



# Cameron Residences

Project Brief 2019





# The Location







Valenzuela



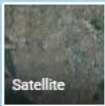
Marikina

Antipolo

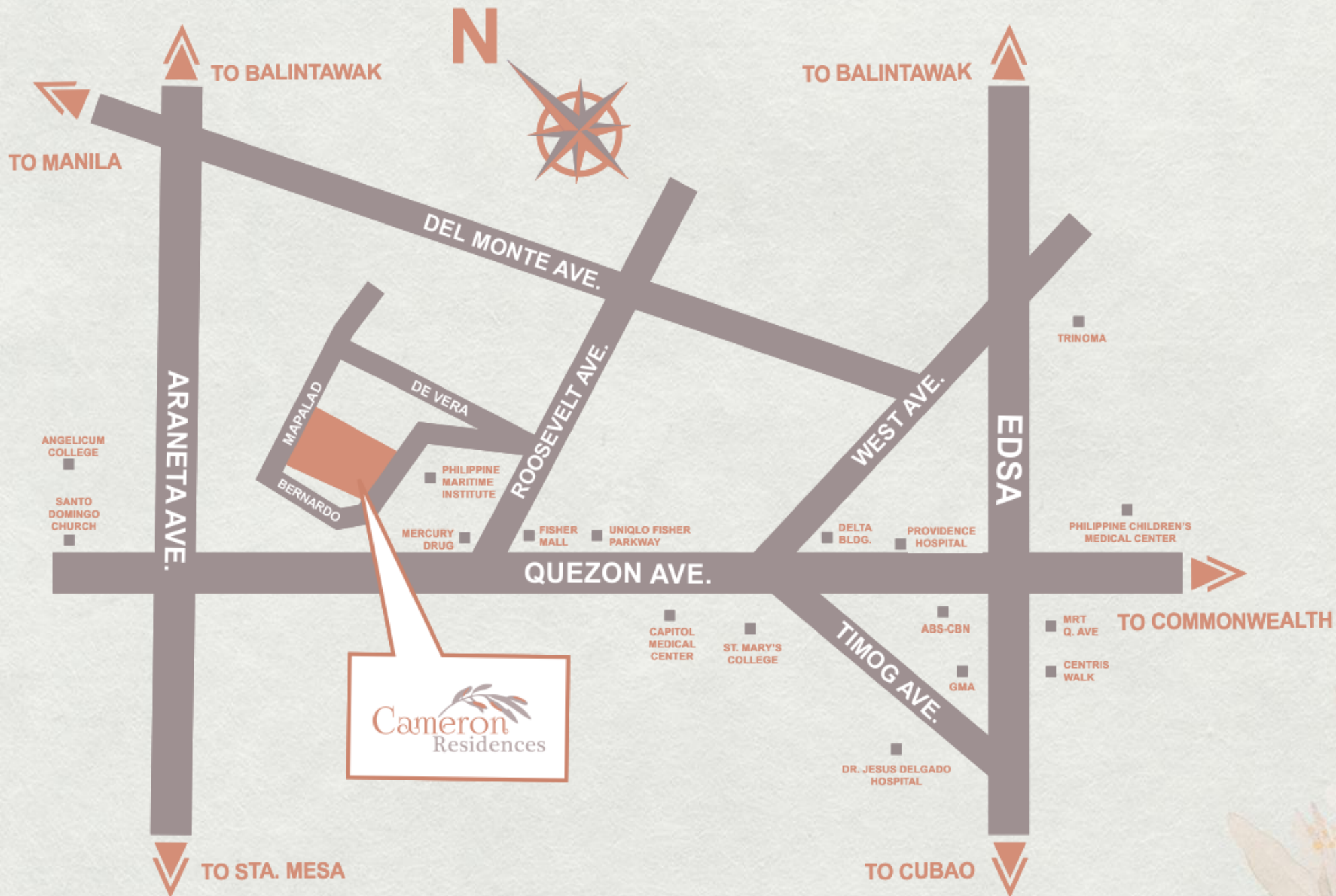
Manila

Mandaluyong






Pasig









	Landmark	Distance (km)	ETA (mins)
	Fisher Mall	550 m	2
	TriNoMa	3.9	13
	SM North Edsa	4.1	15
	Eton Centris	5	15
	Trinity University of Asia	3.2	12
	St. Theresa's College	3.4	8
	University of Santo Tomas	4.6	13
	University of the Philippines	7.3	18
	Capitol Medical Center	1.5	6
	St. Luke's Medical Center - Quezon City	3	12
	Providence Hospital	3.2	10
	Timog Ave.	3.1	13
	Quezon Memorial Circle	7	18
	Roosevelt LRT Line 1 Station	3.4	11
	Quezon Avenue MRT Station	3.6	11



