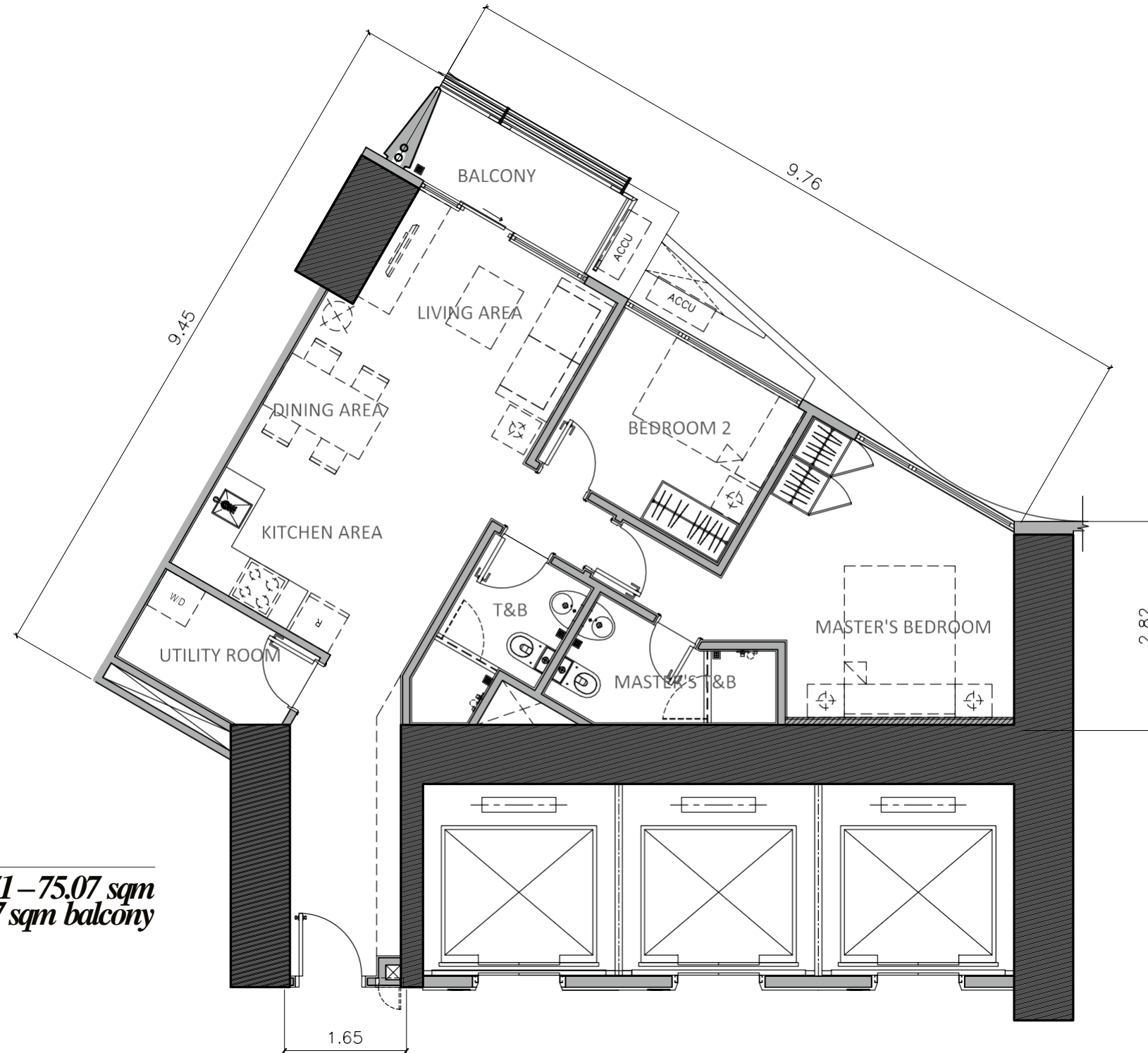
72.21 - 73.56 sqm
Inclusive of 3.09 sqm balcony



