



DMCI HOMES

Feels real good to be home

INTEROFFICE MEMORANDUM

Reference #: PD-19-09-003

TO : CAM / Sales Management / SAM / DICD
CC : BPU / IT / PD File
FROM : Project Development
DATE : September 03, 2019
SUBJECT : VARIOUS PROJECTS
Price Increase -- Units and Parking

Please be informed that the following projects will be subject to **units and parking price increase** effective **September 18, 2019**.

- Maple Place (MPP)
- Verawood Residences (VWR)
- Ivory Wood (IVW)
- The Birchwood (BWD)

In addition, we will be launching **69 motorcycle parking slots** for Maple Place (MPP).

Kindly refer to the attached updated pricelist for reference. Please note that prices and selling details are subject to change, and as such, both sellers and clients are enjoined to verify at the time of actual purchase.

Furthermore, please be advised that this is strictly for DICD use only. Reproduction of these documents shall be at the discretion of Sales Management.

For your information and guidance.

Thank you.

Endorsed by:

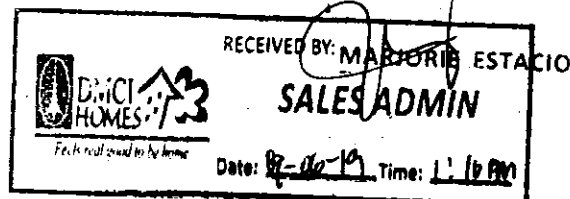
Noted by:

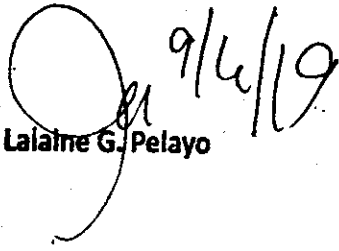
Approved by:


ABB / KVB
PD Managers


DOY
AVP for PD


ARA
President




Lalaine G. Pelayo

Prepared by: John Jairus G. Perez
VARIOUS PROJECTS
Price Increase- Units & Parking
PD-19-09-003

ALDER

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: September 2016

Based on Availability Plan dated October 8, 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
Upper Ground Level						
101	3-Bedroom (End Unit)	65.00	22.00	7.00	94.00	7,504,000.00
102	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
103	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,331,000.00
104	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,331,000.00
105	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
106	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
107	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,331,000.00
108	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
109	3-Bedroom (End Unit)	65.00	22.00	7.00	94.00	7,620,000.00
110	3-Bedroom (End Unit)	65.00	17.50	7.00	89.50	7,654,000.00
111	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
112	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
114	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
115	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
116	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
117	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
118	3-Bedroom (End Unit)	65.00	17.50	7.00	89.50	7,536,000.00
Second Floor						
201	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,998,000.00
202	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,024,000.00
203	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,813,000.00
204	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,813,000.00
205	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,024,000.00
206	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
207	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,813,000.00
208	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,024,000.00
209	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,112,000.00
210	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,344,000.00
211	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
212	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
214	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
215	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
216	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
217	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
218	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
219	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,229,000.00
Third Floor						
301	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,025,000.00
302	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,052,000.00
303	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,837,000.00
304	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,837,000.00
305	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,052,000.00
306	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
307	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,837,000.00
308	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,052,000.00
309	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,141,000.00
310	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,372,000.00

ALDER

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: September 2016

Based on Availability Plan dated October 8, 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
311	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
312	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
314	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
315	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
316	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
317	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
318	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
319	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,257,000.00
Fourth Floor						
401	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,053,000.00
402	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,078,000.00
403	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
404	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
405	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,078,000.00
406	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
407	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
408	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,078,000.00
409	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,168,000.00
410	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,401,000.00
411	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
412	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
414	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
415	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
416	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
417	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
418	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
419	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,287,000.00
Fifth Floor						
501	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,083,000.00
502	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,104,000.00
503	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
504	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
505	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,104,000.00
506	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,944,000.00
507	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
508	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,104,000.00
509	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,199,000.00
510	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,433,000.00
511	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
512	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
514	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,157,000.00
515	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
516	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
517	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
518	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
519	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,315,000.00

[Signature]
KVB DOY



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (PhP)
Sixth Floor						
601	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,112,000.00
602	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,131,000.00
603	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
604	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
605	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,131,000.00
606	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,971,000.00
607	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
608	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,131,000.00
609	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,229,000.00
610	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,461,000.00
611	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
612	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
614	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,183,000.00
615	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
616	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
617	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
618	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
619	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,344,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Price of parking slot is not included in the list price. Parking slots are sold separately.
 - 3. Prices indicated are exclusive of closing fees.
 - 4. Prices may include VAT, if and where applicable.
 - 5. The unit areas may change based on actual site conditions.
 - 6. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 7. Sellers, buyers and representatives are strongly advised to visit the site/unit for actual unit condition prior to purchase.
 - 8. Requests for tandem/alteration will no longer be accepted.

KVB

DOY

ALDER
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: September 2016
Based on Availability Plan dated November 7, 2016



