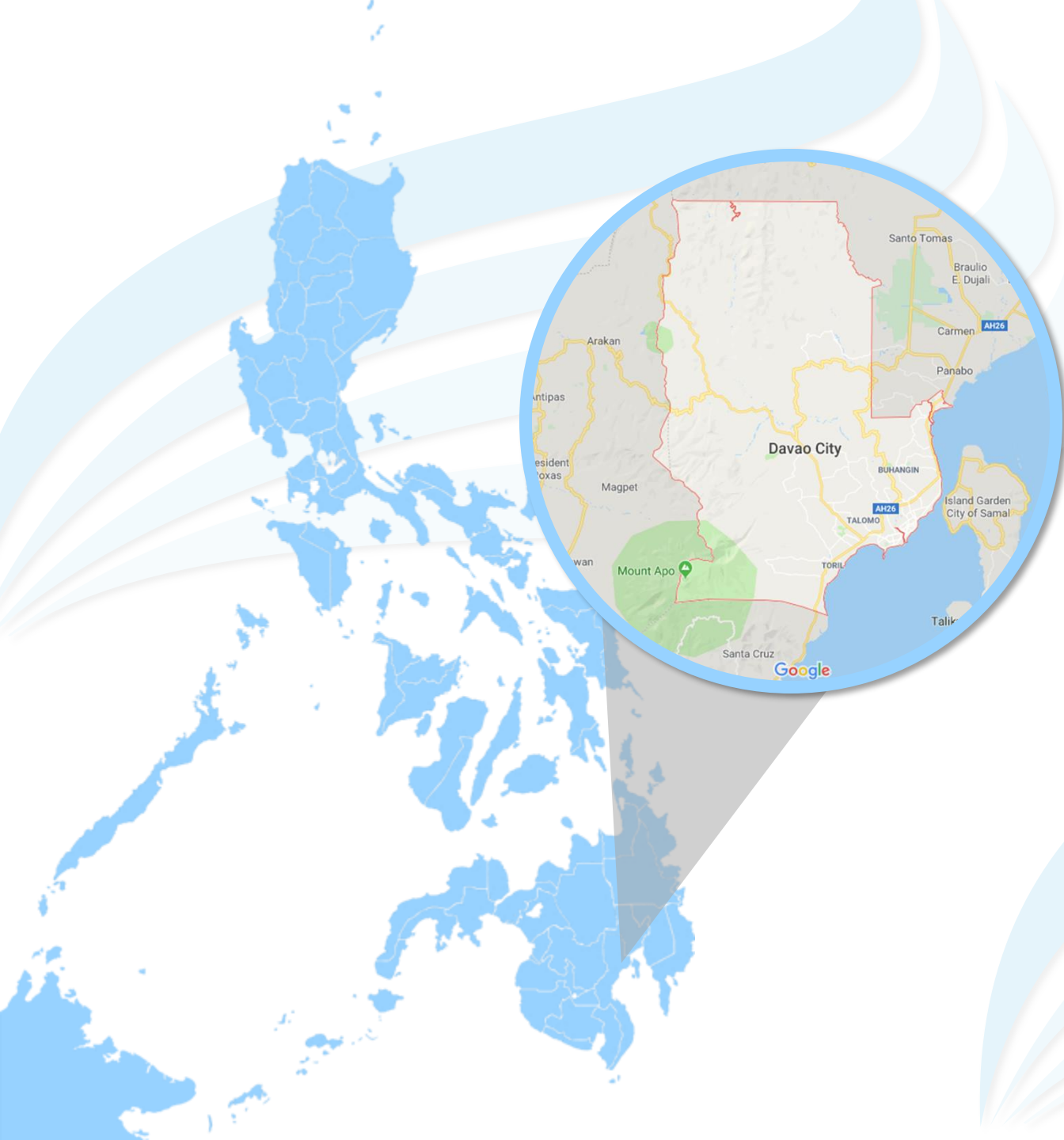


Avida Towers
Abreeza

Life as you imagine it to be.





L I F E I S H E R E



— **2,444 sq.km.**
Land Area



— **Over 1.6M**
Population



LIFE IS HERE



SAFE CITY

Safest City in the Philippines and 2nd in the Asian Region (Numbeo)

GROWING ECONOMY

Davao Region's economy posts 8.6% in 2018. Davao City remains 5th Biggest economy in the country in 2018 (PSA)

