

WHERE YOUR ASPIRATIONS CONVERGE

Avída Towers
Verge

For your future investment, contact 📞:

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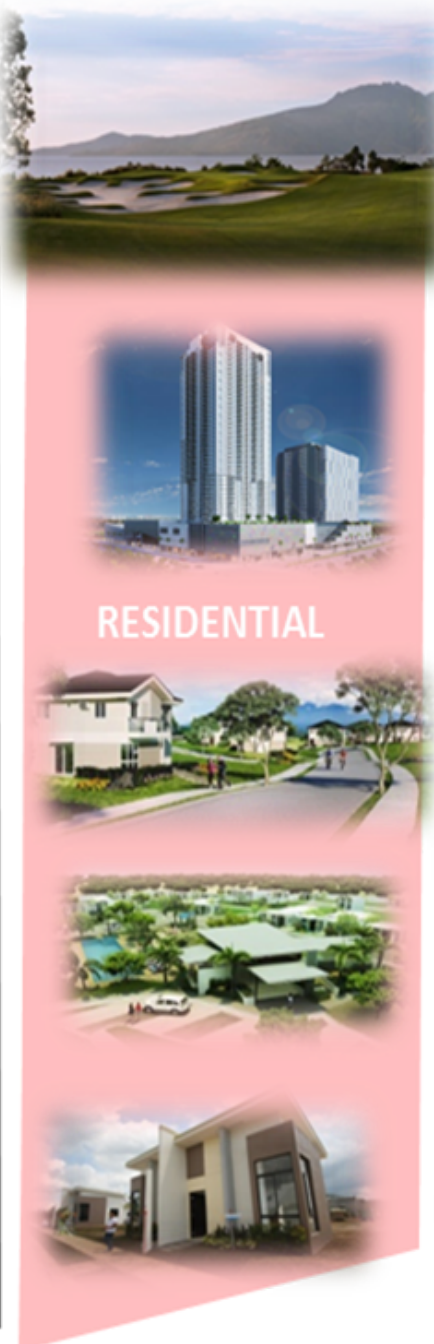
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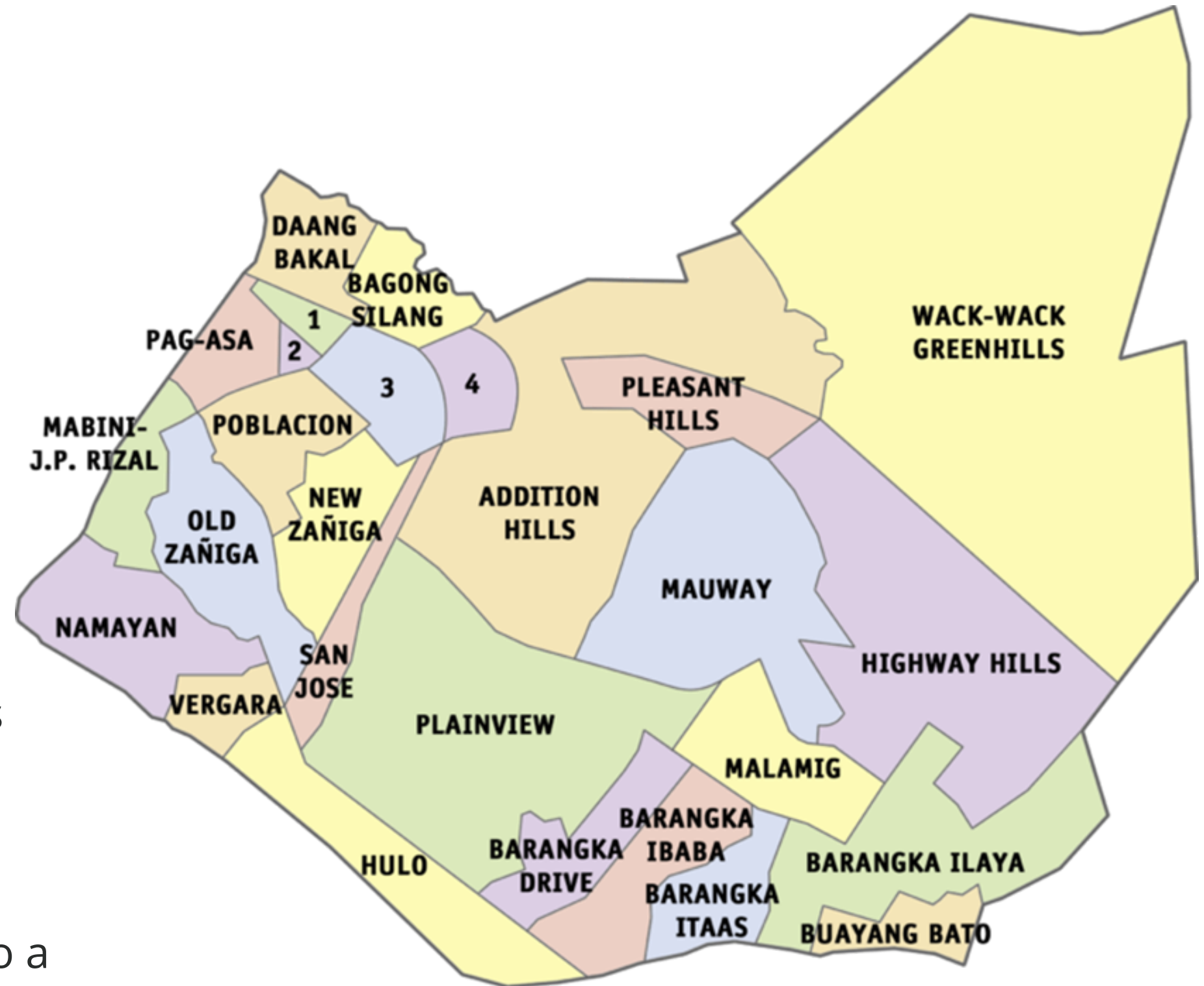
INTEGRATED ARRAY OF REAL ESTATE PRODUCTS