67.92 - 69.00 sqm
Inclusive of 3.09 sqm balcony

TWO BEDROOM CORE UNIT WITH BALCONY

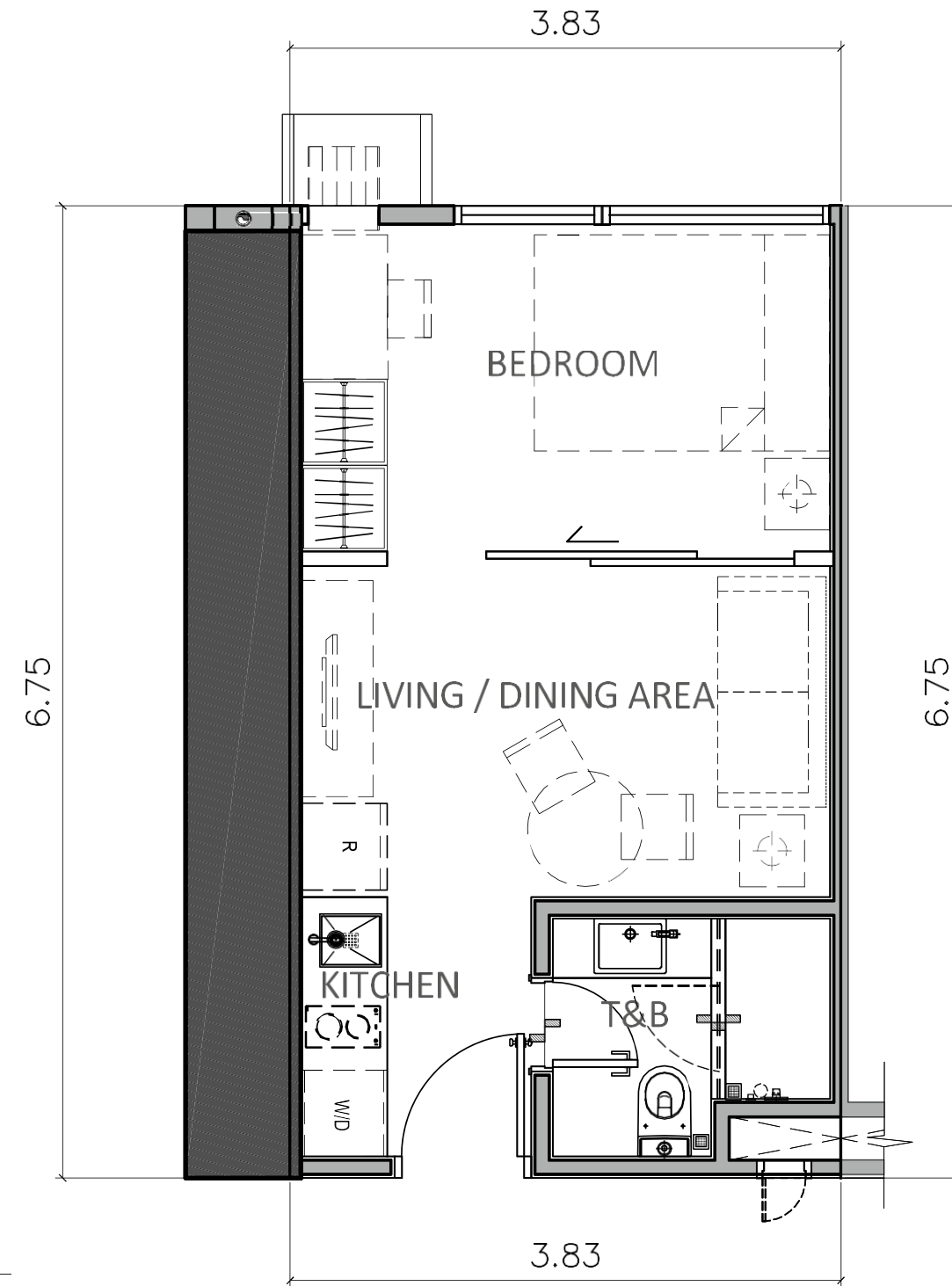
6 - 63rd floors



*72.71 – 75.07 sqm
Inclusive of 4.97 sqm balcony*

ONE BEDROOM UNIT (WITHOUT BALCONY)