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
Parking Level 1			
A-01	COVERED PARKING	12.50	810,000.00
A-02	COVERED PARKING	12.50	810,000.00
A-03	COVERED PARKING	12.50	810,000.00
A-04	COVERED PARKING	12.50	810,000.00
A-05	COVERED PARKING	12.50	810,000.00
A-06	COVERED PARKING	12.50	810,000.00
A-07	COVERED PARKING	12.50	810,000.00
A-08	COVERED PARKING	12.50	810,000.00
A-09	COVERED PARKING	12.50	810,000.00
A-10	COVERED PARKING	12.50	810,000.00
A-11	COVERED PARKING	12.50	810,000.00
A-12	COVERED PARKING	12.50	810,000.00
A-14	COVERED PARKING	12.50	810,000.00
A-15	COVERED PARKING	12.50	810,000.00
A-16	COVERED PARKING	12.50	810,000.00
A-17	COVERED PARKING	12.50	810,000.00
A-18	COVERED PARKING	12.50	810,000.00
A-19	COVERED PARKING	12.50	810,000.00
A-20	COVERED PARKING	12.50	810,000.00
A-21	COVERED PARKING	12.50	810,000.00
A-22	COVERED PARKING	12.50	810,000.00
A-23	COVERED PARKING	12.50	810,000.00
A-24	COVERED PARKING	12.50	810,000.00
A-25	COVERED PARKING	12.50	810,000.00
A-26	COVERED PARKING	12.50	810,000.00
A-27	COVERED PARKING	12.50	810,000.00
A-28	COVERED PARKING	12.50	810,000.00
A-29	COVERED PARKING	12.50	810,000.00
A-32	COVERED PARKING	12.50	810,000.00
A-33	COVERED PARKING	12.50	810,000.00
A-34	COVERED PARKING	12.50	810,000.00
A-35	COVERED PARKING	12.50	810,000.00
A-36	COVERED PARKING	12.50	810,000.00
A-37	COVERED PARKING	12.50	810,000.00
A-38	COVERED PARKING	12.50	810,000.00
A-39	COVERED PARKING	12.50	810,000.00
A-40	COVERED PARKING	12.50	810,000.00
A-41	COVERED PARKING	12.50	810,000.00
A-42	COVERED PARKING	12.50	810,000.00
A-43	COVERED PARKING	12.50	810,000.00
A-44	COVERED PARKING	12.50	810,000.00
A-45	COVERED PARKING	12.50	810,000.00
A-46	COVERED PARKING	12.50	810,000.00
A-47	COVERED PARKING	12.50	810,000.00
A-48	COVERED PARKING	12.50	810,000.00
A-49	COVERED PARKING	12.50	810,000.00
A-50	COVERED PARKING	12.50	810,000.00

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ALDER
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: September 2016
Based on Availability Plan dated November 7, 2016



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (PhP) (With VAT, where applicable)
A-51	COVERED PARKING	12.50	810,000.00
A-52	COVERED PARKING	12.50	810,000.00
A-53	COVERED PARKING	12.50	810,000.00
A-54	COVERED PARKING	12.50	810,000.00
A-55	COVERED PARKING	12.50	810,000.00
A-56	COVERED PARKING	12.50	810,000.00
A-57	COVERED PARKING	12.50	810,000.00
A-58	COVERED PARKING	12.50	810,000.00
A-59	COVERED PARKING	12.50	810,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Prices indicated are exclusive of closing fees.
 - 3. Prices may include VAT, if and where applicable.
 - 4. The parking slot areas may change based on actual site conditions.
 - 5. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 6. Sellers, buyers and representatives are strongly advised to visit the site/slot for actual parking condition prior to purchase.

KVB

DOY

EVERGREEN

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: January 2017

Based on Availability Plan dated October 8, 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
Upper Ground Level						
101	3-Bedroom (End Unit)	70.00	23.00	7.00	100.00	7,984,000.00
102	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
103	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
104	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
105	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
106	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
107	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
108	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
109	3-Bedroom (End Unit)	70.00	23.00	7.00	100.00	7,857,000.00
110	3-Bedroom (End Unit)	70.00	18.50	7.00	95.50	8,094,000.00
111	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
112	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
114	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
115	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
116	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
117	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
118	3-Bedroom (End Unit)	70.00	18.50	7.00	95.50	8,218,000.00
Second Floor						
201	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,461,000.00
202	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
203	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
204	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
205	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
206	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
207	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
208	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
209	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,336,000.00
210	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,772,000.00
211	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
212	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
214	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
215	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
216	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
217	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
218	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
219	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,897,000.00
Third Floor						
301	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,493,000.00
302	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
303	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
304	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
305	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
306	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
307	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
308	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
309	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,367,000.00
310	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,803,000.00

KVB
DOY

EVERGREEN

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: January 2017

Based on Availability Plan dated October 8, 2013

The Birchwood

UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
311	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
312	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
314	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
315	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
316	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
317	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
318	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
319	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,930,000.00
Fourth Floor						
401	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,522,000.00
402	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
403	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
404	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
405	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
406	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
407	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
408	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
409	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,399,000.00
410	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,835,000.00
411	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
412	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
414	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
415	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
416	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
417	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
418	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
419	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,962,000.00
Fifth Floor						
501	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,555,000.00
502	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
503	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
504	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,935,000.00
505	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
506	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
507	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
508	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
509	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,429,000.00
510	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,866,000.00
511	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
512	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
514	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
515	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
516	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,157,000.00
517	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
518	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
519	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,992,000.00

[Signature]
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DOY

EVERGREEN

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: January 2017

Based on Availability Plan dated October 8, 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
Sixth Floor						
601	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,585,000.00
602	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
603	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
604	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,964,000.00
605	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
606	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
607	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
608	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
609	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,461,000.00
610	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,897,000.00
611	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
612	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
614	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
615	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
616	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,183,000.00
617	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
618	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
619	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	8,025,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Price of parking slot is not included in the list price. Parking slots are sold separately.
 - 3. Prices indicated are exclusive of closing fees.
 - 4. Prices may include VAT, if and where applicable.
 - 5. The unit areas may change based on actual site conditions.
 - 6. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 7. Sellers, buyers and representatives are strongly advised to visit the site/unit for actual unit condition prior to purchase.
 - 8. Requests for tandem/alteration will no longer be accepted.