WHY YOU SHOULD LIVE IN MANDALUYONG?

Mandaluyong lies in the middle of the “Golden Triangle” of Makati, Manila, and Quezon City and straddles Metro Manila’s economic beltway that is EDSA.

Deemed as the “Tiger City” because of its vibrant business and economic activity, the city is home to a number of shopping centers, entertainment hubs, commercial establishments, high-rise offices, residential condominiums, and hotels.



WHY YOU SHOULD LIVE IN MANDALUYONG?

Avida Towers Centera

- Launched 2011
- 4 Towers
- 2,526 Residential Units
- 1,040 Parking Slots
- 32 Retail Units

SOLD OUT



WE ALL ASPIRE FOR A PLACE WHERE WORK AND PLAY COME TOGETHER

With its dynamic mix of prestigious businesses, multinational corporations, exceptional academic institutions, and towering shopping centers, Mandaluyong City puts you right in the middle of opportunities and leisure.



Ortigas Center



Bonifacio Global City



Makati CBD

WE ALL ASPIRE FOR A PLACE WHERE COUNTLESS OPPORTUNITIES INTERSECT

Get the ease and comfort you deserve.

Just a couple of blocks from Boni Avenue and Shaw Boulevard MRT stations and a few minutes away from major thoroughfares like EDSA, Ortigas Avenue and Ortigas Avenue, you can get around the Metro conveniently. Whichever direction you're heading, getting to places is never a problem when you're living at the center.





AVIDA DEVELOPMENTS

- 1 Avida Towers Verge
- 2 Avida Towers Centera

WORKPLACES

- 3 Unilab Corporate Center (700 m)
- 4 TV5 Media Center (1.2 km)
- 5 Globe Telecom Plaza (2.4 km)
- 6 Asian Development Bank (2.3 km)
- 7 Teleperformance (700 m)
- 8 Jollibee Corporate Center (1 km)
- 9 Rockwell Center (4.1 km)

SCHOOLS

- 10 Lourdes School of Mandaluyong (950 m)
- 11 University of Asia and The Pacific (1.3 km)
- 12 Saint Pedro Poveda College (2.3 km)
- 13 La Salle Greenhills (2.9 km)
- 14 De La Salle University Rufino Campus (6 km)
- 15 Ateneo Graduate School (4.1 km)