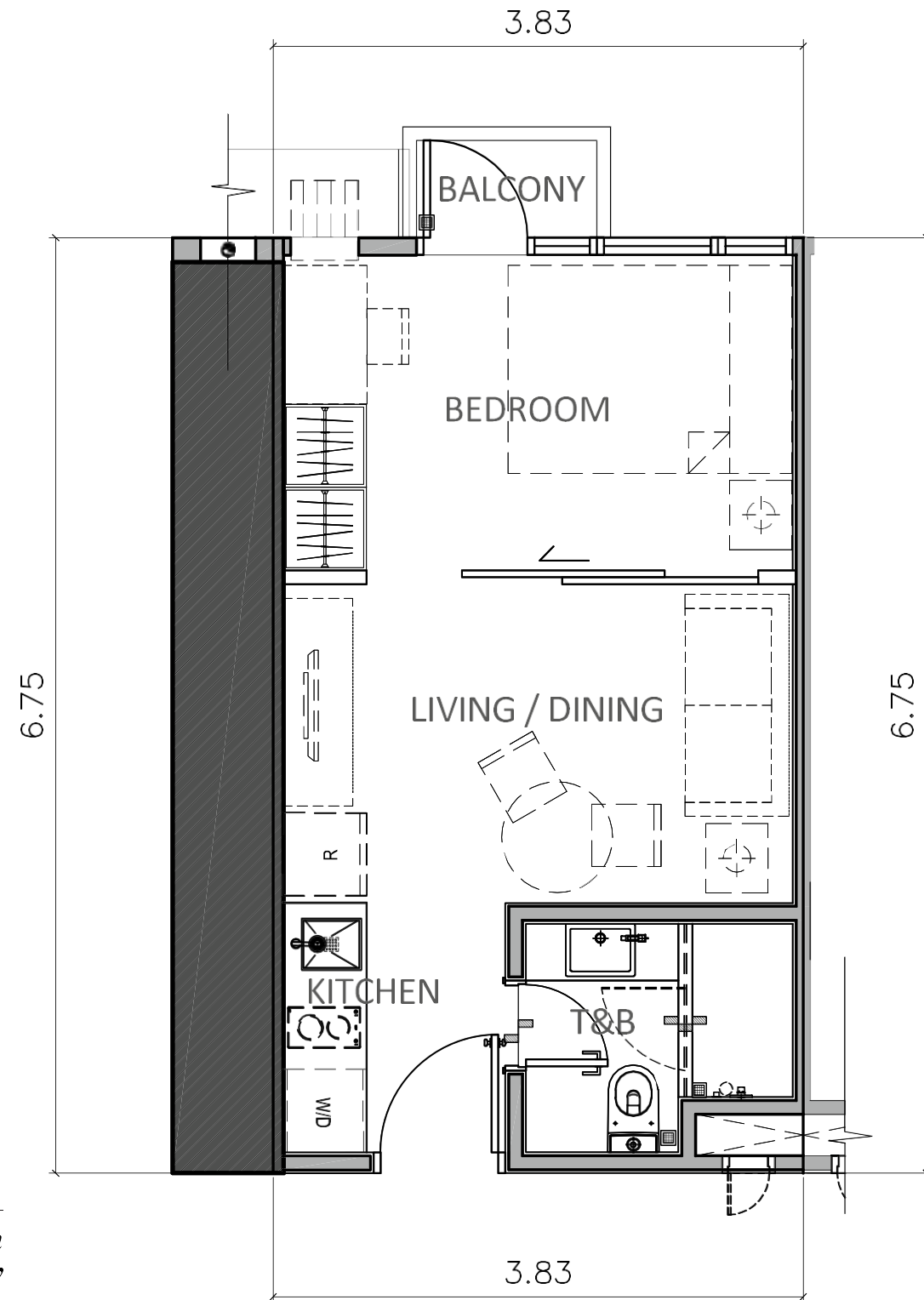
5th - 63rd floors



25.82 - 27.17 sqm

ONE BEDROOM UNIT (WITH BALCONY)