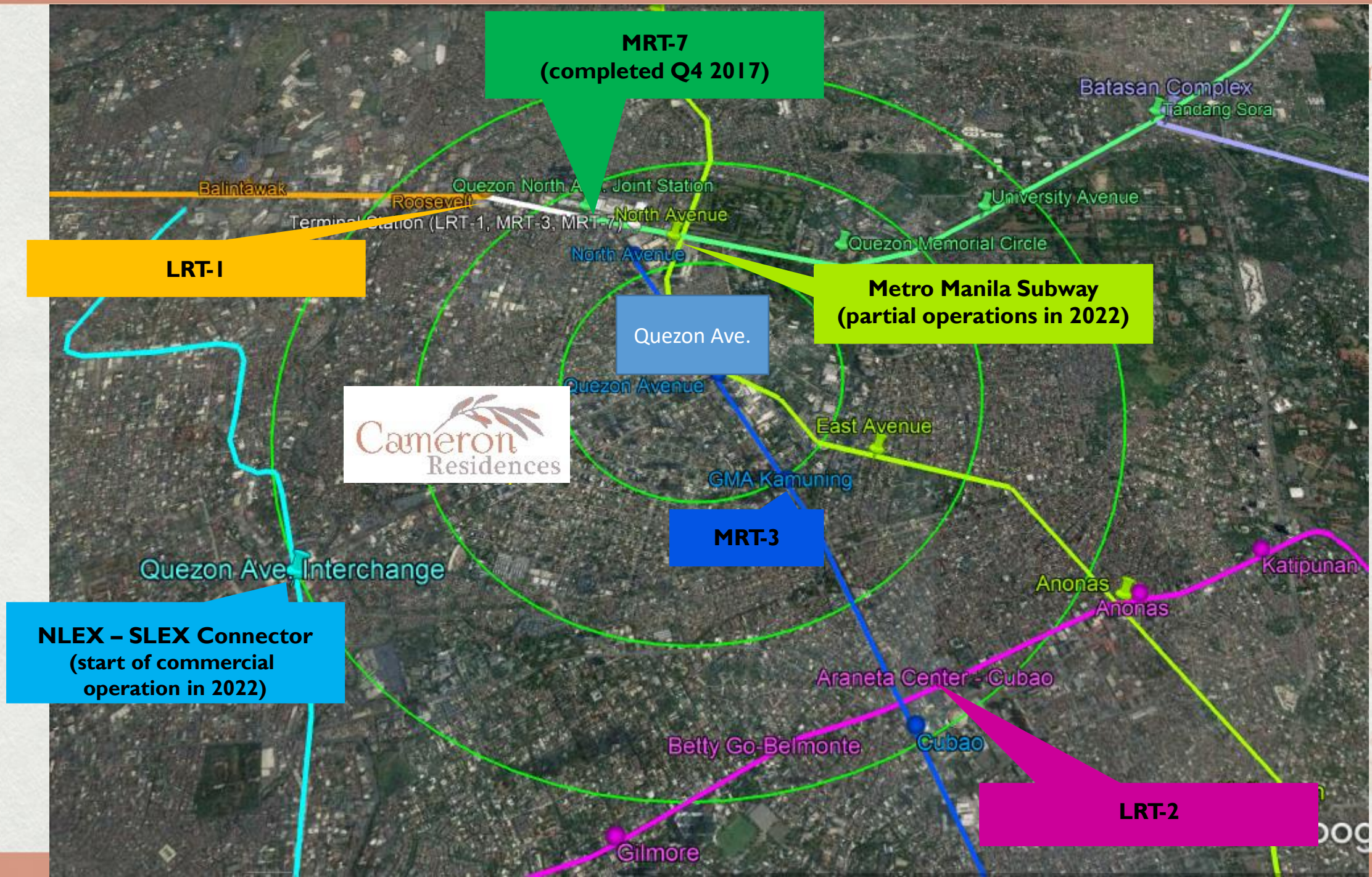




# Upcoming Developments









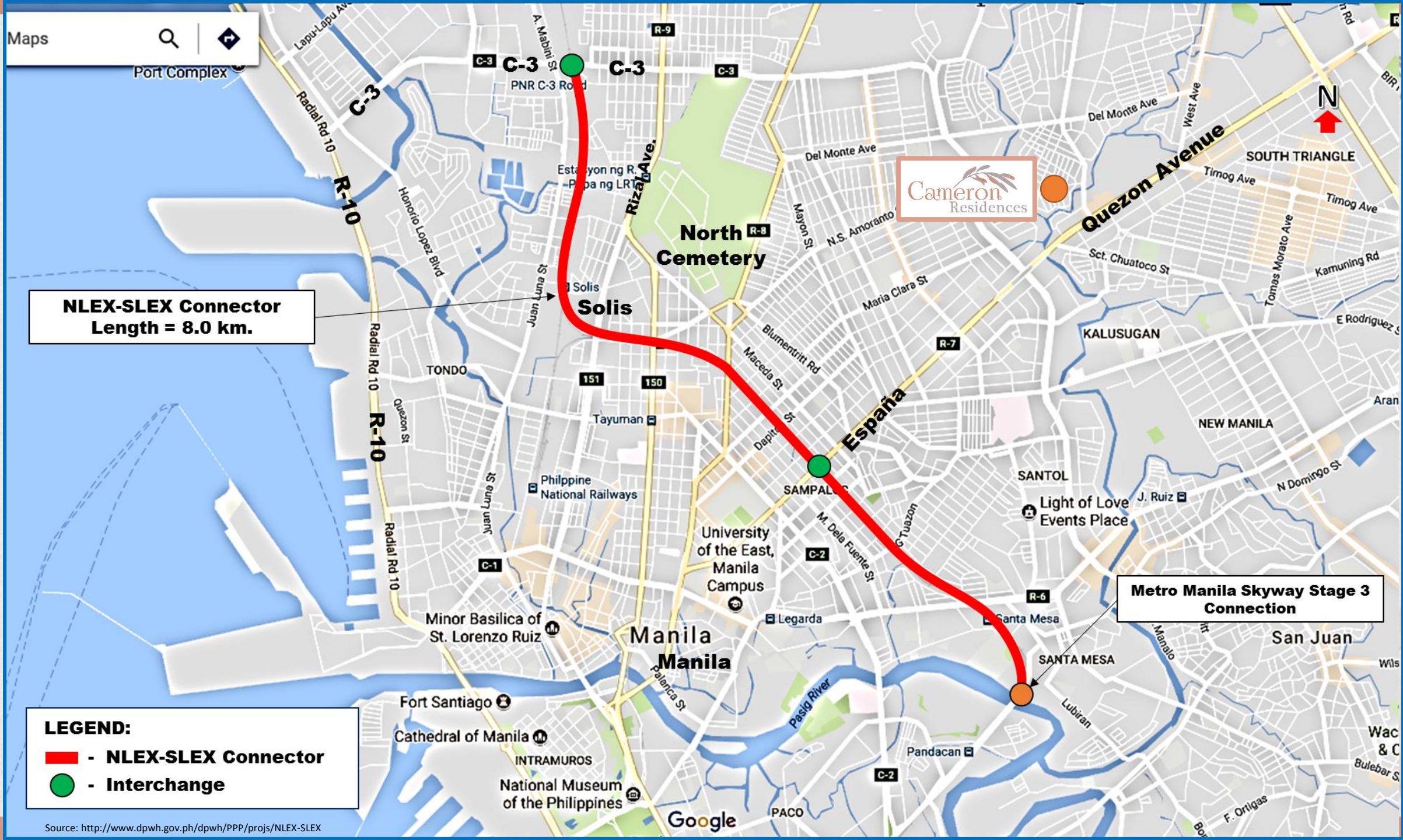


Port Complex

**NLEX-SLEX Connector**  
Length = 8.0 km.

**LEGEND:**

-  - **NLEX-SLEX Connector**
-  - **Interchange**







## Groundbreaking of the Metro Manila Subway

Partially operable in 2022

- Quirino Highway
- Tandang Sora
- North Avenue

Sources:  
 DOT's Build Build Build Official Facebook Account, February 21, 2019  
[https://www.jica.go.jp/philippine/english/office/others/c8h0vm0000d3hsdw-att/brochure\\_2018\\_02.pdf](https://www.jica.go.jp/philippine/english/office/others/c8h0vm0000d3hsdw-att/brochure_2018_02.pdf)





# Target Market



End-users



Upgraders



Investors





Located at the center of the on-going and future infrastructure developments in Quezon City and nearby cities.



Better amenities and availability of open spaces



Spacious units



Value-for-money

Key  
Takeaways



# Cameron Residences







**45 LEVELS**



**720 UNITS**

**6 BASEMENT**



**386 SLOTS**

**GROUND FLR**



**ROOF DECK**





**DMCI HOMES**

**CAMERON RESIDENCES**  
ROOSEVELT AVE., QUEZON CITY

BUILDING FACADE



- ① Drop-off Area
- ② Covered Walkway
- ③ Kiddie Pool
- ④ Gazebo







CAMERON RESIDENCES  
