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Q3-2009

**BUENA
MANO**
P R I M E

GREEN TAG*

GMMA

VERY AFFORDABLE PRICES

EASY PAYMENT TERMS

LOW INTEREST RATES



**WHERE GOOD BUYS
NEED NOT BE EXPENSIVE**

BUENA MANO

P R I M E

PRIME PROPERTIES*

Batangas.....	12
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WHAT IS GREEN TAG?

Green Tag properties are real estate properties with Transfer Certificate Titles, Condominium Certificate Titles and Tax Declarations duly consolidated or "in-process" of transfer to the name of the bank which foreclosed the property/ies. The bank holds possession of the foreclosed property/ies with its authorized caretakers, if with improvement. They maintain & keep the property clean.

***PRIME PROPERTIES ARE PRICED P10 MILLION AND ABOVE.**

For details and other inquiries, contact our


MAIN OFFICE, MAKATI:



**PROPERTY
SALES AND
LEASES**

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Ground Floor, The Enterprise Center Tower 2,
Paseo De Roxas cor. Dela Rosa St. Makati City

• Batangas / Cavite / Laguna / Las Piñas / Makati
Mandaluyong / Muntinlupa / Parañaque / Pasay
Pasig / Pateros / San Juan / Tagaytay / Taguig

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• Bulacan / Caloocan / Malabon / Manila / Marikina
Navotas / Quezon City / Rizal / Tarlac / Valenzuela

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CALOOCAN

VACANT LOT

Lots 17 & 18 Block 2
 Golden St. Caloocan
 Industrial Subd., Kaybiga,
 Caloocan City
 Description: LA: 5,930sqm
 Vacant industrial lot fit for
 medium-sized warehouse
 or factory

SELLING PRICE P19,569,000



VACANT LOT

1034 P Jacinto St.
 Brgy. Kaybiga, Caloocan City
 Description: LA: 7,776sqm
 Vacant industrial lot,
 50 meters from the main road,
 (Gen Luis St)

SELLING PRICE P23,000,000



QUEZON CITY

HOUSE & LOT

No. 5 Bocobo St., Xavierville Subdivision, Quezon City
 Description: LA: 400sqm FA: 433sqm
 Property is improved with a 2-storey residential building with 5BR & 8TB,
 a dirty kitchen and a garage.
 Lot is regular in shape.

SELLING PRICE P10,400,000



CONDOMINIUM

Units 26A to 26K IBM Plaza Eastwood City Libis, Quezon City
 Description: FA: 1,330sqm
 11 office condo units complemented with 11 parking slots (separate
 CCTs). Still in bare condition.

SELLING PRICE P60,000,000



BUILDING

Lot 7-B Block D-3 along Aurora Boulevard, Cubao, Quezon City
 Description: LA: 500sqm FA: 2486sqm
 6-storey commercial building

SELLING PRICE P30,000,000



VACANT LOT

Lot 8 Block 244
 No. 85 Kaliraya St., Tatalon,
 Quezon City
 Description: LA: 916.50sqm
 Vacant lot

SELLING PRICE P13,500,000



VALENZUELA

VACANT LOT

292 McArthur Highway,
 Dalandanan, Valenzuela City
 Description: LA: 6,911sqm
 Vacant commercial lot

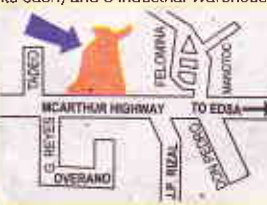
SELLING PRICE P65,000,000



BUILDING

Nos 186, 188, 190, 192, 194, 196, 198, 200 & 202
 McArthur Highway Brgy Karuhatan Valenzuela City
 Description: LA: 18,182sqm FA: 18,709sqm Frontage: 130 meters
 Industrial Commercial complex consisting of 1 two-storey commercial building (9 Units);
 2 three-storey commercial buildings (9 units each) and 3 industrial Warehouses

SELLING PRICE P220,000,000



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VALENZUELA

BUILDING

No. 58 Polo-Palasan Road (M.H. del Pilar St.), Bgy Arkong Bato, Valenzuela City

Description: LA: 4,605sqm
 FA: 4,350sqm
 Long & narrow lot improved with a factory/warehouse, main building, quarters and balcony



SELLING PRICE P 19,000,000



BUENA MANO

CAR SALE!

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CENTRAL & EASTERN METRO MANILA

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MAKATI

CONDOMINIUM

Unit 2C Asia Tower, Paseo de Roxas cor. Benavides St., Legaspi Village, Makati City
 Description: FA: 153.55sqm
 Office Condominium assigned w/ 2 parking slots (Call Ellie Cube)

SELLING PRICE: P 75,000/sqm



CONDOMINIUM

Unit 17B Ponte Salcedo Condo No. 120, Valero St. Salcedo Village, Makati
 Description: FA: 285sqm
 Residential condominium with 3BRs & 4TBs and with an assigned parking space.