COMMERCIAL ESTABLISHMENTS

16	EDSA Shangri-La	(1.4 km)
17	SM Megamall	(1.2 km)
18	The Podium	(2.6 km)
19	Robinsons Galleria	(2.5 km)
20	Greenfield District	(400 m)
21	Ayala Malls The 30th	(2.3 km)
22	SM Light Mall	(600 m)
23	Capitol Commons	(2.6 km)
24	Kapitolyo	(2.3 km)
25	Uptown Bonifacio	(4.7 km)

BONIFACIO GLOBAL CITY–ORTIGAS LINK BRIDGE



The Santa Monica-Lawton Bridge, also recognized as the Kalayaan Bridge and the Bonifacio Global City-Ortigas Link Bridge, is a four-lane, two-way bridge that connects Lawton Avenue in Makati to Fairlane Street in Kapitolyo, Pasig.

The infrastructure is intended to alleviate traffic congestion on major thoroughfares and serve as an alternative corridor to EDSA and C-5 in Metro Manila. It also aims to shorten the distance between Bonifacio Global City and Pasig City.

Photo by Facebook/DPWH

WE ALL ASPIRE FOR A PLACE WHERE
DAY-TO-DAY AND PASSION MEET





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Avída Towers Verge

Avida Towers Verge is all about being at the heart of everything. It is a home where every important aspect of your life converges—may it be work and leisure, family and friends, and everything in between.

Avida Towers Verge, is a three-tower high-rise condominium development that offers unparalleled access to all the key places in the Metro. Here, your aspirations in life are never too far away.