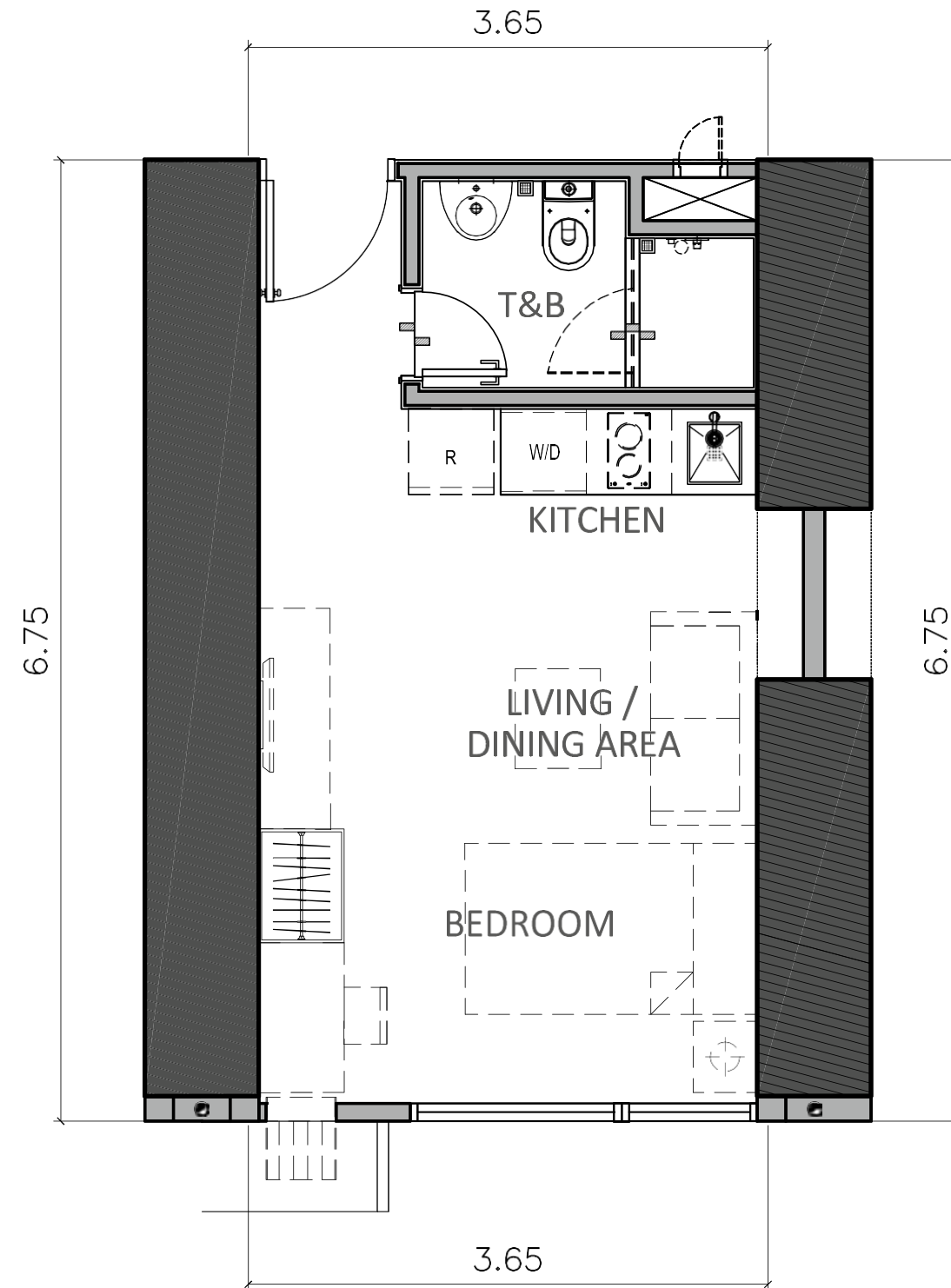
6th, 9th, 10th, 12th, 15th, 16th, 18th, 19th and 21st floors