TOURIST ARRIVALS ↑

Tourist arrivals in Davao City hit over 1M for 1H 2019

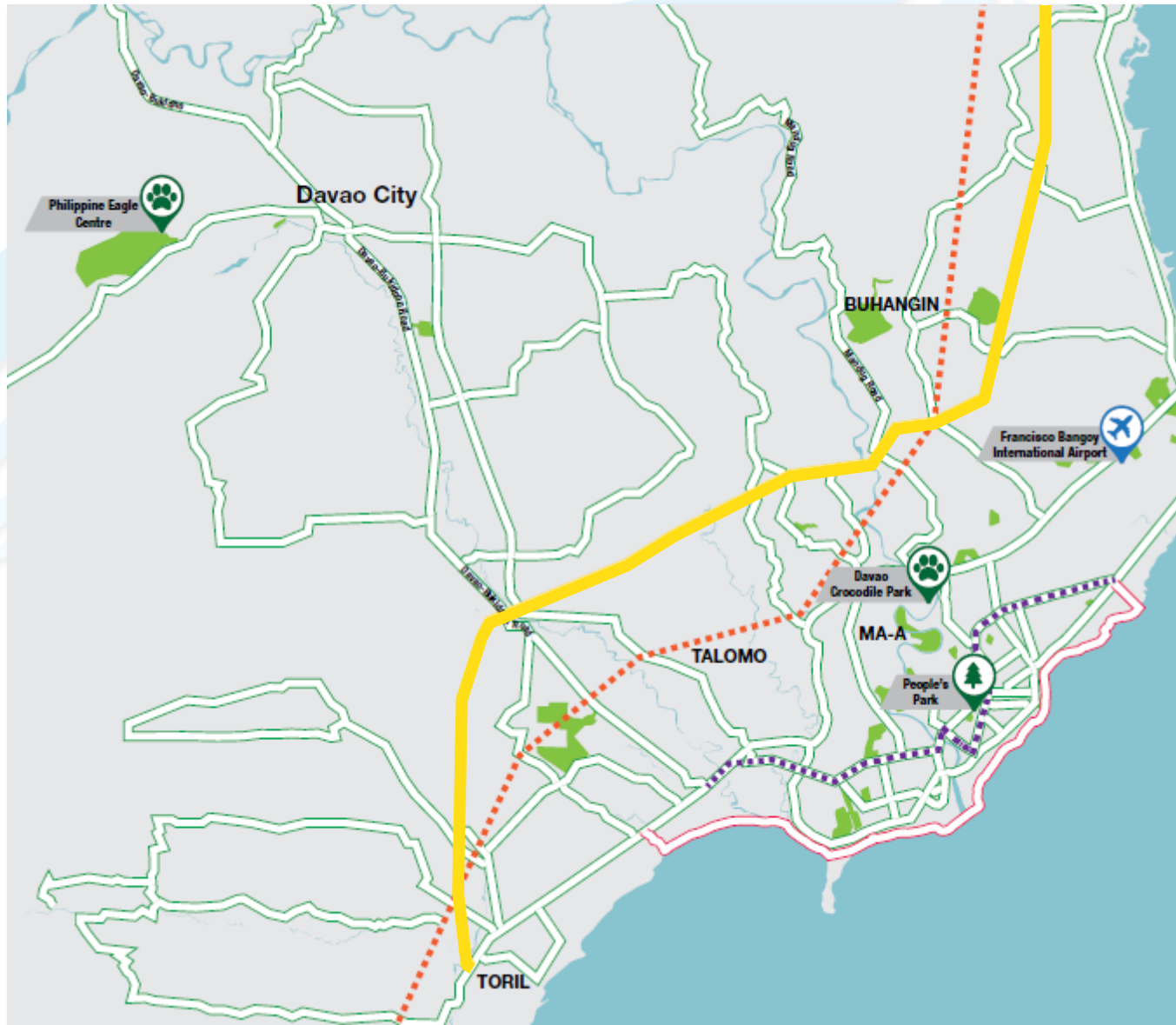
Davao City Transport Modernization








Bypass Road Project

44.6km bypass road with a 2.28-kilometer tunnel

Source: Business World



LEGEND

-  Bypass Road Project
-  High Priority Bus System (HPBS)
-  Coastal Road Project Project
-  Proposed Monorail Project
-  Proposed Mindanao Rail Project