KVB

DOY



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
Parking Level 1			
B-01	COVERED PARKING	12.50	810,000.00
B-02	COVERED PARKING	12.50	810,000.00
B-03	COVERED PARKING	12.50	810,000.00
B-04	COVERED PARKING	12.50	810,000.00
B-05	COVERED PARKING	12.50	810,000.00
B-06	COVERED PARKING	12.50	810,000.00
B-07	COVERED PARKING	12.50	810,000.00
B-08	COVERED PARKING	12.50	810,000.00
B-09	COVERED PARKING	12.50	810,000.00
B-10	COVERED PARKING	12.50	810,000.00
B-11	COVERED PARKING	12.50	810,000.00
B-12	COVERED PARKING	12.50	810,000.00
B-14	COVERED PARKING	12.50	810,000.00
B-15	COVERED PARKING	12.50	810,000.00
B-16	COVERED PARKING	12.50	810,000.00
B-17	COVERED PARKING	12.50	810,000.00
B-18	COVERED PARKING	12.50	810,000.00
B-19	COVERED PARKING	12.50	810,000.00
B-20	OPEN PARKING	12.50	710,000.00
B-21	OPEN PARKING	12.50	710,000.00
B-22	OPEN PARKING	12.50	710,000.00
B-23	COVERED PARKING	12.50	810,000.00
B-24	COVERED PARKING	12.50	810,000.00
B-25	COVERED PARKING	12.50	810,000.00
B-26	COVERED PARKING	12.50	810,000.00
B-27	COVERED PARKING	12.50	810,000.00
B-28	COVERED PARKING	12.50	810,000.00
B-29	COVERED PARKING	12.50	810,000.00
B-30	COVERED PARKING	12.50	810,000.00
B-31	COVERED PARKING	12.50	810,000.00
B-32	COVERED PARKING	12.50	810,000.00
B-33	COVERED PARKING	12.50	810,000.00
B-34	COVERED PARKING	12.50	810,000.00
B-35	COVERED PARKING	12.50	810,000.00
B-36	COVERED PARKING	12.50	810,000.00
B-37	COVERED PARKING	12.50	810,000.00
B-38	COVERED PARKING	12.50	810,000.00
B-39	COVERED PARKING	12.50	810,000.00
B-40	COVERED PARKING	12.50	810,000.00
B-41	OPEN PARKING	12.50	710,000.00
B-42	OPEN PARKING	12.50	710,000.00
B-43	OPEN PARKING	12.50	710,000.00
B-44	COVERED PARKING	12.50	810,000.00
B-45	COVERED PARKING	12.50	810,000.00
B-46	COVERED PARKING	12.50	810,000.00
B-47	COVERED PARKING	12.50	810,000.00
B-48	COVERED PARKING	12.50	810,000.00
B-49	COVERED PARKING	12.50	810,000.00
B-50	COVERED PARKING	12.50	810,000.00
B-51	COVERED PARKING	12.50	810,000.00
B-52	COVERED PARKING	12.50	810,000.00
B-53	COVERED PARKING	12.50	810,000.00
B-54	COVERED PARKING	12.50	810,000.00
B-55	COVERED PARKING	12.50	810,000.00

KVB
DOY

EVERGREEN

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: January 2017

Based on Availability Plan dated January 2015



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
B-56	COVERED PARKING	12.50	810,000.00
B-57	COVERED PARKING	12.50	810,000.00
B-58	COVERED PARKING	12.50	810,000.00
B-59	COVERED PARKING	12.50	810,000.00
B-125	COVERED PARKING	12.50	810,000.00
B-126	COVERED PARKING	12.50	810,000.00
Parking Level 2			
B-60	COVERED PARKING	12.50	810,000.00
B-61	COVERED PARKING	12.50	810,000.00
B-62	COVERED PARKING	12.50	810,000.00
B-63	COVERED PARKING	12.50	810,000.00
B-64	COVERED PARKING	12.50	810,000.00
B-65	COVERED PARKING	12.50	810,000.00
B-66	COVERED PARKING	12.50	810,000.00
B-67	COVERED PARKING	12.50	810,000.00
B-68	COVERED PARKING	12.50	810,000.00
B-69	COVERED PARKING	12.50	810,000.00
B-70	COVERED PARKING	12.50	810,000.00
B-71	COVERED PARKING	12.50	810,000.00
B-72	COVERED PARKING	12.50	810,000.00
B-73	COVERED PARKING	12.50	810,000.00
B-74	COVERED PARKING	12.50	810,000.00
B-75	COVERED PARKING	12.50	810,000.00
B-76	COVERED PARKING	12.50	810,000.00
B-77	COVERED PARKING	12.50	810,000.00
B-78	COVERED PARKING	12.50	810,000.00
B-79	COVERED PARKING	12.50	810,000.00
B-81	COVERED PARKING	12.50	810,000.00
B-82	COVERED PARKING	12.50	810,000.00
B-83	COVERED PARKING	12.50	810,000.00
B-84	COVERED PARKING	12.50	810,000.00
B-85	COVERED PARKING	12.50	810,000.00
B-86	COVERED PARKING	12.50	810,000.00
B-87	COVERED PARKING	12.50	810,000.00
B-88	COVERED PARKING	12.50	810,000.00
B-89	COVERED PARKING	12.50	810,000.00
B-90	COVERED PARKING	12.50	810,000.00
B-91	COVERED PARKING	12.50	810,000.00
B-92	COVERED PARKING	12.50	810,000.00
B-93	COVERED PARKING	12.50	810,000.00
B-94	COVERED PARKING	12.50	810,000.00
B-95	COVERED PARKING	12.50	810,000.00
B-96	COVERED PARKING	12.50	810,000.00
B-97	COVERED PARKING	12.50	810,000.00
B-98	COVERED PARKING	12.50	810,000.00
B-99	COVERED PARKING	12.50	810,000.00
B-100	COVERED PARKING	12.50	810,000.00
B-101	COVERED PARKING	12.50	810,000.00
B-102	COVERED PARKING	12.50	810,000.00
B-103	COVERED PARKING	12.50	810,000.00
B-104	COVERED PARKING	12.50	810,000.00
B-105	COVERED PARKING	12.50	810,000.00
B-106	COVERED PARKING	12.50	810,000.00
B-107	COVERED PARKING	12.50	810,000.00
B-108	COVERED PARKING	12.50	810,000.00
B-109	COVERED PARKING	12.50	810,000.00

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EVERGREEN
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: January 2017
Based on Availability Plan dated January 2015



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (PhP) (With VAT, where applicable)
B-110	COVERED PARKING	12.50	810,000.00
B-111	COVERED PARKING	12.50	810,000.00
B-112	COVERED PARKING	12.50	810,000.00
B-114	COVERED PARKING	12.50	810,000.00
B-115	COVERED PARKING	12.50	810,000.00
B-116	COVERED PARKING	12.50	810,000.00
B-117	COVERED PARKING	12.50	810,000.00
B-118	COVERED PARKING	12.50	810,000.00
B-119	COVERED PARKING	12.50	810,000.00
B-120	COVERED PARKING	12.50	810,000.00
B-121	COVERED PARKING	12.50	810,000.00
B-122	COVERED PARKING	12.50	810,000.00
B-123	COVERED PARKING	12.50	810,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Prices indicated are exclusive of closing fees.
 - 3. Prices may include VAT, if and where applicable.
 - 4. The parking slot areas may change based on actual site conditions.
 - 5. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 6. Sellers, buyers and representatives are strongly advised to visit the site/slot for actual parking condition prior to purchase.