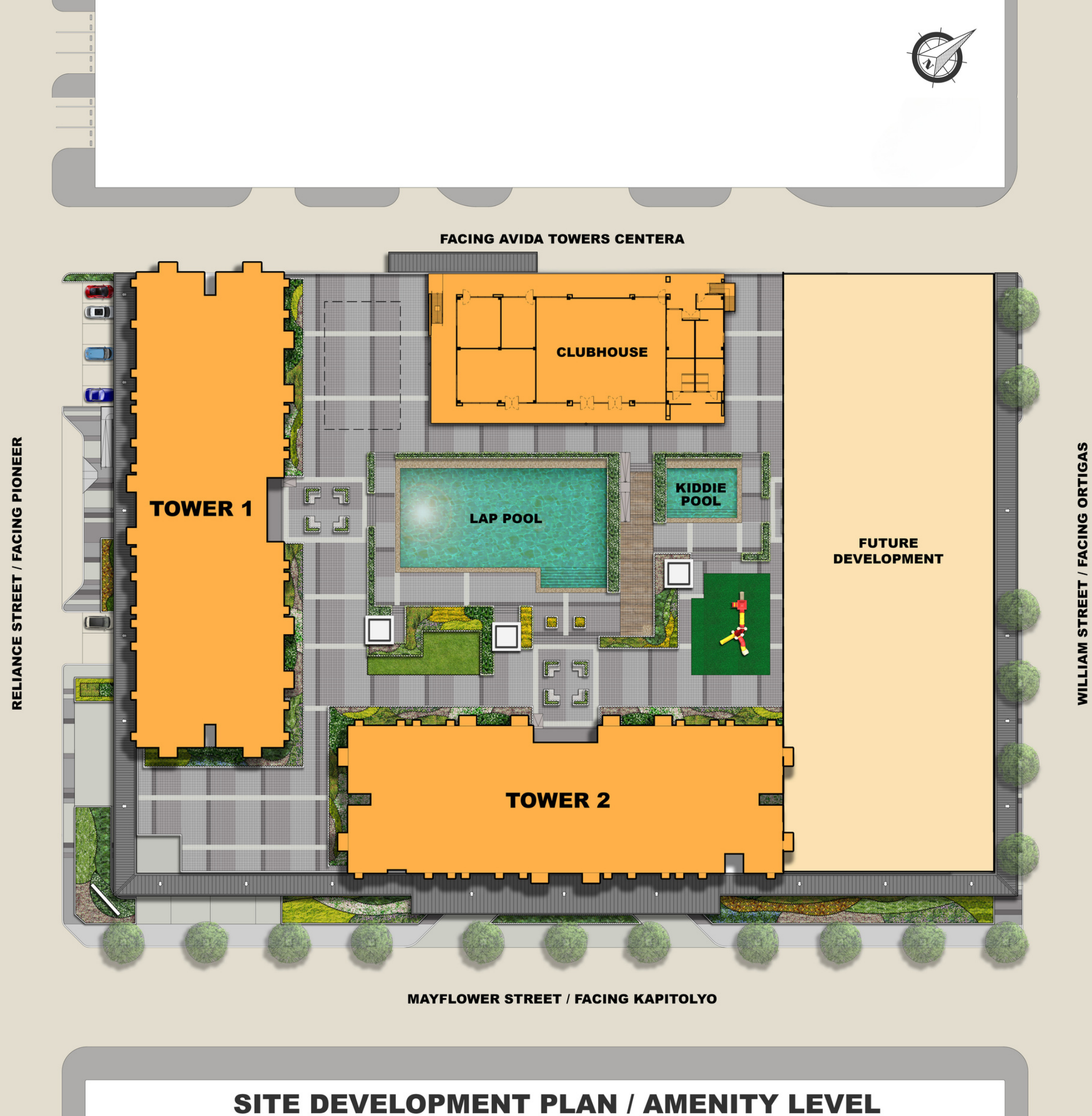


WE ALL ASPIRE FOR A PLACE WHERE
THE THINGS WE LOVE CROSS PATHS



SITE DEVELOPMENT PLAN

Enhancing the laidback ambiance that Avida Towers Verge provides is the amenity level, thoughtfully designed for you to enjoy the fresh air and warmth of the sun.



AMENITIES

- Clubhouse
- Swimming Pool
- Kiddie Pool
- Play Area
- Indoor Gym
- Gazebos

Come together with loved ones in the clubhouse, keep fit at the indoor gym and swimming pool, and let kids run free at the play area while you sit back and relax by the landscape areas.