High Priority Bus System

Buses as the new mode of public transport in Davao City by 2022

Source: Business World



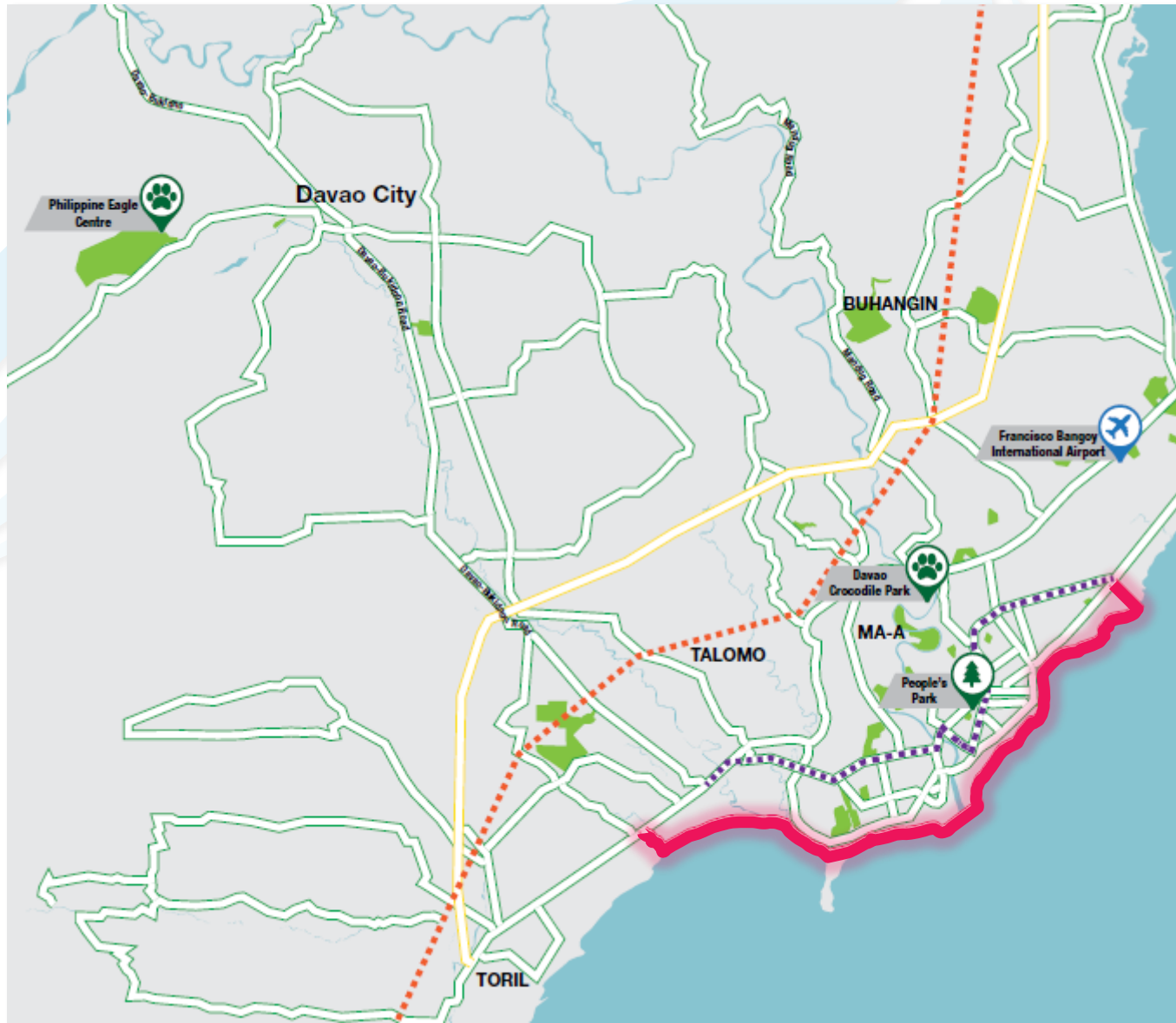
LEGEND

-  Bypass Road Project
-  High Priority Bus System (HPBS)
-  Coastal Road Project Project
-  Proposed Monorail Project
-  Proposed Mindanao Rail Project






Coastal Road Project

19.8km Davao City Coastal Project which will run from Talomo to Poblacion.

Source: Business World



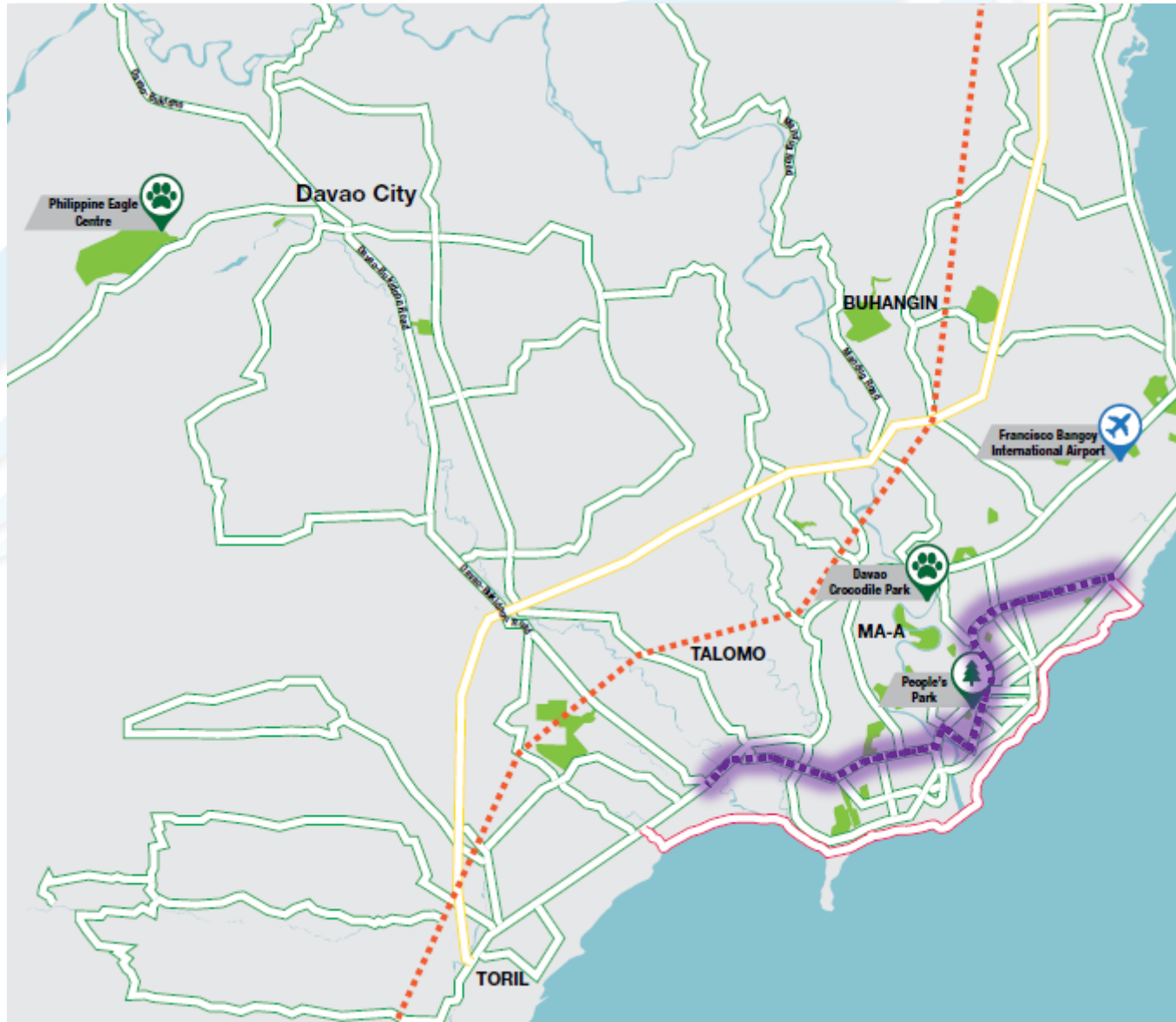
LEGEND

-  Bypass Road Project
-  High Priority Bus System (HPBS)
-  Coastal Road Project
-  Proposed Monorail Project
-  Proposed Mindanao Rail Project






Proposed Monorail Project

Intra-city urban rail transport system called "Davao City Mover Project"