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OLEANDER
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: April 2017
Based on Availability Plan dated October 8, 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (PhP)
Upper Ground Level						
101	3-Bedroom (End Unit)	65.00	22.00	7.00	94.00	7,330,000.00
102	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
103	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
104	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
105	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
106	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
107	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
108	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
109	3-Bedroom (End Unit)	65.00	22.00	7.00	94.00	7,330,000.00
110	3-Bedroom (End Unit)	65.00	17.50	7.00	89.50	7,536,000.00
111	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
112	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
114	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
115	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
116	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
117	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
118	3-Bedroom (End Unit)	65.00	17.50	7.00	89.50	7,536,000.00
Second Floor						
201	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,822,000.00
202	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
203	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
204	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
205	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
206	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
207	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
208	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
209	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,822,000.00
210	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,229,000.00
211	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
212	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
214	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
215	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
216	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
217	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
218	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
219	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,229,000.00
Third Floor						
301	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,851,000.00
302	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
303	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
304	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
305	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
306	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
307	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
308	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
309	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,851,000.00

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THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: April 2017

Based on Availability Plan dated October 8, 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (PhP)
310	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,257,000.00
311	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
312	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
314	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
315	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
316	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
317	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00
318	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
319	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,257,000.00
Fourth Floor						
401	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,879,000.00
402	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
403	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
404	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
405	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
406	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
407	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
408	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
409	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,879,000.00
410	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,287,000.00
411	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
412	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
414	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
415	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
416	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
417	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
418	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
419	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,287,000.00
Fifth Floor						
501	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,909,000.00
502	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
503	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
504	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
505	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
506	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,935,000.00
507	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
508	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
509	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,909,000.00
510	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,315,000.00
511	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
512	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
514	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,157,000.00
515	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
516	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
517	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
518	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
519	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,315,000.00

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UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
Sixth Floor						
601	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,937,000.00
602	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
603	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
604	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
605	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
606	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,964,000.00
607	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
608	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
609	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	6,937,000.00
610	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,344,000.00
611	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
612	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
614	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,183,000.00
615	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
616	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
617	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
618	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
619	3-Bedroom (End Unit)	65.00	14.50	7.00	86.50	7,344,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Price of parking slot is not included in the list price. Parking slots are sold separately.
 - 3. Prices indicated are exclusive of closing fees.
 - 4. Prices may include VAT, if and where applicable.
 - 5. The unit areas may change based on actual site conditions.
 - 6. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 7. Sellers, buyers and representatives are strongly advised to visit the site/unit for actual unit condition prior to purchase.
 - 8. Requests for tandem/alteration will no longer be accepted.

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PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (PhP) (With VAT, where applicable)
Parking Level 1			
C-01	COVERED PARKING	12.50	810,000.00
C-02	COVERED PARKING	12.50	810,000.00
C-03	COVERED PARKING	12.50	810,000.00
C-04	COVERED PARKING	12.50	810,000.00
C-05	COVERED PARKING	12.50	810,000.00
C-06	COVERED PARKING	12.50	810,000.00
C-07	COVERED PARKING	12.50	810,000.00
C-08	COVERED PARKING	12.50	810,000.00
C-09	COVERED PARKING	12.50	810,000.00
C-10	COVERED PARKING	12.50	810,000.00
C-11	COVERED PARKING	12.50	810,000.00
C-12	COVERED PARKING	12.50	810,000.00
C-14	COVERED PARKING	12.50	810,000.00
C-15	COVERED PARKING	12.50	810,000.00
C-16	COVERED PARKING	12.50	810,000.00
C-17	COVERED PARKING	12.50	810,000.00
C-18	COVERED PARKING	12.50	810,000.00
C-19	COVERED PARKING	12.50	810,000.00
C-20	COVERED PARKING	12.50	810,000.00
C-21	COVERED PARKING	12.50	810,000.00
C-22	COVERED PARKING	12.50	810,000.00
C-23	COVERED PARKING	12.50	810,000.00
C-24	COVERED PARKING	12.50	810,000.00
C-25	COVERED PARKING	12.50	810,000.00
C-26	COVERED PARKING	12.50	810,000.00
C-27	COVERED PARKING	12.50	810,000.00
C-28	COVERED PARKING	12.50	810,000.00
C-29	COVERED PARKING	12.50	810,000.00
C-30	COVERED PARKING	12.50	810,000.00
C-31	COVERED PARKING	12.50	810,000.00
C-32	COVERED PARKING	12.50	810,000.00
C-33	COVERED PARKING	12.50	810,000.00
C-34	COVERED PARKING	12.50	810,000.00
C-35	COVERED PARKING	12.50	810,000.00
C-36	COVERED PARKING	12.50	810,000.00
C-37	COVERED PARKING	12.50	810,000.00
C-38	COVERED PARKING	12.50	810,000.00
C-39	COVERED PARKING	12.50	810,000.00
C-40	COVERED PARKING	12.50	810,000.00
C-41	COVERED PARKING	12.50	810,000.00
C-42	COVERED PARKING	12.50	810,000.00
C-43	COVERED PARKING	12.50	810,000.00
C-44	COVERED PARKING	12.50	810,000.00
C-45	COVERED PARKING	12.50	810,000.00
C-46	COVERED PARKING	12.50	810,000.00
C-47	COVERED PARKING	12.50	810,000.00
C-48	COVERED PARKING	12.50	810,000.00
C-49	COVERED PARKING	12.50	810,000.00
C-50	COVERED PARKING	12.50	810,000.00
C-51	COVERED PARKING	12.50	810,000.00
C-52	COVERED PARKING	12.50	810,000.00
C-53	COVERED PARKING	12.50	810,000.00
C-54	COVERED PARKING	12.50	810,000.00
C-55	COVERED PARKING	12.50	810,000.00