SELLING PRICE: P 15,000,000



BUILDING

Lot 2-B Along EDSA and Victoria St. Magallanes Village Makati City
 Description: LA: 615 sqm FA: 288 sqm
 Commercial lot with 1-storey building (Call Joana)

SELLING PRICE: P 37,000,000



BUILDING

Lots 1A & 2 Santillan cor. Victor cor. Javier Sts., Bgy. Pio del Pilar, Makati City
 Description: LA: 679sqm FA: 1448sqm
 commercial lot with a 3-storey office/showroom bldg and warehouse

SELLING PRICE: P 38,500,000



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MAKATI

CONDOMINIUM

Burgundy Corporate Tower, Sen. Gil Puyat Ave. Makati City
(Office Condo, no parking slot)



Unit H, 28/F
FA: 69.05 sqm

P3,452,500

Unit IJ-02, 28/F
FA: 46.87 sqm

P2,343,500

Unit IJ-01, 28/F
FA: 45.25 sqm

P2,262,500

Unit IJ-03, 28/F
FA: 45.25 sqm

P2,262,500

Unit K, 28/F
FA: 68.14 sqm

P3,407,000

VACANT LOT

Sen. Gil Puyat Ave.
cor. Malugay St.,
Salcedo Village,
Makati City
Description: LA: 5,202sqm
Type: Commercial Lot
(Call Ellie Cube)

SELLING PRICE P780,000,000



MANILA

CONDOMINIUM

5F Echelon Tower, 2100 A. Mabini St., Malate, Manila
Description: FA: 1,792sqm
Office floor with one partition.

SELLING PRICE P65,000,000



MANILA

BUILDING

Plaza Lacson, C. Palanca, Escolta, Banquero Sts.
Sta. Cruz, Manila
Description: LA: 1,632.2sqm FA: 12,097sqm
7-storey building plus basement.
(Call Ellie Cube)

SELLING PRICE P197,000,000



BUILDING

Plaza Lorenzo Ruiz cor. Reina Regent St. Binondo Manila
Description: LA: 428.3 sqm FA: 4,066.95 sqm
Improved with a 10-storey commercial building
w/ 3 floors carpark **(Call Ellie Cube)**

SELLING PRICE P120,000,000



MARIKINA

VACANT LOT

No. 575 Carlos
Palanca St., Quiapo, Manila
Description: LA: 732.30sqm
Commercial Lot
Rectangular shape with a
frontage of approximately
13 meters.

SELLING PRICE P20,000,000



HOUSE & LOT

Address: Lots 6-B and 6-C No. 576 Apitong St., Marikina Heights,
Marikina City
Description: LA: 3,561.20sqm FA: 666sqm
1-storey res'l with 5BR and 5TB

SELLING PRICE P11,000,000



RIZAL

VACANT LOTS

**70 Vacant Residential Lots (developed),
Brgy. Hills Subd., Dela Paz, Antipolo**

Block 1

- Lot 6 LA: 483 sqm - P 1,207,500
- Lot 7 LA: 504 sqm - P 1,260,000
- Lot 12 LA: 376 sqm - P 940,000
- Lot 13 LA: 376 sqm - P 940,000
- Lot 14 LA: 445 sqm - P 1,023,500

Block 2

- Lot 2 LA: 579 sqm - P 1,447,500
- Lot 33 LA: 375 sqm - P 937,500
- Lot 37 LA: 452 sqm - P 1,130,000

Block 3

- Lot 11 LA: 376 sqm - P 940,000

Block 6

- Lot 3 LA: 378 sqm - P 945,000
- Lot 4 LA: 418 sqm - P 1,045,000
- Lot 5 LA: 405 sqm - P 1,012,500
- Lot 12 LA: 375 sqm - P 937,500
- Lot 23 LA: 456 sqm - P 250,800
- Lot 40 LA: 384 sqm - P 211,200
- Lot 41 LA: 374 sqm - P 205,700
- Lot 43 LA: 388 sqm - P 970,000

Block 7

- Lot 14 LA: 564 sqm - P 1,410,000
- Lot 15 LA: 583 sqm - P 1,457,500
- Lot 16 LA: 468 sqm - P 1,076,400