*27.02 sqm
Inclusive of 1.20 sqm balcony*

STUDIO UNIT

5th - 63rd floors

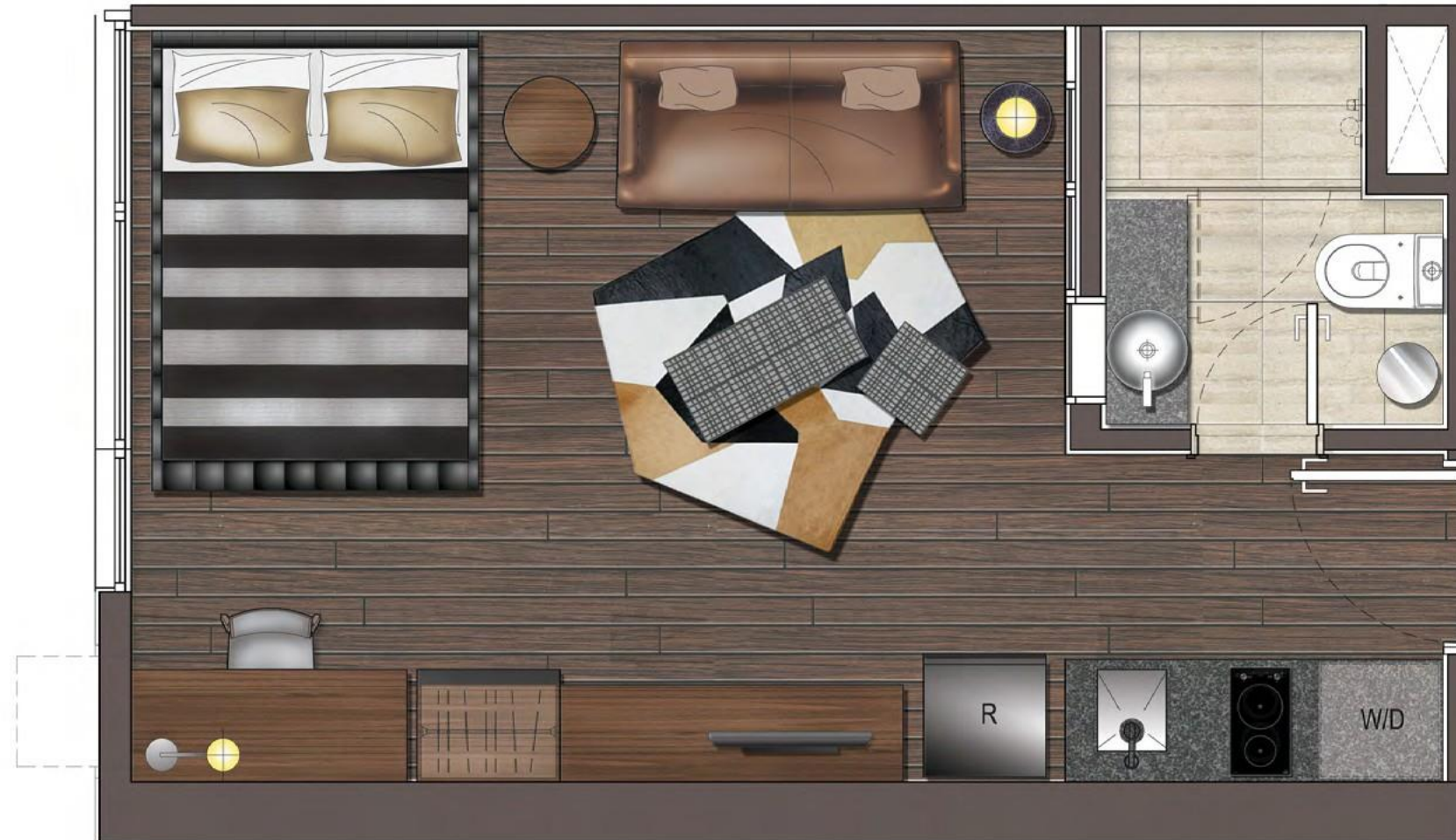


25.08 sqm



One-Bedroom Unit (with Balcony)

Unit C - 29.21 sqm inclusive of 1.20 sqm Balcony



One-Bedroom Unit (without Balcony)

Unit D- 27.17 sqm

**This layout shows a converted unit for illustration purposes only.*



Two-Bedroom Corner Unit (with Balcony)

Unit A- 73.56 sqm inclusive of 3.09 sqm Balcony

WORLD *class* AMENITIES

SPACES AT THE RISE

We designed The Rise with your comfort and ultimate convenience in mind - and that includes completely re-thinking what residential amenities are all about.

With Spaces at The Rise, we present a brand new concept that redefines what best-in-class amenities means: we start with a gorgeous 28 meter tropical pool, and a kids pool; a 380-meter private jogging path set in lush green landscaping; a barbecue patio; a billiards room; multi purpose-function rooms; and a reading room - and that's just a start. Did we mention there's also a two-storey world-class gym?

Divided into The Hangout, The Nest, and The Workshop - Spaces at The Rise is designed to let you decide how you want to play, relax and work - and to make the most of your day.