ROOSEVELT AVE., QUEZON CITY

KIDDIE POOL





DMCI HOMES

CAMERON RESIDENCES  
ROOSEVELT AVE., QUEZON CITY

KIDDIE POOL



- ① Drop-off Area
- ② Covered Walkway
- ③ Kiddie Pool w/ Rock Slide
- ④ Gazebo
- ⑤ Lap and Leisure Pools







**DMCI HOMES**

**CAMERON RESIDENCES**

ROOSEVELT AVE., QUEZON CITY

LAP POOL













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ROOSEVELT AVE., QUEZON CITY

AMENITY CORE





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CAMERON RESIDENCES  
ROOSEVELT AVE., QUEZON CITY

BALCONY VIEW



- ① Drop-off Area
- ② Covered Walkway
- ③ Kiddie Pool w/ Rock Slide
- ④ Gazebo
- ⑤ Lap and Leisure Pools
- ⑥ Children's Play Area
- ⑦ Garden Area







DMCI HOMES

CAMERON RESIDENCES

ROOSEVELT AVE., QUEZON CITY

PLAY AREA



- ① Drop-off Area
- ② Covered Walkway
- ③ Kiddie Pool w/ Rock Slide
- ④ Gazebo
- ⑤ Lap and Leisure Pools
- ⑥ Kids' Play Area
- ⑦ Garden Area
- ⑧ Entrance to Basement Parking







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ROOSEVELT AVE., QUEZON CITY

GAME AREA





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**CAMERON RESIDENCES**

ROOSEVELT AVE., QUEZON CITY

SKY PROMENADE



## OUTDOOR AMENITIES

Kiddie Pool  
Lap Pool  
Leisure Pool  
Gazebo  
Children's Play Area  
Garden Area