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PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (PhP) (With VAT, where applicable)
Parking Level 2			
C-56	COVERED PARKING	12.50	810,000.00
C-57	COVERED PARKING	12.50	810,000.00
C-58	COVERED PARKING	12.50	810,000.00
C-59	COVERED PARKING	12.50	810,000.00
C-60	COVERED PARKING	12.50	810,000.00
C-61	COVERED PARKING	12.50	810,000.00
C-62	COVERED PARKING	12.50	810,000.00
C-63	COVERED PARKING	12.50	810,000.00
C-64	COVERED PARKING	12.50	810,000.00
C-65	COVERED PARKING	12.50	810,000.00
C-66	COVERED PARKING	12.50	810,000.00
C-67	COVERED PARKING	12.50	810,000.00
C-68	COVERED PARKING	12.50	810,000.00
C-69	COVERED PARKING	12.50	810,000.00
C-70	COVERED PARKING	12.50	810,000.00
C-71	COVERED PARKING	12.50	810,000.00
C-72	COVERED PARKING	12.50	810,000.00
C-73	COVERED PARKING	12.50	810,000.00
C-74	COVERED PARKING	12.50	710,000.00
C-75	COVERED PARKING	12.50	710,000.00
C-76	COVERED PARKING	12.50	710,000.00
C-79	COVERED PARKING	12.50	710,000.00
C-80	COVERED PARKING	12.50	710,000.00
C-81	COVERED PARKING	12.50	710,000.00
C-82	COVERED PARKING	12.50	810,000.00
C-83	COVERED PARKING	12.50	810,000.00
C-84	COVERED PARKING	12.50	810,000.00
C-85	COVERED PARKING	12.50	810,000.00
C-86	COVERED PARKING	12.50	810,000.00
C-87	COVERED PARKING	12.50	810,000.00
C-88	COVERED PARKING	12.50	810,000.00
C-89	COVERED PARKING	12.50	810,000.00
C-90	COVERED PARKING	12.50	810,000.00
C-91	COVERED PARKING	12.50	810,000.00
C-92	COVERED PARKING	12.50	810,000.00
C-93	COVERED PARKING	12.50	810,000.00
C-94	COVERED PARKING	12.50	810,000.00
C-95	COVERED PARKING	12.50	810,000.00
C-96	COVERED PARKING	12.50	810,000.00
C-97	COVERED PARKING	12.50	810,000.00
C-98	COVERED PARKING	12.50	810,000.00
C-99	COVERED PARKING	12.50	810,000.00
C-100	COVERED PARKING	12.50	710,000.00
C-101	COVERED PARKING	12.50	710,000.00
C-103	COVERED PARKING	12.50	710,000.00
C-104	COVERED PARKING	12.50	810,000.00
C-105	COVERED PARKING	12.50	810,000.00
C-106	COVERED PARKING	12.50	810,000.00
C-107	COVERED PARKING	12.50	810,000.00
C-108	COVERED PARKING	12.50	810,000.00
C-109	COVERED PARKING	12.50	810,000.00
C-110	COVERED PARKING	12.50	810,000.00
C-111	COVERED PARKING	12.50	810,000.00
C-112	COVERED PARKING	12.50	810,000.00
C-114	COVERED PARKING	12.50	810,000.00
C-115	COVERED PARKING	12.50	810,000.00

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THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: April 2017
Based on Availability Plan dated January 19, 2017



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (PhP) (With VAT, where applicable)
C-116	COVERED PARKING	12.50	810,000.00
C-117	COVERED PARKING	12.50	810,000.00
C-118	COVERED PARKING	12.50	810,000.00
C-119	COVERED PARKING	12.50	810,000.00
C-120	COVERED PARKING	12.50	810,000.00
C-121	COVERED PARKING	12.50	810,000.00
C-122	COVERED PARKING	12.50	810,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Prices indicated are exclusive of closing fees.
 - 3. Prices may include VAT, if and where applicable.
 - 4. The parking slot areas may change based on actual site conditions.
 - 5. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 6. Sellers, buyers and representatives are strongly advised to visit the site/slot for actual parking condition prior to purchase.

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MAPLE
 THE BIRCHWOOD
 Pricelist Effective September 18, 2019
 RFO Date: July 2017
 Based on Availability Plan dated 30 October 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
Upper Ground Level						
101	3-Bedroom (End Unit)	70.00	23.00	7.00	100.00	7,857,000.00
102	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
103	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
104	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
105	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
106	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
107	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,174,000.00
108	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,227,000.00
109	3-Bedroom (End Unit)	70.00	23.00	7.00	100.00	7,857,000.00
110	3-Bedroom (End Unit)	70.00	18.50	7.00	95.50	8,218,000.00
111	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,485,000.00
112	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,433,000.00
114	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,433,000.00
115	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,018,000.00
116	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,018,000.00
117	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,018,000.00
118	3-Bedroom (End Unit)	70.00	18.50	7.00	95.50	7,658,000.00
Second Floor						
201	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,336,000.00
202	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
203	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
204	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
205	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
206	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
207	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
208	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,019,000.00
209	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,336,000.00
210	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,897,000.00
211	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
212	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
214	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
215	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,868,000.00
216	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
217	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
218	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,868,000.00
219	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,336,000.00
Third Floor						
301	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,367,000.00
302	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
303	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
304	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
305	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
306	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
307	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
308	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,047,000.00
309	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,367,000.00
310	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,930,000.00
311	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,371,000.00
312	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,157,000.00

KVB DOY

MAPLE
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: July 2017
Based on Availability Plan dated 30 October 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (PhP)
314	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,157,000.00
315	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,892,000.00
316	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
317	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
318	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,892,000.00
319	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,367,000.00
Fourth Floor						
401	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,399,000.00
402	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
403	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
404	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
405	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
406	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
407	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
408	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,074,000.00
409	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,399,000.00
410	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,962,000.00
411	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,397,000.00
412	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,183,000.00
414	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,183,000.00
415	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,919,000.00
416	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
417	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
418	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,919,000.00
419	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,399,000.00
Fifth Floor						
501	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,429,000.00
502	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
503	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
504	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,935,000.00
505	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
506	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
507	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
508	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,101,000.00
509	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,429,000.00
510	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,992,000.00
511	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,423,000.00
512	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,209,000.00
514	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,209,000.00
515	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,947,000.00
516	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,935,000.00
517	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
518	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,947,000.00
519	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,429,000.00
Sixth Floor						
601	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,461,000.00
602	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
603	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
604	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,964,000.00

KVB
DOY



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
605	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
606	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
607	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
608	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,127,000.00
609	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,461,000.00
610	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	8,025,000.00
611	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,451,000.00
612	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,236,000.00
614	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,236,000.00
615	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,973,000.00
616	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,964,000.00
617	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
618	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,973,000.00
619	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,461,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Price of parking slot is not included in the list price. Parking slots are sold separately.
 - 3. Prices indicated are exclusive of closing fees.
 - 4. Prices may include VAT, if and where applicable.
 - 5. The unit areas may change based on actual site conditions.
 - 6. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 7. Sellers, buyers and representatives are strongly advised to visit the site/unit for actual unit condition prior to purchase.
 - 8. Requests for tandem/alteration will no longer be accepted.