Source: MindaNews



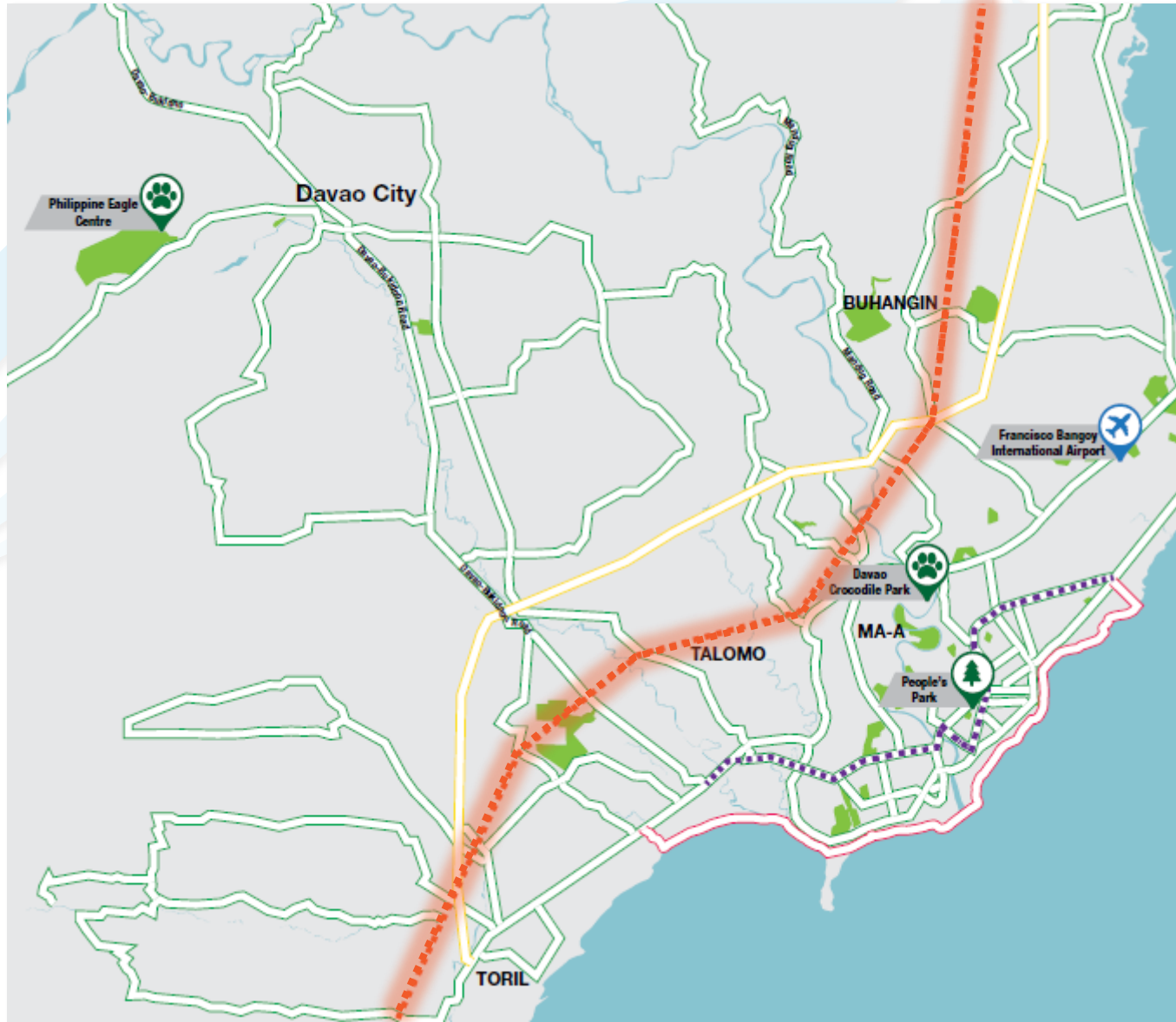
LEGEND

-  Bypass Road Project
-  High Priority Bus System (HPBS)
-  Coastal Road Project
-  Proposed Monorail Project
-  Proposed Mindanao Rail Project






Proposed Mindanao Rail Project

102.28-km commuter railway from
Tagum City in Davao del Norte to
Digos City in Davao del Sur.