## INDOOR AMENITIES

Snack Bars  
Game Area  
Lounge Area  
Fitness Gym  
Sky Lounge  
Sky Promenade



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ROOSEVELT AVE., QUEZON CITY

BUILDING FACADE





## FACILITIES



**Convenience  
Store**



**Laundry  
Station**

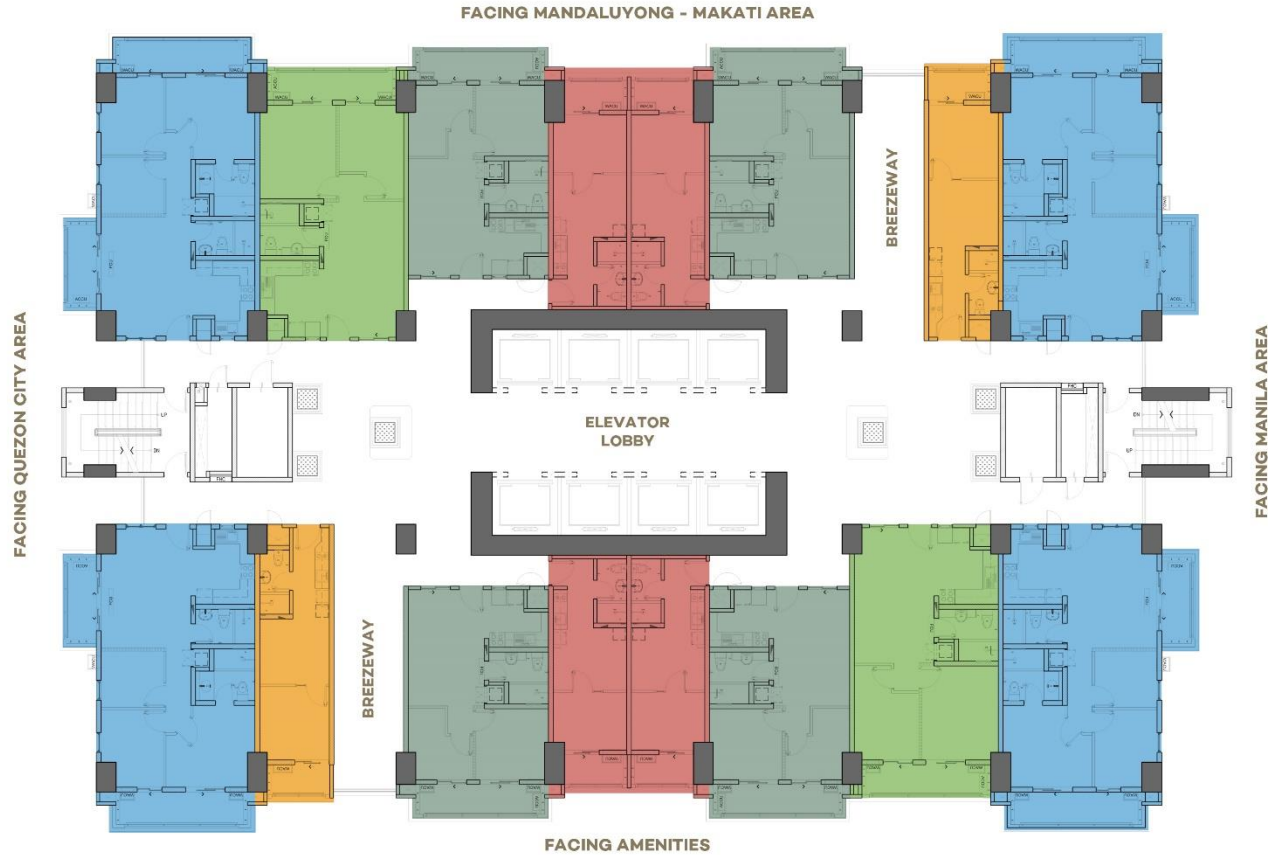


**Water Refilling  
Station**



**Mail Room**





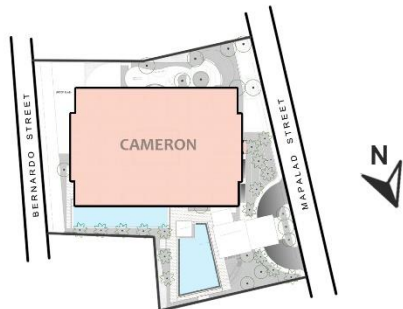
**1 Bedroom A (Inner Unit)**  
Approx. Gross Floor Area: 30.00 sqm

**1 Bedroom B (Inner Unit)**  
Approx. Gross Floor Area: 33.00 sqm

**2 Bedroom A (Inner Unit)**  
Approx. Gross Floor Area: 53.00 sqm

**2 Bedroom B (Inner Unit)**  
Approx. Gross Floor Area: 66.00 sqm

**3 Bedroom A (End Unit)**  
Approx. Gross Floor Area: 83.00 sqm



## 2nd, 12th, 23rd, 33rd & 43rd Floor Level Plan

- Plans reflected as visuals are not to scale.
- Actual configurations and features may vary per unit.
- Please check the specifications of the particular unit you are interested on purchasing with your seller.

EFFECTIVE JULY 2019

# ATRIUM FLOOR

# 16

## units per floor

Note: Standard policy regarding request for tandem shall apply.





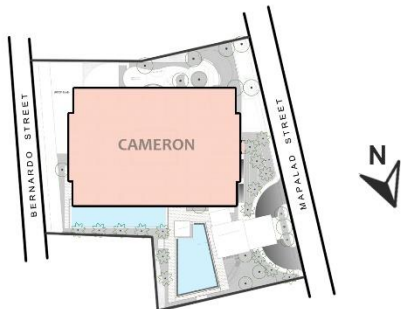
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Approx. Gross Floor Area: 66.00 sqm