**WE ALL ASPIRE FOR A HOME WHERE
DREAMS AND REALITY BECOME ONE**

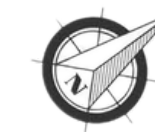


UNIT OFFERINGS

- Junior 1-Bedroom Unit
- 1-Bedroom Unit

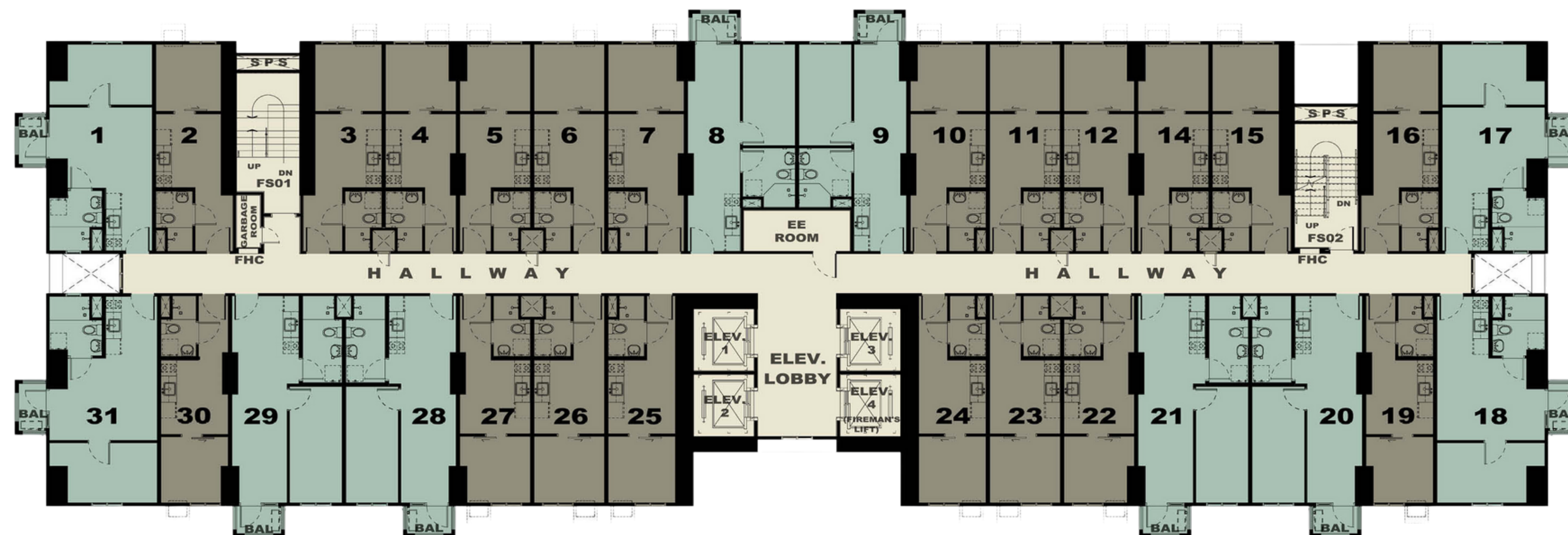
With right-sized unit offerings, enjoy a full and satisfying life at the heart of the Metro. Avida Towers Verge is strategically located along Reliance Street corner Mayflower Street, Barangay Highway Hills, Mandaluyong City.