Source: DOTR

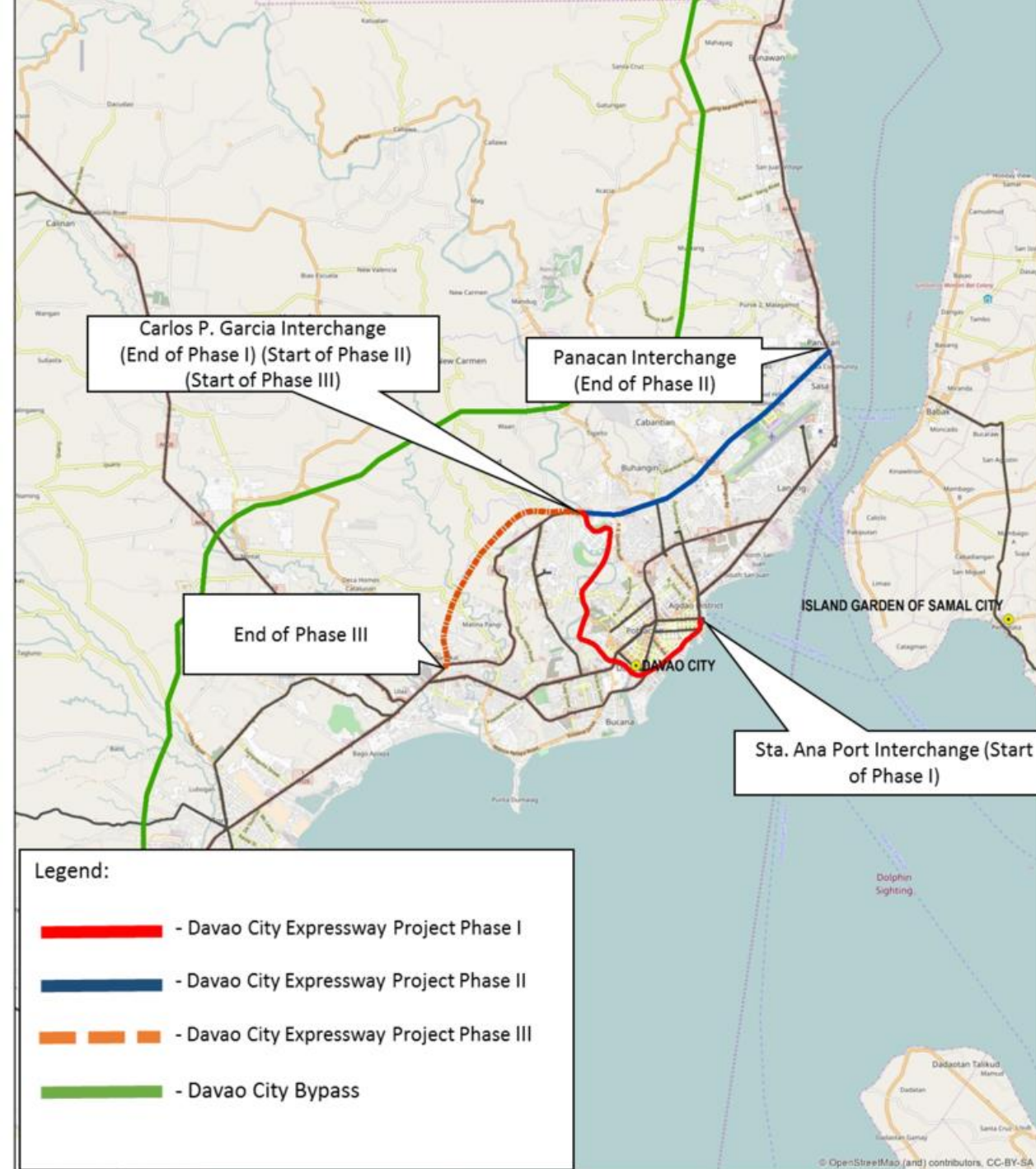


LEGEND

-  Bypass Road Project
-  High Priority Bus System (HPBS)
-  Coastal Road Project
-  Proposed Monorail Project
-  Proposed Mindanao Rail Project

Davao City Expressway Project

23.3km expressway project



Source: MindaNews



Davao Sasa Port Modernization Project

Source: Public-Private Partnership Center

AyalaLand



Abreeza

District

ACCENDO
COMMERCIAL CORP.

RESIDENTIAL

ABREEZA
CORPORATE CENTER

RESIDENTIAL

ABREEZA MALL

SEDA HOTEL

Avida Towers
Abreeza



Ayala Malls Abreeza

Gross Leasable Area: 54,000 sq.m.

- Over 380 outlets and 100 carts
- 4 Digital Cinemas
- Open air food choices
- Indoor Activity Center with Children's Play Area
- Roof Garden & Green open spaces



Actual Photo

Actual Photo



Abreeza Corporate Center

Gross Leasable Area: 4,250 sq.m. (Retail)
9,000 sq.m. (Office)

No. of Floors: 3 Retail Floors
4 Office Floors



Actual Photo

seda ABREEZA

186 Rooms

- Restaurant & Bar
- Function Rooms
- Club Lounge
- Gym
- Swimming Pools
- E-Lounge



Avida Towers
Davao

2 - Tower
Development

2012
Launch

1,053
Saleable Units

2017
Turnover

77,000/sqm
Launched Price

143,000/sqm
Current Price

Avida Towers
Abreeza

Life as you imagine it to be.





Avida Towers
Abreeza

2018
Launch

143,000/sqm
Launch Price

147,000/sqm
Current Price

VICINITY MAP

J.P. Laurel Ave., Brgy. 19-B, Davao City

8.5 kms Airport

1.8 kms Hospital

500 m Church

5 min. Mall

1.8 kms School



The Redemptorist Church



Abreeza Corporate Center



Abreeza Mall



Seda Hotel



Ateneo de Davao University

TO PAN-PHILIPPINE HWY



Davao International Airport



Southern Philippines Medical Center

J.P. LAUREL AVE.

DACUDAO AVE.

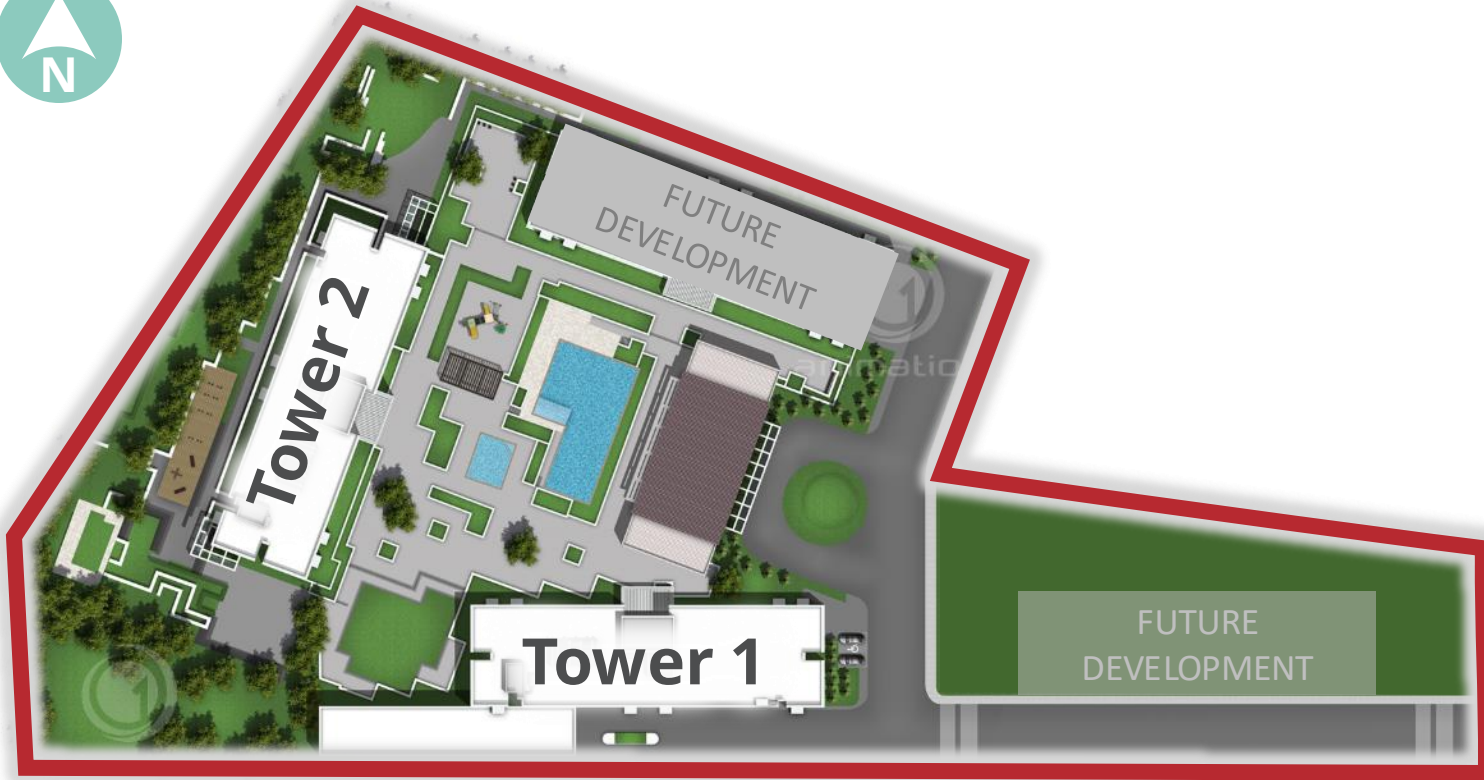
CABAGUIO AVE.