**3 Bedroom A (End Unit)**  
Approx. Gross Floor Area: 83.00 sqm



### 3rd-4th, 14th-15th, 24th-25th, 34th-35th & 44th-45th Floor Level Plan

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EFFECTIVE JULY 2019

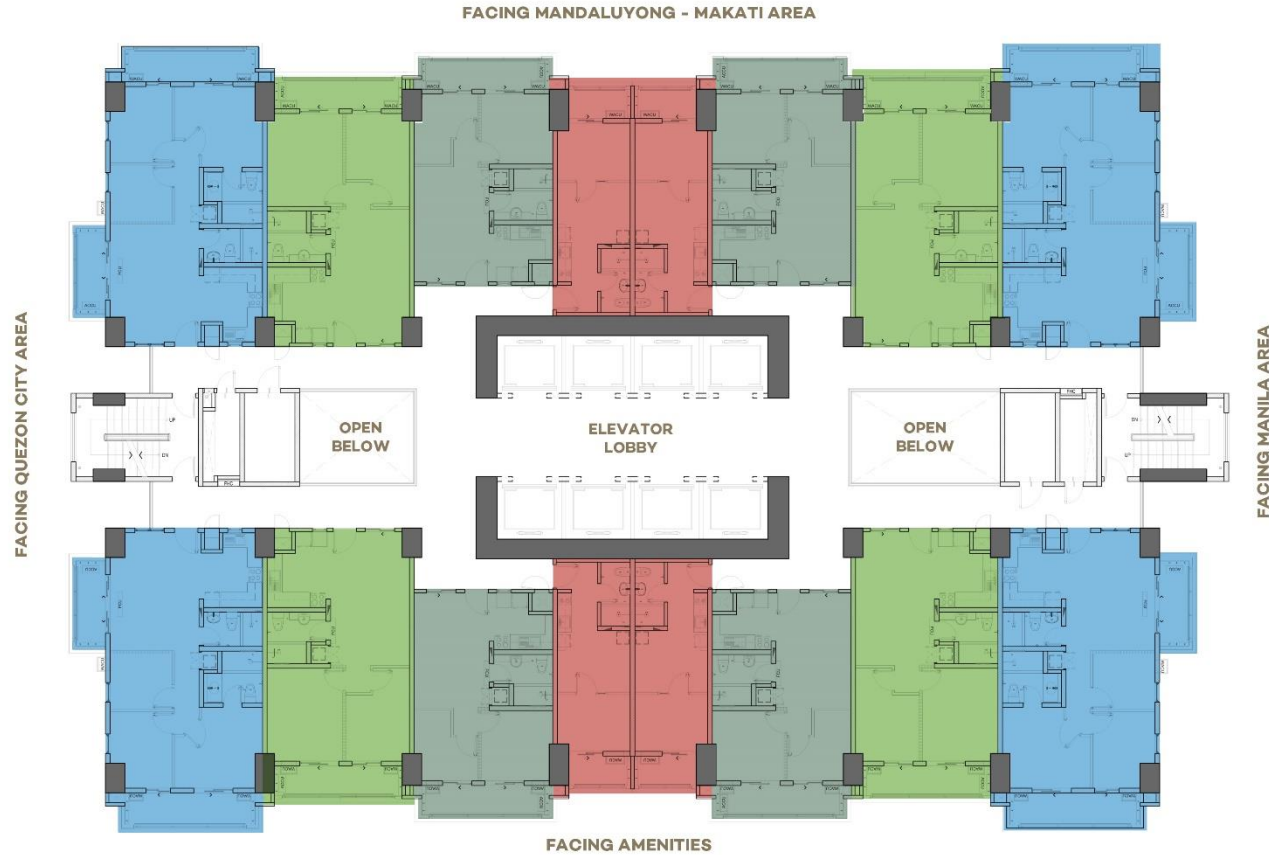
## BREEZEWAY FLOOR

# 16

units per floor

Note: Standard policy regarding request for tandem shall apply.



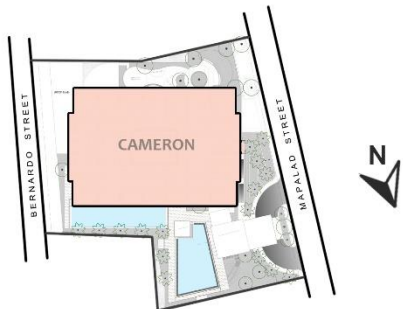


**1 Bedroom A (Inner Unit)**  
Approx. Gross Floor Area: 30.00 sqm

**2 Bedroom A (Inner Unit)**  
Approx. Gross Floor Area: 53.00 sqm

**2 Bedroom B (Inner Unit)**  
Approx. Gross Floor Area: 66.00 sqm

**3 Bedroom A (End Unit)**  
Approx. Gross Floor Area: 83.00 sqm



**5th-6th, 10th-11th, 16th-17th, 21st-22nd, 26th-27th, 31st-32nd,  
36th-37th, 41st-42nd & 46th-PH Floor Level Plan**

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EFFECTIVE JULY 2019

**TYPICAL  
FLOOR**

**16**

**units per floor**

Note: Standard policy regarding request for tandem shall apply.



# ATRIUM FLOOR



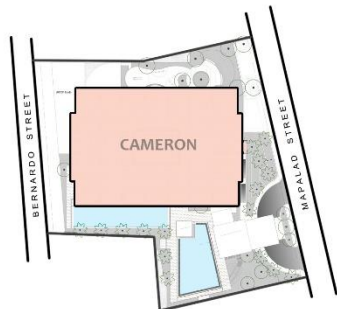
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Approx. Gross Floor Area: 53.00 sqm

**2 Bedroom B (Inner Unit)**  
Approx. Gross Floor Area: 66.00 sqm

**3 Bedroom A (End Unit)**  
Approx. Gross Floor Area: 83.00 sqm



## 7th, 18th, 28th & 38th Floor Level Plan

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- Please check the specifications of the particular unit you are interested on purchasing with your seller.

# 16

units per floor

Note: Standard policy regarding request for tandem shall apply.





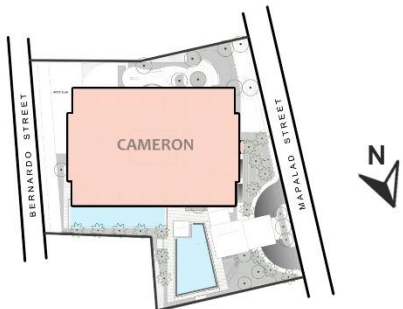
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Approx. Gross Floor Area: 30.00 sqm

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Approx. Gross Floor Area: 33.00 sqm

**2 Bedroom A (Inner Unit)**  
Approx. Gross Floor Area: 53.00 sqm

**2 Bedroom B (Inner Unit)**  
Approx. Gross Floor Area: 66.00 sqm

**3 Bedroom A (End Unit)**  
Approx. Gross Floor Area: 83.00 sqm



### 8th-9th, 19th-20th, 29th-30th & 39th-40th Floor Level Plan

- Plans reflected as visuals are not to scale.
- Actual configurations and features may vary per unit.
- Please check the specifications of the particular unit you are interested on purchasing with your seller.

