



**“The first SMDC development within the Central Business District in the heart of Ortigas Center”**

- Design your own unit concept
- Bare Fitting (ready to accept) Rubbed concrete; Smooth finish

**LOCATION:** Renaissance Towers, Meralco Ave., Barrio ugong, Pasig City

- Located within the exclusive and private Renaissance Tower community

**ACCESS:** Renaissance Complex, Meralco Avenue via:

- Edsa
- Shaw Boulevard
- E. Rodriguez Sr. Ave. (C-5 Libis)

**LOT AREA:** 3,901 sq.m

- 24 Floors (21 Residential) (2 Parking levels) (Ground Floor)
- 1,172 Residential Units
- 56 Units per floor
- 200 Parking Slots

**UNIT TYPE & SIZE**

- MyStudio - 20-21.75 Sq.m
- MyPad - 23.47-25.52 Sq.m
- MyPad w/balcony - 26.93-27.85 Sq.m
- MyFlat -30.08-32.71 Sq.m

**ORIENTATION:**

- NORTH- Julio Vargas, Quezon City
- SOUTH- Renaissance Towers
- EAST- C-5, Antipolo
- WEST- Ortigas CBD, Meralco Ave.

**AMENITIES:**

- 2 Swimming Pools located @ 5<sup>th</sup> flr
- Chillscape Lounge
- Function Rooms
- WiFi Zones (selected areas)

**NEARBY LANDMARKS:**

- Ortigas Home Depot
- Metrowalk
- Medical City
- SM Megamall

**FEATURES:**

- Lobby and reception area
- 24/7 Security
- Property Management Service and Mailroom
- 4 Elevators max. of 21 pax

**PROVISIONS FOR:**

- Telephone line, Cable TV, Window type Air-condition unit
- TOILET AND BATHROOM*
- Exhaust (blower to be provided by unit owner)
- KITCHEN*
- Kitchen exhaust (rangehood to be provided by the owner)

**PRICES STARTS @ 1 MILLION**

- **Price per square meter from 51k to 61k**
- **TLP-Total List Price (excludes 5.5% Other Charges and 12% VAT, If any)**

**PAYMENT TERMS:**

***Reservation Fee 25,000***

- Spot Cash 10% Disc. (30 days after RF)
- 10-90 (10% DP, 90% in 30 months w/ 3% TLP Disc.)
- 20-80 (20% DP, 80% in 30 months w/ 4% TLP Disc.)
- 10-15-75 (10% in 4 months, 15% in 26 months, 75% Lump sum)
- 25-75 (25% in 30 months 75% Lump sum)

***Cheque should be payable to SMDC dated January 30, 2011***

**EXPECTED TURNOVER LAST QUARTER OF 2013 – 1ST QUARTER 2014**

*\*for information and training purposes only. Plans, pricing and details subject to change without prior notice. Under Letter of Intent (LOI) stage.*

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