R. CASTILLO ST.



Avida Towers
Abreeza

SITE DEVELOPMENT PLAN

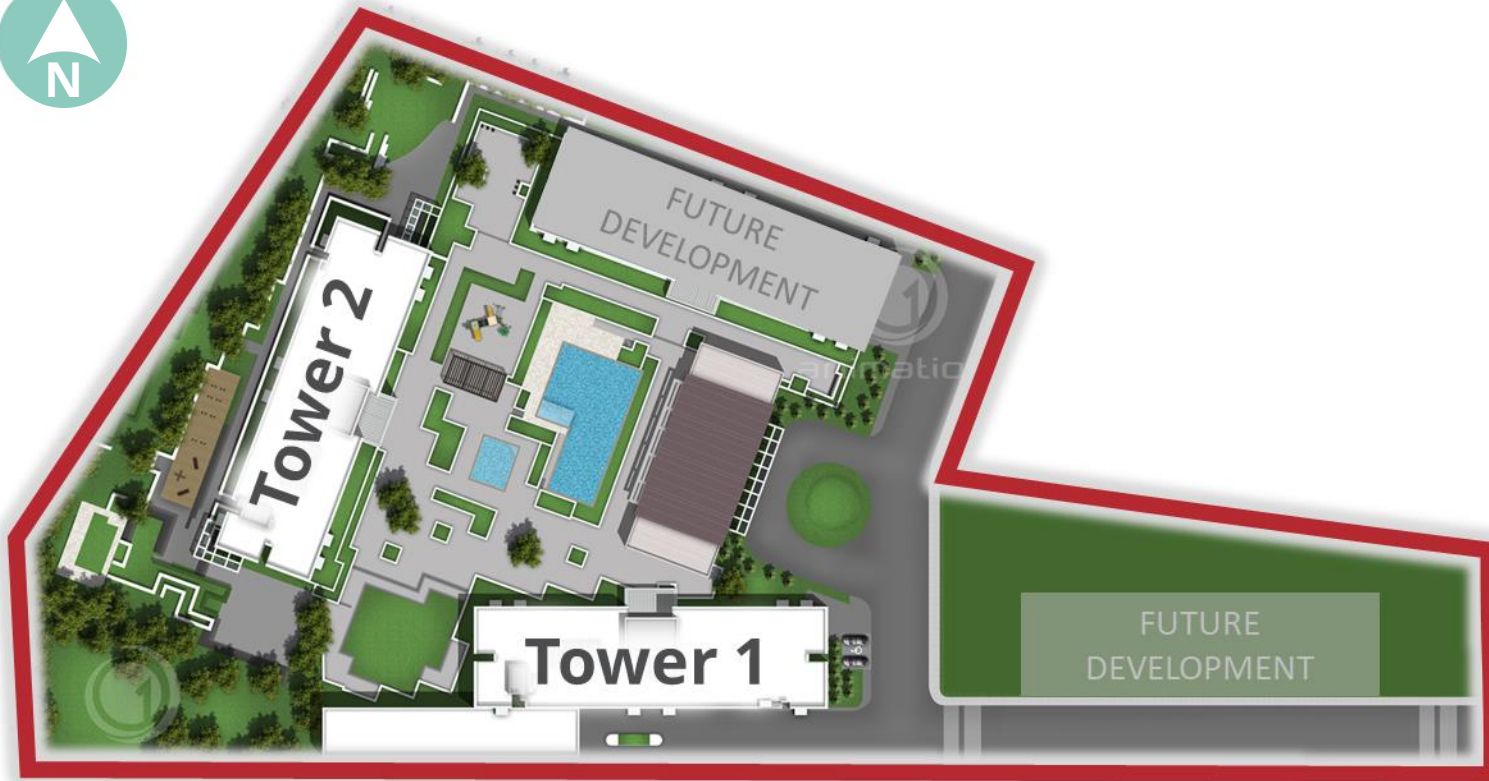


Multi-Tower

Residential
Condominium

**21,298
sq.m.
Total Area**

SITE DEVELOPMENT PLAN



PHASE
01

Tower 1 – Dec 2023
Residential Units
Residential Parking

PHASE
02

Tower 2
Residential Units
Residential Parking

PROJECT OVERVIEW

35

No. Residential Units Per Floor

23

Residential Levels

805 Units

03

Parking Levels

192 Units



Tower 2

FUTURE DEVELOPMENT

Avida Towers
Abreeza

AMENITIES

Clubhouse

Adult Lap pool

Kiddie Pool

Play Area

Lawns

Landscaped Spaces

2 Retail Units (GF)



TYPICAL FLOOR PLAN (TOWER 2)