EFFECTIVE JULY 2019

## BREEZEWAY FLOOR

# 16

units per floor

Note: Standard policy regarding request for tandem shall apply.



<b>UNIT TYPE</b>	<b>1 BR A</b>
<b>LOCATION</b>	<b>Inner Unit</b>
<b>UNIT AREA</b>	<b>26.0 sqm</b>
<b>GROSS AREA</b>	<b>30.0 sqm</b>



## 1-BEDROOM A INNER UNIT

### AREA ALLOCATION

LIVING & DINING	6.70 sqm
KITCHEN	7.35
BEDROOM	8.05
TOILET & BATH	3.90
BALCONY	4.00

**APPROX. GROSS FLOOR AREA: 30.00 sqm**

- DIMENSIONS AND AREAS MAY VARY BASED ON ACTUAL SITE CONDITION.
- FURNITURE AND APPLIANCES ARE NOT INCLUDED.
- KEY PLAN IS BASED ON TYPICAL FLOOR

FACING MAKATI - MANDALUYONG AREA



FACING AMENITIES  
CAMERON

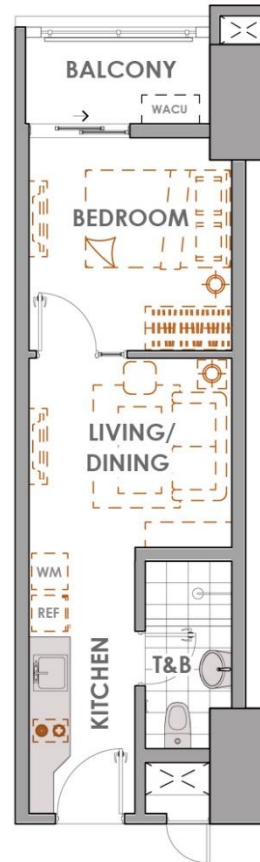


EFFECTIVE JULY 2019

Floor plans reflected as visuals are not to scale. Actual configurations and features may vary per unit. Please check the unit specifications with your seller.



<b>UNIT TYPE</b>	<b>1 BR B</b>
<b>LOCATION</b>	<b>Inner Unit</b>
<b>UNIT AREA</b>	<b>29.0 sqm</b>
<b>GROSS AREA</b>	<b>33.0 sqm</b>



FACING MAKATI - MANDALUYONG AREA



FACING AMENITIES  
CAMERON



## 1-BEDROOM B INNER UNIT

### AREA ALLOCATION

LIVING & DINING	8.25 sqm
KITCHEN	6.00
BEDROOM	9.60
TOILET & BATH	5.15
BALCONY	4.00

**APPROX. GROSS FLOOR AREA: 33.00 sqm**

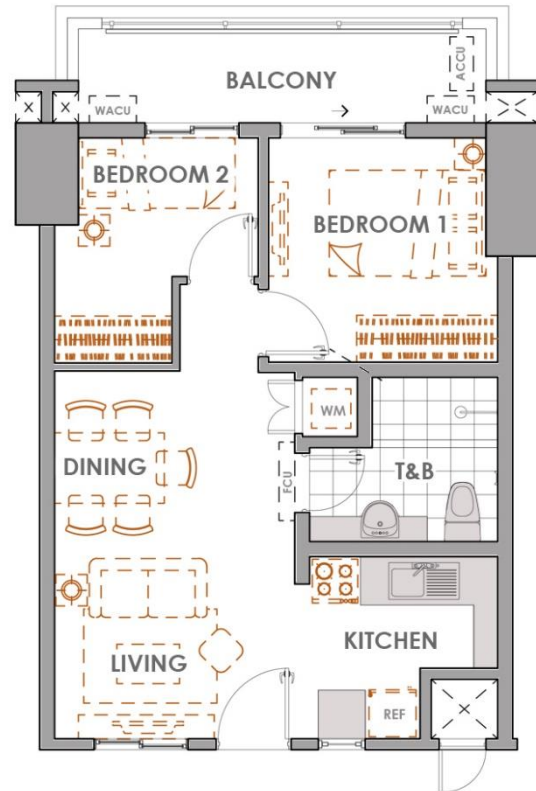
- DIMENSIONS AND AREAS MAY VARY BASED ON ACTUAL SITE CONDITION.
- FURNITURE AND APPLIANCES ARE NOT INCLUDED.
- KEY PLAN IS BASED ON TYPICAL FLOOR

EFFECTIVE JULY 2019

Floor plans reflected as visuals are not to scale. Actual configurations and features may vary per unit. Please check the unit specifications with your seller.