KVB

DOY



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
Parking Level 1			
D-01	COVERED PARKING	12.50	810,000.00
D-02	COVERED PARKING	12.50	810,000.00
D-03	COVERED PARKING	12.50	810,000.00
D-04	COVERED PARKING	12.50	810,000.00
D-05	COVERED PARKING	12.50	810,000.00
D-06	COVERED PARKING	12.50	810,000.00
D-07	COVERED PARKING	12.50	810,000.00
D-08	COVERED PARKING	12.50	810,000.00
D-09	COVERED PARKING	12.50	810,000.00
D-10	COVERED PARKING	12.50	810,000.00
D-11	COVERED PARKING	12.50	810,000.00
D-12	COVERED PARKING	12.50	810,000.00
D-14	COVERED PARKING	12.50	810,000.00
D-15	COVERED PARKING	12.50	810,000.00
D-16	COVERED PARKING	12.50	810,000.00
D-17	COVERED PARKING	12.50	810,000.00
D-18	COVERED PARKING	12.50	810,000.00
D-19	COVERED PARKING	12.50	810,000.00
D-20	COVERED PARKING	12.50	810,000.00
D-21	COVERED PARKING	12.50	810,000.00
D-22	COVERED PARKING	12.50	810,000.00
D-23	COVERED PARKING	12.50	810,000.00
D-24	COVERED PARKING	12.50	810,000.00
D-25	COVERED PARKING	12.50	810,000.00
D-26	COVERED PARKING	12.50	810,000.00
D-27	COVERED PARKING	12.50	810,000.00
D-28	COVERED PARKING	12.50	810,000.00
D-29	COVERED PARKING	12.50	810,000.00
D-30	COVERED PARKING	12.50	810,000.00
D-31	COVERED PARKING	12.50	810,000.00
D-32	COVERED PARKING	12.50	810,000.00
D-33	COVERED PARKING	12.50	810,000.00
D-34	COVERED PARKING	12.50	810,000.00
D-35	COVERED PARKING	12.50	810,000.00
D-36	COVERED PARKING	12.50	810,000.00
D-37	COVERED PARKING	12.50	810,000.00
D-38	COVERED PARKING	12.50	810,000.00
D-39	COVERED PARKING	12.50	810,000.00
D-40	COVERED PARKING	12.50	810,000.00
D-41	COVERED PARKING	12.50	810,000.00
D-42	COVERED PARKING	12.50	810,000.00
D-43	COVERED PARKING	12.50	810,000.00
D-44	COVERED PARKING	12.50	810,000.00
D-45	COVERED PARKING	12.50	810,000.00
D-46	COVERED PARKING	12.50	810,000.00
D-47	COVERED PARKING	12.50	810,000.00
D-48	COVERED PARKING	12.50	810,000.00
D-49	COVERED PARKING	12.50	810,000.00
D-50	COVERED PARKING	12.50	810,000.00
D-51	COVERED PARKING	12.50	810,000.00
D-52	COVERED PARKING	12.50	810,000.00
D-53	COVERED PARKING	12.50	810,000.00
D-54	OPEN PARKING	12.50	710,000.00
D-55	OPEN PARKING	12.50	710,000.00
D-56	OPEN PARKING	12.50	710,000.00
D-57	OPEN PARKING	12.50	710,000.00

KVB
BOY

MAPLE
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: July 2017
Based on Availability Plan dated November 25, 2013



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
D-58	OPEN PARKING	12.50	710,000.00
D-59	OPEN PARKING	12.50	710,000.00
D-60	OPEN PARKING	12.50	710,000.00
D-61	OPEN PARKING	12.50	710,000.00
Parking Level 2			
D-62	COVERED PARKING	12.50	810,000.00
D-63	COVERED PARKING	12.50	810,000.00
D-64	COVERED PARKING	12.50	810,000.00
D-65	COVERED PARKING	12.50	810,000.00
D-66	COVERED PARKING	12.50	810,000.00
D-67	COVERED PARKING	12.50	810,000.00
D-68	COVERED PARKING	12.50	810,000.00
D-69	COVERED PARKING	12.50	810,000.00
D-70	COVERED PARKING	12.50	810,000.00
D-71	COVERED PARKING	12.50	810,000.00
D-72	COVERED PARKING	12.50	810,000.00
D-73	COVERED PARKING	12.50	810,000.00
D-74	COVERED PARKING	12.50	810,000.00
D-75	COVERED PARKING	12.50	810,000.00
D-76	COVERED PARKING	12.50	810,000.00
D-77	COVERED PARKING	12.50	810,000.00
D-78	COVERED PARKING	12.50	810,000.00
D-79	COVERED PARKING	12.50	810,000.00
D-80	OPEN PARKING	12.50	710,000.00
D-81	OPEN PARKING	12.50	710,000.00
D-82	OPEN PARKING	12.50	710,000.00
D-83	COVERED PARKING	12.50	810,000.00
D-84	COVERED PARKING	12.50	810,000.00
D-85	COVERED PARKING	12.50	810,000.00
D-86	COVERED PARKING	12.50	810,000.00
D-87	COVERED PARKING	12.50	810,000.00
D-88	COVERED PARKING	12.50	810,000.00
D-89	COVERED PARKING	12.50	810,000.00
D-90	COVERED PARKING	12.50	810,000.00
D-91	COVERED PARKING	12.50	810,000.00
D-92	COVERED PARKING	12.50	810,000.00
D-93	COVERED PARKING	12.50	810,000.00
D-94	COVERED PARKING	12.50	810,000.00
D-95	COVERED PARKING	12.50	810,000.00
D-96	COVERED PARKING	12.50	810,000.00
D-97	COVERED PARKING	12.50	810,000.00
D-98	COVERED PARKING	12.50	810,000.00
D-99	COVERED PARKING	12.50	810,000.00
D-100	COVERED PARKING	12.50	810,000.00
D-101	COVERED PARKING	12.50	810,000.00
D-102	COVERED PARKING	12.50	810,000.00
D-103	COVERED PARKING	12.50	810,000.00
D-104	COVERED PARKING	12.50	810,000.00
D-105	COVERED PARKING	12.50	810,000.00
D-106	COVERED PARKING	12.50	810,000.00
D-107	COVERED PARKING	12.50	810,000.00
D-108	COVERED PARKING	12.50	810,000.00
D-109	COVERED PARKING	12.50	810,000.00
D-110	COVERED PARKING	12.50	810,000.00
D-111	COVERED PARKING	12.50	810,000.00
D-112	COVERED PARKING	12.50	810,000.00