Avida Towers
Abreeza


FACING MOUNTAIN RANGES



FACING DAVAO CITY



FACING DAVAO CITY

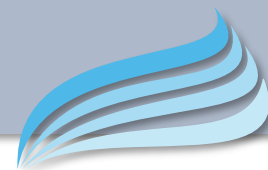
 **Studio**
32 Units

 **1 Bedroom**
2 Units

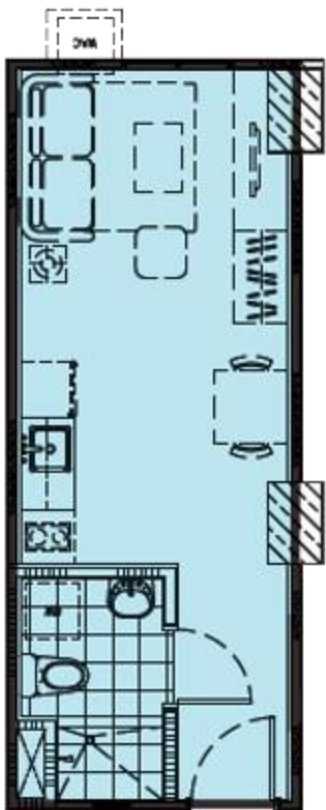
 **2 Bedroom**
1 Units

FACING AMENITIES / DAVAO GULF

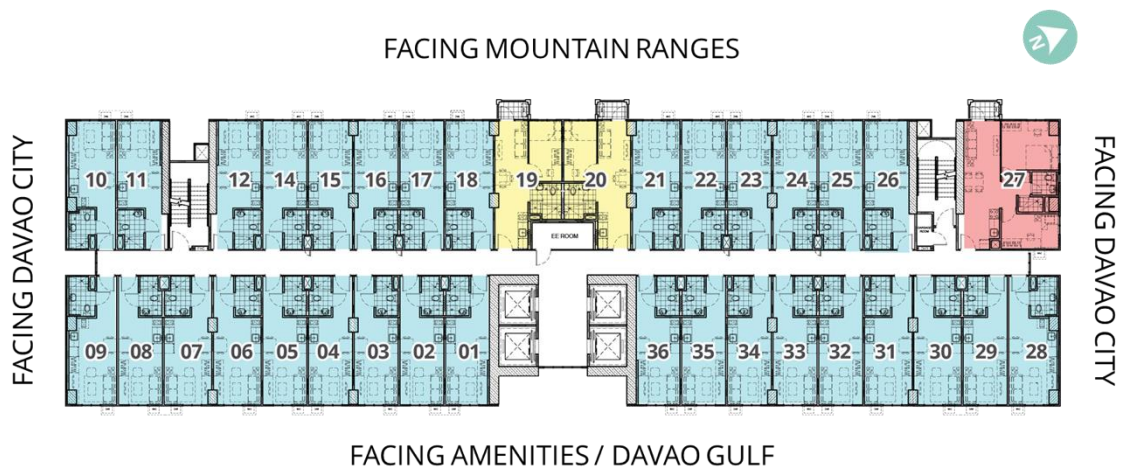
TYPICAL STUDIO UNIT



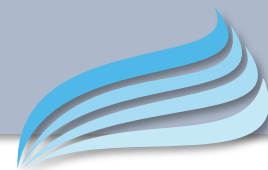
Aida Towers
Abreeza



22.80 sq.m.
APPROX. FLOOR AREA



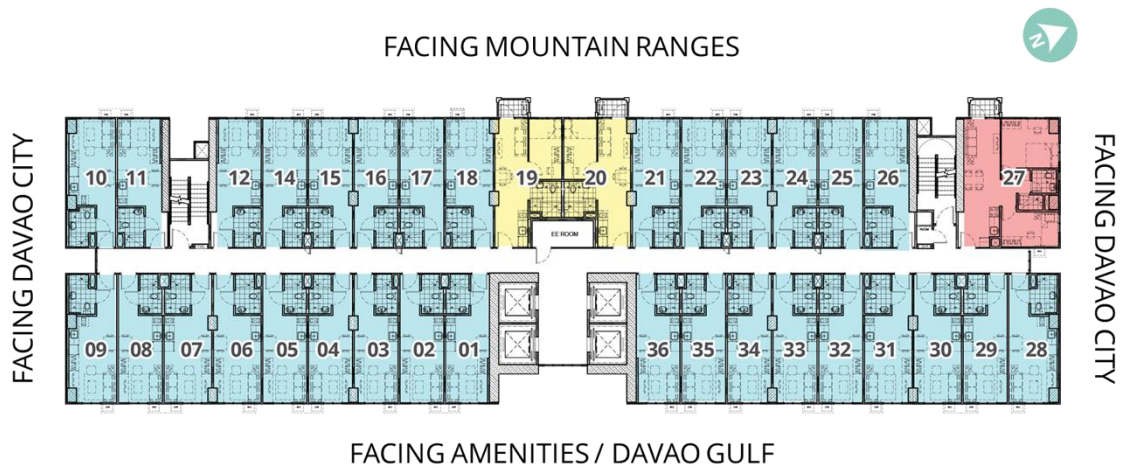
TYPICAL 1 BEDROOM UNIT



Aida Towers
Abreeza



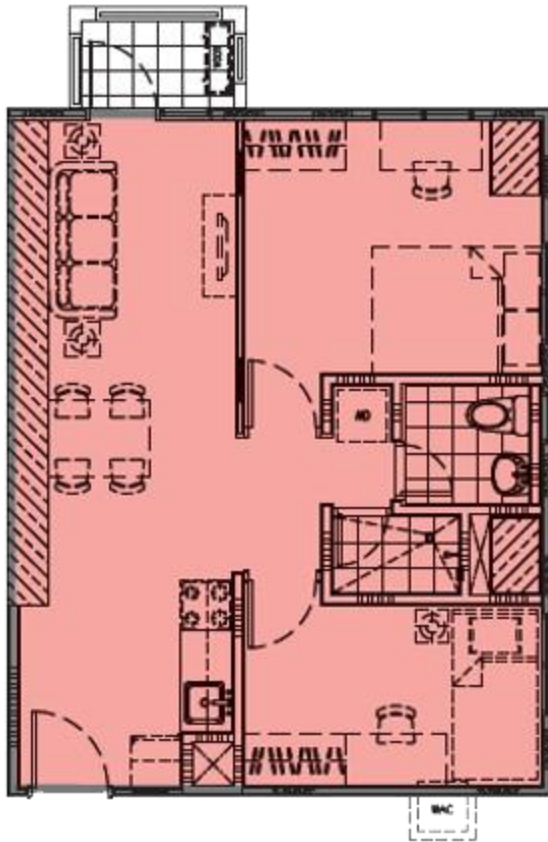
32.90 sq.m.
APPROX. FLOOR AREA



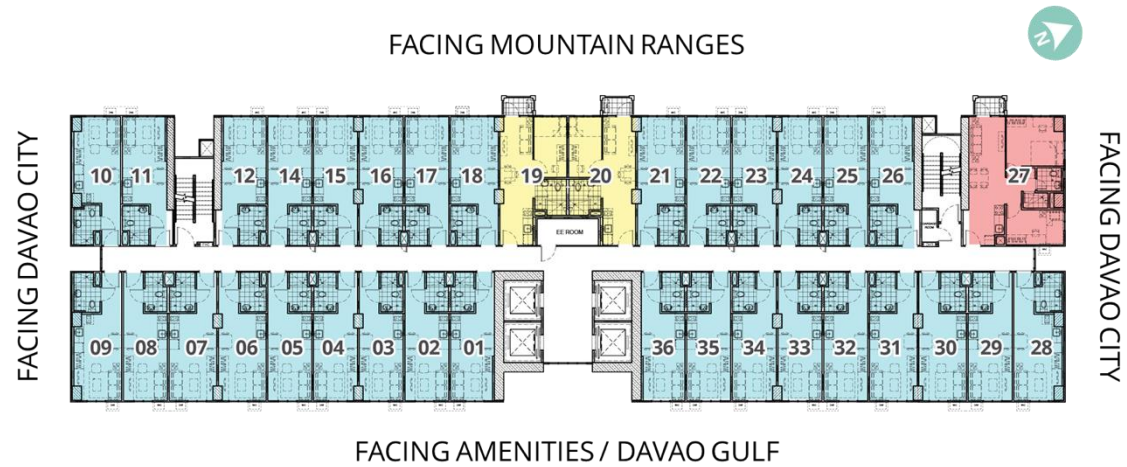
TYPICAL 2 BEDROOM UNIT



Aida Towers
Abreeza



52.20 sq.m.
APPROX. FLOOR AREA



BUILDING FEATURES & PROVISIONS



- ❖ Central Drop-off area
- ❖ Entry/Exit gate with Guard House
- ❖ Lobby for each building
- ❖ 4 passenger elevator units
- ❖ 2 service retail units located at the ground floor
- ❖ Utility room
- ❖ Emergency power – 100% in common areas
- ❖ Fire Detection and Sprinkler System
- ❖ Mailbox per unit located at the lobby
- ❖ Transformer vault & Genset room to be located at the ground floor level
- ❖ Materials Recovery Facility
- ❖ Sewage Treatment Plant
- ❖ Centralized cistern
- ❖ CCTV in common areas

STANDARD DELIVERABLE



Flooring	
Bedroom	Vinyl Tiles
Living / Dining / Kitchen	Vinyl Tiles
Toilet & Bath	300x300mm Ceramic Tile
Balcony	300x300mm Ceramic Tile
Wall	
Bedroom	Painted Finish