<b>UNIT TYPE</b>	<b>2 BR A</b>
<b>LOCATION</b>	<b>Inner Unit</b>
<b>UNIT AREA</b>	<b>46.0 sqm</b>
<b>GROSS AREA</b>	<b>53.0 sqm</b>



FACING MAKATI - MANDALUYONG AREA



FACING AMENITIES  
CAMERON



## 2-BEDROOM A INNER UNIT

### AREA ALLOCATION

LIVING & DINING	16.85 sqm
KITCHEN	6.10
BEDROOM 1	9.70
BEDROOM 2	7.35
TOILET & BATH	6.00
BALCONY	7.00

**APPROX. GROSS FLOOR AREA: 53.00 sqm**

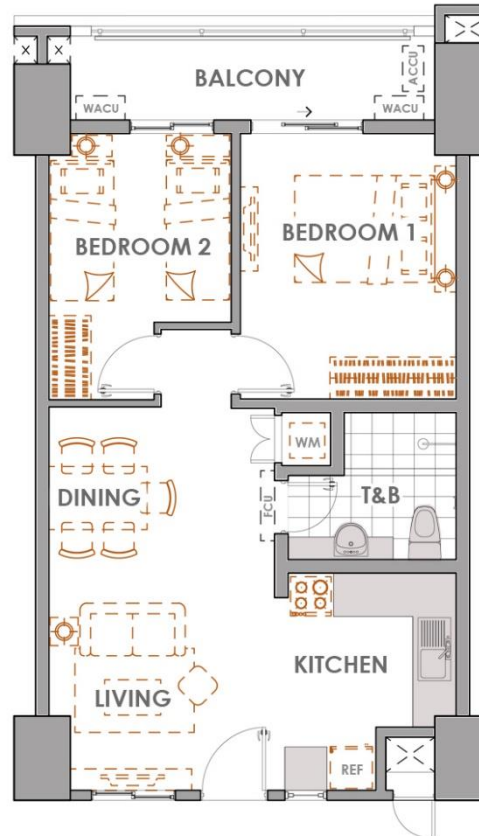
- DIMENSIONS AND AREAS MAY VARY BASED ON ACTUAL SITE CONDITION.
- FURNITURE AND APPLIANCES ARE NOT INCLUDED.
- KEY PLAN IS BASED ON TYPICAL FLOOR

EFFECTIVE JULY 2019

Floor plans reflected as visuals are not to scale. Actual configurations and features may vary per unit. Please check the unit specifications with your seller.



<b>UNIT TYPE</b>	<b>2 BR B</b>
<b>LOCATION</b>	<b>Inner Unit</b>
<b>UNIT AREA</b>	<b>58.0 sqm</b>
<b>GROSS AREA</b>	<b>66.0 sqm</b>



FACING MAKATI - MANDALUYONG AREA



FACING AMENITIES  
CAMERON

## 2-BEDROOM B INNER UNIT

### AREA ALLOCATION

LIVING & DINING	20.35 sqm
KITCHEN	8.60
BEDROOM 1	13.15
BEDROOM 2	9.90
TOILET & BATH	6.00
BALCONY	8.00

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**APPROX. GROSS FLOOR AREA: 66.00 sqm**

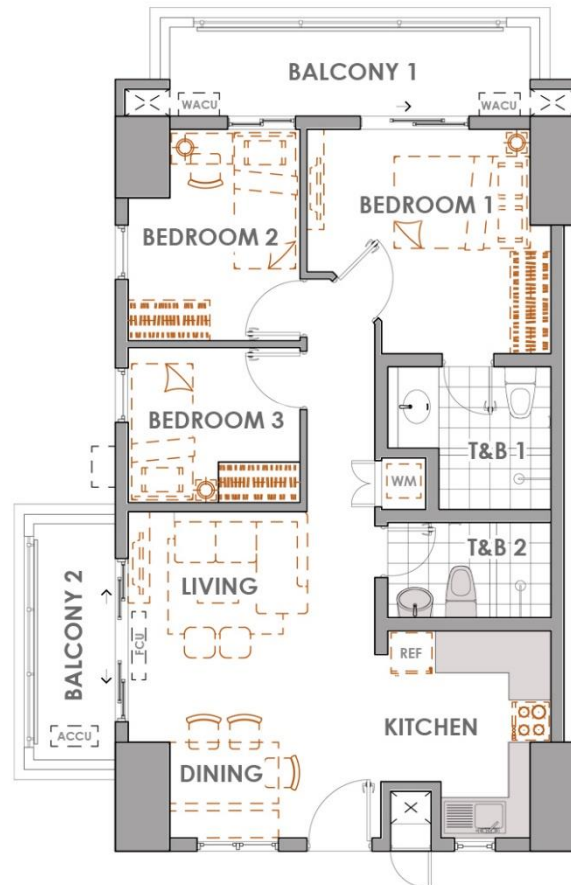
- DIMENSIONS AND AREAS MAY VARY BASED ON ACTUAL SITE CONDITION.
- FURNITURE AND APPLIANCES ARE NOT INCLUDED.
- KEY PLAN IS BASED ON TYPICAL FLOOR

EFFECTIVE JULY 2019

Floor plans reflected as visuals are not to scale. Actual configurations and features may vary per unit. Please check the unit specifications with your seller.



<b>UNIT TYPE</b>	<b>3 BR A</b>
<b>LOCATION</b>	<b>Inner Unit</b>
<b>UNIT AREA</b>	<b>70.0 sqm</b>
<b>GROSS AREA</b>	<b>83.0 sqm</b>



FACING MAKATI - MANDALUYONG AREA



FACING AMENITIES  
CAMERON



## 3-BEDROOM A END UNIT

### AREA ALLOCATION

LIVING & DINING	23.30 sqm
KITCHEN	8.60
BEDROOM 1	12.25
BEDROOM 2	9.25
BEDROOM 3	6.60
TOILET & BATH 1	5.90
TOILET & BATH 2	4.10
BALCONY 1	8.00
BALCONY 2	5.00

**APPROX. GROSS FLOOR AREA: 83.00 sqm**

- DIMENSIONS AND AREAS MAY VARY BASED ON ACTUAL SITE CONDITION.
- FURNITURE AND APPLIANCES ARE NOT INCLUDED.
- KEY PLAN IS BASED ON TYPICAL FLOOR

EFFECTIVE JULY 2019

Floor plans reflected as visuals are not to scale. Actual configurations and features may vary per unit. Please check the unit specifications with your seller.