- 1,620 sqm of Green Spaces
- 100 sqm space for Barbecues
- 380-Meter Private Jogging Path
- 28-Meter Tropical Pool
- 280 sqm of Children's Playground



**SIZE
MATTERS**

AMENITY AREA TALK POINTS



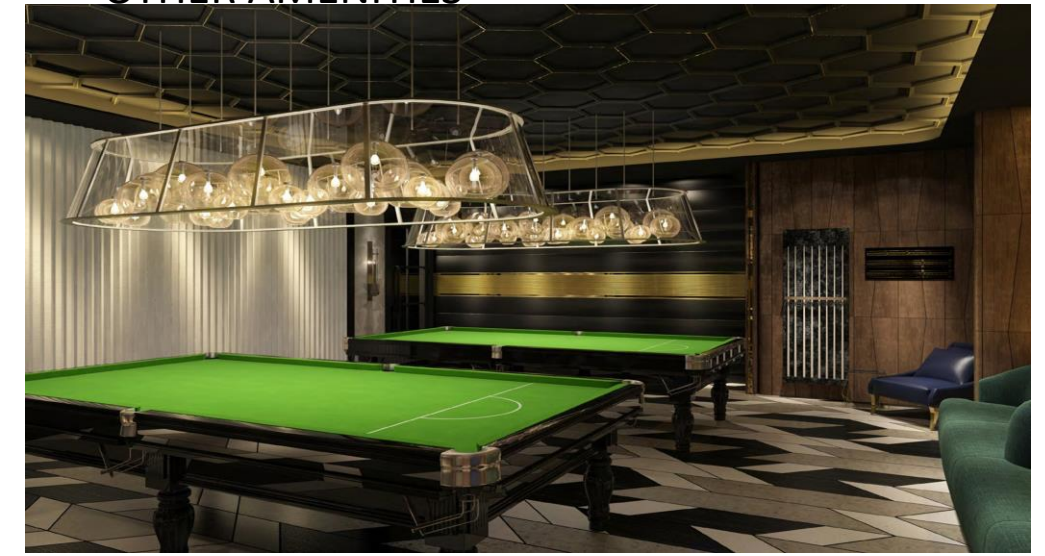
The highlight is re-defining what “best-in-class” amenities mean offering three big spaces that lets residents decide how they want to play, relax and work.

The Hangout	The Nest	The Workshop
For play	For relaxation	For work
Offers the perfect place to entertain family and friends with its 300 sqm of lounge areas, a karaoke room and a billiards room.	The nest is the relaxation and well-being zone that includes swinging hammocks, comfy seats and garden terraces.	Where you can have your quiet space as it offers a fully stocked, purpose designed workspace with multifunction rooms, IT bar and a library.

The Hangout



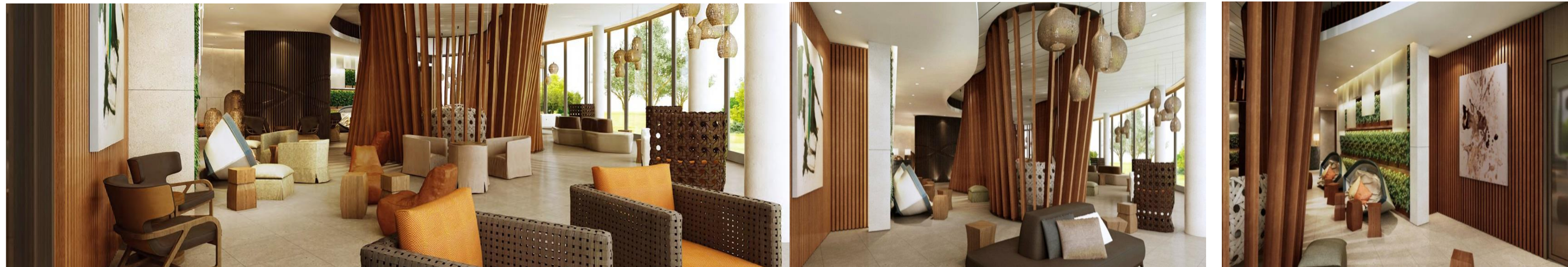
OTHER AMENITIES



The Workshop



The Nest



JUST *dive* IN

Cool off with a dip in the gorgeous 28 meter tropical pool, relax with a book under the swaying trees, or stretch your legs with a stroll around the 380 meter private jogging track. When it comes to unwinding after a long day at work or catching up with your friends on the weekends - we've got you covered.



the KID'S ZONE

The Rise is designed for kids too - with over 280 square meters of playspace for infants and toddlers, the Kid's Zone is perfect for the young ones to stretch their legs, climb a jungle gym, dive into a colourful ball pit, and even have a birthday party!