Living / Dining / Kitchen	Painted Finish
Toilet & Bath	300x300mm Ceramic Tile
Balcony	Painted Finish
Kitchen & Toilet Finishes	
Counter top	High Pressure Laminate
Cabinet	Laminated MDF Board

UNIT FEATURES & PROVISIONS



Standard Features	Unit Provisions
Smoke Detector	Kitchen, Bedroom
Fire Sprinkler	Living/Dining, Kitchen and Bedroom
Emergency Power	Selected areas in unit
Telephone Lines	1 provision
Provision for Water Heater	Toilet & Bath
Provision for A/C	Window type AC (Studio) Multi Split-type (1BR/2BR)

Avida Towers
Abreeza

**TOWER 2
COMPLETION DATE**

June 2024



Why buy at
Avída Towers
Abreeza

FUTURE DEVELOPMENT

Tower 2

FUTURE DEVELOPMENT

Artist's Perspective

Avida Towers

Why buy at Abreeza

STRATEGIC LOCATION

- Part of the Abreeza District - a complete Ayala Estate
- Located along J.P. Laurel Avenue where there is a concentration of schools, malls and BPO's easily accessible by public transportation

URBAN LIVING CONVENIENCE

- A relaxing community surrounded by wide green spaces
- All you need for living comfortably is within reach
- Maximized living spaces for the Urban dweller

MAXIMIZED INVESTMENT

- Potential for rental yield thru Leasing services by Avida (LSA)
- Convenient property management services for the residents



Avída Towers
Abreeza

LIFE AS
YOU IMAGINE
IT TO BE.

For your future investment, contact 📞:

Rochelle S. Suarez

📞 +63 906 778 9955(Whatsapp/Viber/iMessage/Ph#)

✉️ suarezrochelle@yahoo.com