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DOY

MAPLE
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: July 2017
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PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
D-114	COVERED PARKING	12.50	810,000.00
D-115	COVERED PARKING	12.50	810,000.00
D-116	COVERED PARKING	12.50	810,000.00
D-117	COVERED PARKING	12.50	810,000.00
D-118	OPEN PARKING	12.50	710,000.00
D-119	COVERED PARKING	12.50	810,000.00
D-120	COVERED PARKING	12.50	810,000.00
D-121	COVERED PARKING	12.50	810,000.00
D-122	COVERED PARKING	12.50	810,000.00
D-123	COVERED PARKING	12.50	810,000.00
D-124	COVERED PARKING	12.50	810,000.00
D-125	COVERED PARKING	12.50	810,000.00
D-126	COVERED PARKING	12.50	810,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Prices indicated are exclusive of closing fees.
 - 3. Prices may include VAT, if and where applicable.
 - 4. The parking slot areas may change based on actual site conditions.
 - 5. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 6. Sellers, buyers and representatives are strongly advised to visit the site/slot for actual parking condition prior to purchase.

KVB

DOY

CALATHEA

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: October 2017

Based on Availability Plan dated 30 October 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
Upper Ground Level						
101	3-Bedroom (End Unit)	70.00	23.00	7.00	100.00	8,044,000.00
102	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
103	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,331,000.00
104	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
105	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
106	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,331,000.00
107	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,331,000.00
108	2-Bedroom (Inner Unit)	49.50	15.00	7.00	71.50	6,383,000.00
109	3-Bedroom (End Unit)	70.00	23.00	7.00	100.00	8,170,000.00
110	3-Bedroom (End Unit)	70.00	18.50	7.00	95.50	8,218,000.00
111	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,380,000.00
112	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
114	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,330,000.00
115	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,018,000.00
116	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,018,000.00
117	2-Bedroom (Inner Unit)	49.50	11.00	7.00	67.50	6,018,000.00
118	3-Bedroom (End Unit)	70.00	18.50	7.00	95.50	7,658,000.00
Second Floor						
201	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,522,000.00
202	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,024,000.00
203	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,813,000.00
204	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,813,000.00
205	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,024,000.00
206	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
207	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,813,000.00
208	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,024,000.00
209	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,649,000.00
210	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,897,000.00
211	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
212	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,023,000.00
214	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
215	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,239,000.00
216	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
217	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,799,000.00
218	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,868,000.00
219	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,336,000.00
Third Floor						
301	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,555,000.00
302	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,052,000.00
303	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,837,000.00
304	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,837,000.00
305	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,052,000.00
306	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
307	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,837,000.00
308	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,052,000.00
309	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,678,000.00
310	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,930,000.00
311	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
312	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,051,000.00

KVB

JOY

CALATHEA

THE BIRCHWOOD

Pricelist Effective September 18, 2019

RFO Date: October 2017

Based on Availability Plan dated 30 October 2013



UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
314	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
315	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,266,000.00
316	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
317	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,827,000.00
318	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,892,000.00
319	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,367,000.00
Fourth Floor						
401	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,585,000.00
402	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,078,000.00
403	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
404	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
405	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,078,000.00
406	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
407	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,867,000.00
408	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,078,000.00
409	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,710,000.00
410	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,962,000.00
411	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
412	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,076,000.00
414	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
415	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,291,000.00
416	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
417	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,854,000.00
418	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,919,000.00
419	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,399,000.00
Fifth Floor						
501	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,616,000.00
502	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,104,000.00
503	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
504	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
505	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,104,000.00
506	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,944,000.00
507	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,891,000.00
508	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,104,000.00
509	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,741,000.00
510	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,992,000.00
511	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
512	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,103,000.00
514	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,157,000.00
515	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,316,000.00
516	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
517	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,882,000.00
518	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,947,000.00
519	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,429,000.00
Sixth Floor						
601	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,649,000.00
602	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,131,000.00
603	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
604	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
605	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,131,000.00

CALATHEA
THE BIRCHWOOD
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UNIT NO.	DESCRIPTION	UNIT AREA (sqm)	BALCONY AREA (sqm)	SERVICE AREA (sqm)	TOTAL AREA (sqm)	LIST PRICE (Php)
606	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,971,000.00
607	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,918,000.00
608	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,131,000.00
609	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,772,000.00
610	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	8,025,000.00
611	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
612	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,130,000.00
614	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	6,183,000.00
615	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	6,343,000.00
616	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
617	2-Bedroom (Inner Unit)	49.50	5.50	7.00	62.00	5,908,000.00
618	2-Bedroom (Inner Unit)	49.50	8.50	7.00	65.00	5,973,000.00
619	3-Bedroom (End Unit)	70.00	15.50	7.00	92.50	7,461,000.00

- Notes :
- 1. CASH PRICE is LIST PRICE less 10%.
 - 2. Price of parking slot is not included in the list price. Parking slots are sold separately.
 - 3. Prices indicated are exclusive of closing fees.
 - 4. Prices may include VAT, if and where applicable.
 - 5. The unit areas may change based on actual site conditions.
 - 6. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 7. Sellers, buyers and representatives are strongly advised to visit the site/unit for actual unit condition prior to purchase.
 - 8. Requests for tandem/alteration will no longer be accepted.