FACING MAKATI - MANDALUYONG AREA



FACING AMENITIES  
CAMERON



## 4-BEDROOM TANDEM UNIT

### AREA ALLOCATION

LIVING & DINING	35.80 sqm
KITCHEN	6.30
BEDROOM 1	23.70
BEDROOM 2	7.70
BEDROOM 3	9.70
BEDROOM 4	8.80
TOILET & BATH 1	6.00
TOILET & BATH 2	6.00
BALCONY 1	8.00
BALCONY 2	7.00

**APPROX. GROSS FLOOR AREA: 119.00 sqm**

- DIMENSIONS AND AREAS MAY VARY BASED ON ACTUAL SITE CONDITION.
- FURNITURE AND APPLIANCES ARE NOT INCLUDED.
- KEY PLAN IS BASED ON TYPICAL FLOOR

EFFECTIVE JULY 2019

Floor plans reflected as visuals are not to scale. Actual configurations and features may vary per unit. Please check the unit specifications with your seller.





# TURNOVER FINISHES

RESIDENTIAL AREA	1 BEDROOM UNIT		2 BEDROOM UNIT		3 BEDROOM UNIT
	26.00 sqm	29.00 sqm	46.00 sqm	58.00 sqm	70.00 sqm
FLOOR FINISHES					
Living, Dining and Kitchen	Vinyl planks with baseboard		Ceramic tiles with baseboard		
Bedrooms	Vinyl planks with baseboard				
Balcony	Ceramic tiles with pebble washout				
Toilet & Bath	Unglazed ceramic tiles				
WALL FINISHES					
Interior Walls	Painted finish				
Toilet	Ceramic tiles, Painted plain cement finish above wall tiles				
CEILING FINISHES					
Living, Dining and Kitchen	Painted plain cement finish				
Bedrooms	Painted plain cement finish				
Toilet & Bath	Painted ficemboard ceiling				
SPECIALTIES					
Kitchen Area	Granite finish countertop with cabinet system				
Toilet & Bath	Mirror Cabinet		Granite finish lavatory countertop		





# TURNOVER FINISHES

RESIDENTIAL AREA	1 BEDROOM UNIT		2 BEDROOM UNIT		3 BEDROOM UNIT
	26.00 sqm	29.00 sqm	46.00 sqm	58.00 sqm	70.00 sqm
DOORS					
Entrance Door	Wooden door on metal jamb				
Bedroom Door	Wooden door on wooden jamb	Wooden door on metal jamb			
Toilet Door	Wooden door with half louver on metal jamb				
Balcony Door	Aluminum sliding framed glass panel with insect screen				
WINDOWS					
	Aluminum framed glass panel with insect screen (except awning windows)				
FINISHING HARDWARE					
Main Door Lockset	Mortise type keyed lockset				
Bedroom Lockset	Lever type keyed lockset				
Toilet lockset	Lever type privacy lockset				





# TURNOVER FINISHES

RESIDENTIAL AREA	1 BEDROOM UNIT		2 BEDROOM UNIT		3 BEDROOM UNIT
	26.00 sqm	29.00 sqm	46.00 sqm	58.00 sqm	70.00 sqm
TOILET AND KITCHEN FIXTURES					
Water Closet	Top flush, one-piece type				
Lavatory	Wall-hung type		Semi-counter top basin		Under counter-top and wall-hung type
Shower Head and Fittings	Exposed shower and mixer type				
Toilet Paper Holder	Recessed type				
Soap Holder	Niche at wall				
Kitchen Sink	Stainless steel, single bowl		Stainless steel, single bowl with one-side drain board		
Kitchen Faucet	Gooseneck type		Rotary lever type		
Toilet Exhaust	Ceiling-mounted exhaust fan				
Kitchen Exhaust	Range hood Provision				
AIR CONDITION					
	Provision for Window-type <sup>[SEP]</sup> Air Conditioning Unit		Provision for Window-type and Split-type <sup>[SEP]</sup> Air Conditioning Unit		





# TURNOVER FINISHES

RESIDENTIAL AREA	1 BEDROOM UNIT		2 BEDROOM UNIT		3 BEDROOM UNIT
	26.00 sqm	29.00 sqm	46.00 sqm	58.00 sqm	70.00 sqm
COMMON AREA					
FLOOR FINISH					
Stairs	Straight to finish concrete with steel angle bar nosing guard				
Hallway/ Corridor	Ceramic tiles with pebble washout				
Roof Deck	Natural stone / homogenous tile with pebble washout				
Driveway / Parking	Straight to finish concrete				
WALL FINISH					
Exterior Wall Finish	Combination of plain and textured paint on cement finish				
Hallway/ Corridor	Painted plain cement finish				
Stairwell	Painted plain cement finish				
CEILING FINISH					
Hallway	Painted paint cement with ficem / gypsum board cladding				





## DISCLAIMER

In its continuing desire to improve the project, DMCI Homes reserves the right to change product features without prior notice and approval. Floor plans and perspectives depicted in this material are for demonstration purposes only and should not be relied upon as final project plans.





**Cameron Residences bears the DMCI Homes Quality Seal, which represents our commitment to deliver homes that are built to last. Your new home is subject to our proprietary quality management system, and comes with a 2-year limited warranty\*.**

\*Property developers typically provide a one-year warranty. DMCI Homes' 2-year limited warranty covers most unit deliverables, except operable items subject to daily wear and tear.

Terms and conditions apply.