KID'S ZONE - TODDLERS' PLAY AREA



CRAWL SPACE - INFANTS' PLAY AREA

HEALTHY *urban* LIVING

Our expansive two-storey gym is packed with world-class training and exercise equipment designed for young professionals and families who work hard and play hard. Perfect for burning off that extra slice of pizza!



Amenities overview

Sometimes living in the city can get a little chaotic, so with Spaces at The Rise, we've created a private oasis of world-class amenities to help you make the most of your busy schedule.



- 1 RECEPTION
- 2 'THE NEST' LOUNGE AREA
- 3 'THE HANGOUT' LOUNGE AREA
- 4 'THE WORKSHOP' LOUNGE AREA
- 5 GYM *2nd floor gym area not shown on this layout
- 6 PILATES/YOGA ROOMS
- 7 CHANGING ROOMS / SAUNA
- 8 PARTY / FUNCTION ROOMS
- 9 'CRAWL SPACE' INFANTS' PLAY AREA
- 10 'KID'S ZONE' TODDLERS' PLAY AREA
- 11 BILLIARDS ROOM
- 12 LIBRARY
- 13 KARAOKE ROOMS / HOME CINEMA
- 14 MAIN POOL
- 15 KIDS POOL
- 16 FLOATING LOUNGERS
- 17 SUN DECK
- 18 POOLSIDE LOUNGE
- 19 JOGGING TRAIL
- 20 OUTDOOR CHILDRENS PLAY AREA
- 21 THE LAWN
- 22 PROMENADE
- 23 BBQ AREA

Possible flooding in the area?

- The Development is 1.8 meters above road level
- Building floodgates and drainage system is part of the long term plans of the LGU of Makati

Earthquakes?

- The Rise incorporates Moment Frame Systems -This configuration is able to resist lateral and overturning forces because of the bending moment and shear strength that is inherent in its connecting joints



FAQs

Handover Items

- Upper and Lower Kitchen Cabinets
- Toilet and Shower Fixtures
- Closet in each room for 2BR Units
- Provisions for washer/Dryer, range hood, telephone & Internet



Materials Used?

- Laminates for the overhead cabinets
- Stone Countertops

CONSULTANTS *of* THE RISE

Foreign Architects: KplusK (HK) International Limited

Local Architects: ASYA Design

Landscape Consultants : Adrian L. Norman Limited (ALN)

Façade: Konstruct West Partners (KWP)

Structural Consultants : Sy2 and Associates Incorporation

Interior Design: BTR Workshop Limited



RISE *above* THE REST

Located conveniently within 8 minutes walking distance from the Makati CBD, at the heart of the burgeoning North Makati (NOMA) district.

The Rise combines celebrated world-class architecture and interior design, with Shang Properties' signature build quality to create a one-of-a-kind residential and commercial development.

Countering questions on the real estate economy

ACCORDING TO KMC SOLUTIONS

- No matter the economic environment, real estate still has strong potential to give its investors good returns

ACCORDING TO DATA COMPANY YouGov

- Real estate was ranked the third safest investment next to gold and certificates of deposits.
- Properties gives owners flexibility – it's not just about buying or selling. Investors can remodel for rentals and lease among other options

"Real estate investment is a good idea to diversify your investment portfolio. Equities are more volatile and carry more risk in general, and real estate can help manage volatility and risk and make your investments more efficient.

More than ever, investors need to understand the effects of volatility, that is what the immediate future holds.

Amanda Carpo, co-founder and chief legal counsel of KMC Solutions

Countering questions on the real estate economy

- Historically real estate is a better investment than stocks, according to a study titled, “The rate of return on everything, 1870 – 2015”.
 - Real estate generally delivers better returns than equity or lower volatility.
 - Investing in real estate can be a good defensive play until the economy recovers
 - Locally, real estate is seen to be one of the more resilient sectors in the economy despite the corona virus disease.
-
- On the residential front, sustained real estate demand for housing from local and foreign workers in the PH is one of sector’s key drivers and is expected to help keep the market afloat.
 - Condominiums have an advantage over other real estate as developers already situate their properties in areas where the demand is already strong.



Showsuite and Sales Office

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