KVB

DOY

CALATHEA
THE BIRCHWOOD
Pricelist Effective September 18, 2019
RFO Date: October 2017
Based on Availability Plan dated March 2, 2015



PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (PhP) (With VAT, where applicable)
Parking Level 1			
E-01	COVERED PARKING	12.50	810,000.00
E-02	COVERED PARKING	12.50	810,000.00
E-03	COVERED PARKING	12.50	810,000.00
E-04	COVERED PARKING	12.50	810,000.00
E-05	COVERED PARKING	12.50	810,000.00
E-06	COVERED PARKING	12.50	810,000.00
E-07	COVERED PARKING	12.50	810,000.00
E-08	COVERED PARKING	12.50	810,000.00
E-09	COVERED PARKING	12.50	810,000.00
E-10	COVERED PARKING	12.50	810,000.00
E-11	COVERED PARKING	12.50	810,000.00
E-12	COVERED PARKING	12.50	810,000.00
E-14	COVERED PARKING	12.50	810,000.00
E-15	COVERED PARKING	12.50	810,000.00
E-16	COVERED PARKING	12.50	810,000.00
E-17	COVERED PARKING	12.50	810,000.00
E-18	COVERED PARKING	12.50	810,000.00
E-19	COVERED PARKING	12.50	810,000.00
E-20	COVERED PARKING	12.50	810,000.00
E-21	COVERED PARKING	12.50	810,000.00
E-22	COVERED PARKING	12.50	810,000.00
E-23	COVERED PARKING	12.50	810,000.00
E-24	COVERED PARKING	12.50	810,000.00
E-25	COVERED PARKING	12.50	810,000.00
E-26	COVERED PARKING	12.50	810,000.00
E-27	COVERED PARKING	12.50	810,000.00
E-28	COVERED PARKING	12.50	810,000.00
E-29	COVERED PARKING	12.50	810,000.00
E-30	COVERED PARKING	12.50	810,000.00
E-31	COVERED PARKING	12.50	810,000.00
E-32	COVERED PARKING	12.50	810,000.00
E-33	COVERED PARKING	12.50	810,000.00
E-34	COVERED PARKING	12.50	810,000.00
E-35	COVERED PARKING	12.50	810,000.00
E-36	COVERED PARKING	12.50	810,000.00
E-37	COVERED PARKING	12.50	810,000.00
E-38	COVERED PARKING	12.50	810,000.00
E-39	COVERED PARKING	12.50	810,000.00
E-40	COVERED PARKING	12.50	810,000.00
E-41	COVERED PARKING	12.50	810,000.00
E-42	COVERED PARKING	12.50	810,000.00
E-43	COVERED PARKING	12.50	810,000.00
E-44	COVERED PARKING	12.50	810,000.00
E-45	COVERED PARKING	12.50	810,000.00
E-46	COVERED PARKING	12.50	810,000.00
E-47	COVERED PARKING	12.50	810,000.00
E-48	COVERED PARKING	12.50	810,000.00
E-49	COVERED PARKING	12.50	810,000.00
E-50	COVERED PARKING	12.50	810,000.00
E-51	COVERED PARKING	12.50	810,000.00
E-108	COVERED PARKING	12.50	810,000.00
E-109	COVERED PARKING	12.50	810,000.00
Parking Level 2			
E-52	COVERED PARKING	12.50	810,000.00
E-53	COVERED PARKING	12.50	810,000.00
E-54	COVERED PARKING	12.50	810,000.00
E-55	COVERED PARKING	12.50	810,000.00

[Signature]
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PS NO.	DESCRIPTION	UNIT AREA (sqm, more or less)	LIST PRICE (Php) (With VAT, where applicable)
E-56	COVERED PARKING	12.50	810,000.00
E-57	COVERED PARKING	12.50	810,000.00
E-58	COVERED PARKING	12.50	810,000.00
E-59	COVERED PARKING	12.50	810,000.00
E-60	COVERED PARKING	12.50	810,000.00
E-61	COVERED PARKING	12.50	810,000.00
E-62	COVERED PARKING	12.50	810,000.00
E-63	COVERED PARKING	12.50	810,000.00
E-64	COVERED PARKING	12.50	810,000.00
E-65	COVERED PARKING	12.50	810,000.00
E-66	COVERED PARKING	12.50	810,000.00
E-67	COVERED PARKING	12.50	810,000.00
E-72	COVERED PARKING	12.50	810,000.00
E-73	COVERED PARKING	12.50	810,000.00
E-74	COVERED PARKING	12.50	810,000.00
E-75	COVERED PARKING	12.50	810,000.00
E-76	COVERED PARKING	12.50	810,000.00
E-77	COVERED PARKING	12.50	810,000.00
E-78	COVERED PARKING	12.50	810,000.00
E-79	COVERED PARKING	12.50	810,000.00
E-80	COVERED PARKING	12.50	810,000.00
E-81	COVERED PARKING	12.50	810,000.00
E-82	COVERED PARKING	12.50	810,000.00
E-83	COVERED PARKING	12.50	810,000.00
E-84	COVERED PARKING	12.50	810,000.00
E-85	COVERED PARKING	12.50	810,000.00
E-88	COVERED PARKING	12.50	810,000.00
E-89	COVERED PARKING	12.50	810,000.00
E-90	COVERED PARKING	12.50	810,000.00
E-91	COVERED PARKING	12.50	810,000.00
E-92	COVERED PARKING	12.50	810,000.00
E-93	COVERED PARKING	12.50	810,000.00
E-94	COVERED PARKING	12.50	810,000.00
E-95	COVERED PARKING	12.50	810,000.00
E-96	COVERED PARKING	12.50	810,000.00
E-97	COVERED PARKING	12.50	810,000.00
E-98	COVERED PARKING	12.50	810,000.00
E-99	COVERED PARKING	12.50	810,000.00
E-100	COVERED PARKING	12.50	810,000.00
E-101	COVERED PARKING	12.50	810,000.00
E-102	COVERED PARKING	12.50	810,000.00
E-103	COVERED PARKING	12.50	810,000.00
E-104	COVERED PARKING	12.50	810,000.00
E-105	COVERED PARKING	12.50	810,000.00
E-106	COVERED PARKING	12.50	810,000.00
E-107	COVERED PARKING	12.50	810,000.00

- Notes :
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 - 4. The parking slot areas may change based on actual site conditions.
 - 5. The contents herein are subject to change without prior notice and do not constitute an offer or contract.
 - 6. Sellers, buyers and representatives are strongly advised to visit the site/slot for actual parking condition prior to purchase.

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