■ JUNIOR 1 BEDROOM

■ 1 BEDROOM

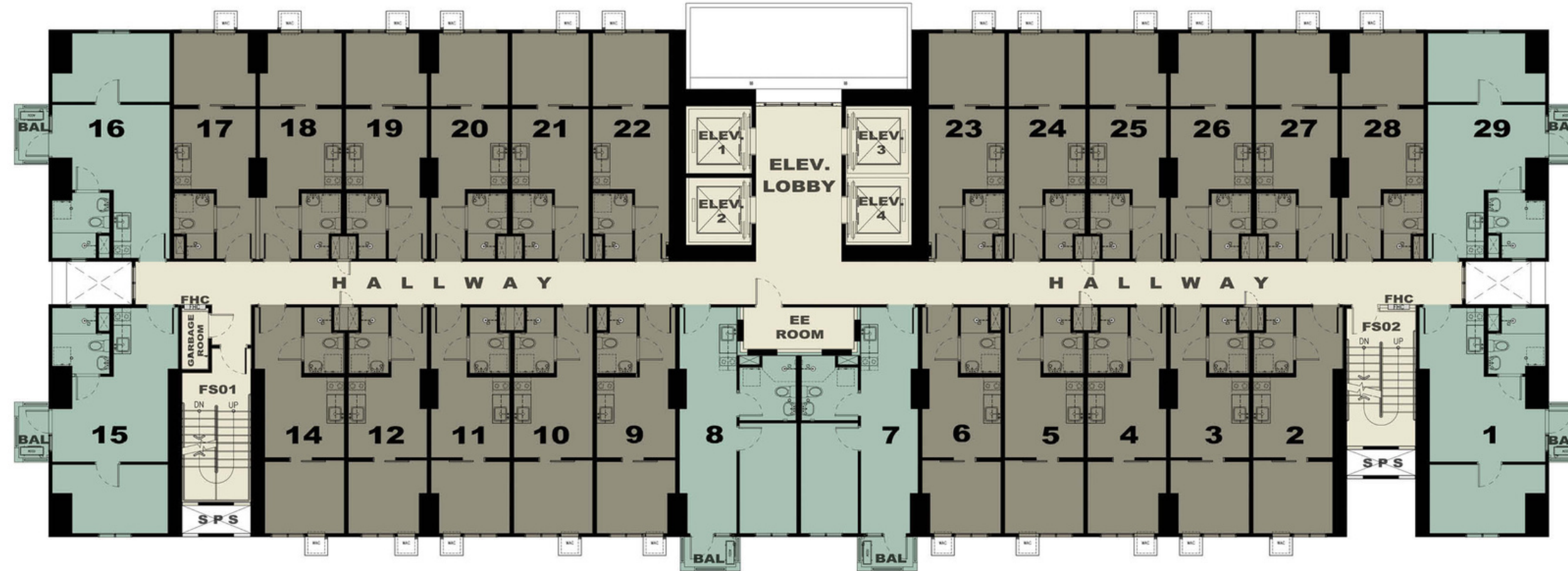


TOWER 1 - TYPICAL FLOOR PLAN

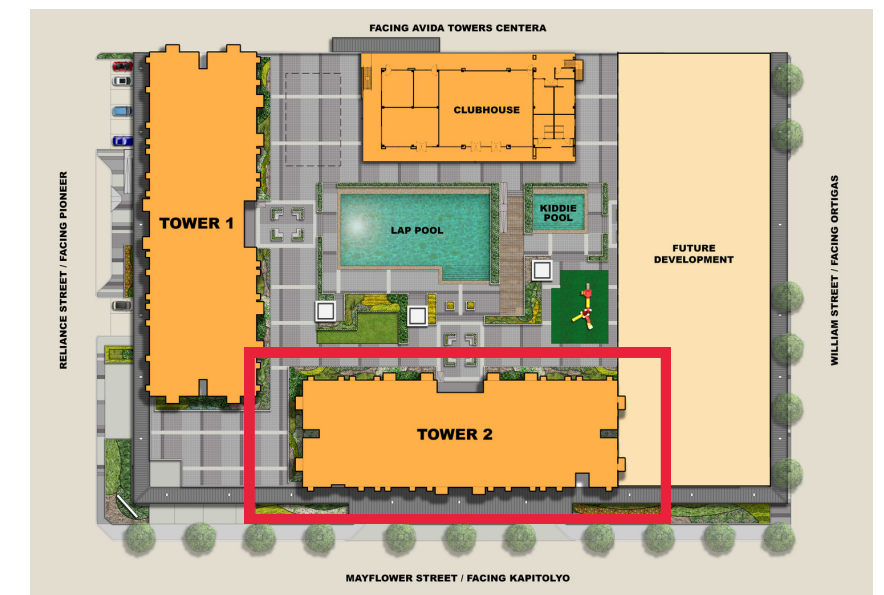


■ JUNIOR 1 BEDROOM

■ 1 BEDROOM



TOWER 2 - TYPICAL FLOOR PLAN



TYPICAL UNIT LAYOUT

JUNIOR 1-BEDROOM UNIT

Area	sqm
Bedroom	7.70
Living / Dining / Kitchen	11.40
Toilet & Bath	3.70
Total Area	22.80



TYPICAL UNIT LAYOUT

1-BEDROOM UNIT

Area	sqm
Bedroom	11.10
Living / Dining / Kitchen	18.40
Toilet & Bath	5.40
Total Area	34.90



UNIT FEATURES & PROVISIONS

Smoke Detector
Emergency Light
Backup Power
Telephone Lines
CATV Outlet
Provision for washer / dryer
Provision for water heater in T&B
Provision for exhaust fan for T&B

Flooring	
Bedroom	Wood Laminate
Living / Dining / Kitchen	Wood Laminate
Toilet & Bath	300x300 Ceramic Tile
Balcony	300x300 Ceramic Tile

Wall	
General Area	Semi Gloss Latex Paint Finish
Toilet & Bath	Painted Plain Cement Finish Above Tile

Kitchen & Toilet Finishes	
Counter top	Solid Surface
Cabinet	Laminated MDF Board

WHY YOU SHOULD INVEST IN AVIDA TOWERS VERGE?

SENSIBLE



SURE

SECURE

SENSIBLE

Avida Towers Verge



SURE

A TRUSTED BRAND

- Developed by Avida Land, a subsidiary of Ayala Land
- 30 years of experience in developing masterplanned communities
- Building code compliant
- 100% budgeted
- Complies with Ayala standard of quality (Design Council)



SECURE

VALUE APPRECIATION

- Secured living experience
- Leasing potential



SENSIBLE

VALUE FOR MONEY

- Strategic location
- Entry to an Ayala Land lifestyle





Roof Deck in Tower 1



Dry Wall Installation on the 4th Residential Level
in Tower 1



PBU, Rebar Installation and Formworks
Installation In Tower 2



11th Residential Level Architectural Works
in Tower 2

To date, construction of machine room and waterproofing of roof deck, ceiling frame installation on the 7th and 9th residential level, dry wall and sliding door installation on the 14th residential level, skim coating on the 20th residential level, levelling at the 30th residential floor are still ongoing, while mock-up units on the 2nd residential level are complete in Tower 1.

On the other hand, structural works such as PBU, rebar and formworks installation from the 19th to 20th residential level, architectural and fit out works of mock-up units on the 3rd residential level, precast bathroom unit installation on the 12th residential level, architectural works from the 1st to 12th residential level and from the 14th to 17th residential level are still ongoing.

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