Block 8

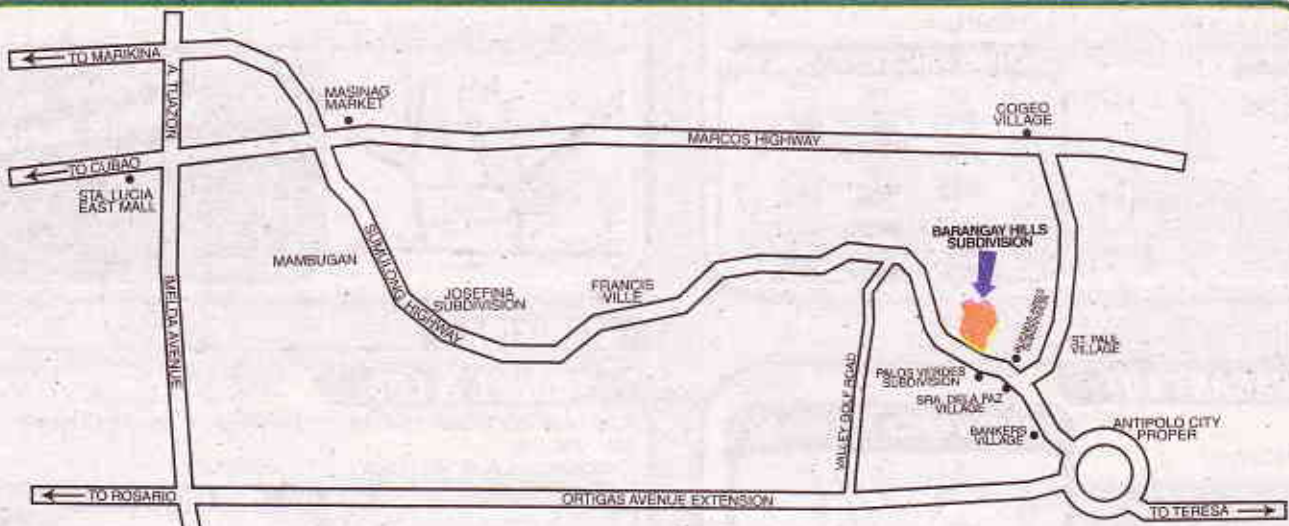
- Lot 3 LA: 333 sqm - P 832,500
- Lot 5 LA: 375 sqm - P 937,500
- Lot 7 LA: 375 sqm - P 937,500
- Lot 9 LA: 375 sqm - P 937,500
- Lot 11 LA: 375 sqm - P 937,500
- Lot 15 LA: 375 sqm - P 937,500
- Lot 18 LA: 312 sqm - P 873,600

Block 9

- Lot 2 LA: 474 sqm - P 1,185,000
- Lot 17 LA: 410 sqm - P 1,025,000
- Lot 18 LA: 424 sqm - P 1,060,000
- Lot 19 LA: 397 sqm - P 992,500
- Lot 20 LA: 397 sqm - P 992,500
- Lot 21 LA: 397 sqm - P 992,500
- Lot 22 LA: 397 sqm - P 992,500
- Lot 23 LA: 485 sqm - P 1,212,500
- Lot 39 LA: 433 sqm - P 1,082,500
- Lot 40 LA: 469 sqm - P 1,172,500
- Lot 41 LA: 453 sqm - P 1,132,500
- Lot 42 LA: 451 sqm - P 1,127,500
- Lot 43 LA: 447 sqm - P 1,117,500
- Lot 51 LA: 420 sqm - P 1,050,000
- Lot 53 LA: 431 sqm - P 1,077,500
- Lot 58 LA: 483 sqm - P 1,207,500
- Lot 59 LA: 422 sqm - P 1,055,000
- Lot 60 LA: 366 sqm - P 915,000
- Lot 61 LA: 408 sqm - P 1,020,000

Block 12

- Lot 1 LA: 479 sqm - P 718,500
- Lot 2 LA: 353 sqm - P 529,500
- Lot 3 LA: 721 sqm - P 1,081,500
- Lot 4 LA: 715 sqm - P 1,072,500
- Lot 5 LA: 763 sqm - P 1,144,500
- Lot 9 LA: 375 sqm - P 937,500
- Lot 11 LA: 375 sqm - P 937,500
- Lot 12 LA: 425 sqm - P 1,062,500
- Lot 13 LA: 475 sqm - P 1,187,500
- Lot 14 LA: 1034 sqm - P 2,585,000
- Lot 19 LA: 385 sqm - P 962,500
- Lot 22 LA: 380 sqm - P 950,000
- Lot 23 LA: 385 sqm - P 962,500
- Lot 24 LA: 412 sqm - P 1,030,000
- Lot 28 LA: 468 sqm - P 1,170,000
- Lot 29 LA: 402 sqm - P 1,005,000
- Lot 30 LA: 388 sqm - P 970,000
- Lot 31 LA: 369 sqm - P 922,500
- Lot 35 LA: 418 sqm - P 1,045,000
- Lot 36 LA: 510 sqm - P 1,275,000
- Lot 37 LA: 402 sqm - P 1,005,000
- Lot 38 LA: 463 sqm - P 1,157,500
- Lot 41 LA: 603 sqm - P 1,507,500
- Lot 45 LA: 375 sqm - P 937,500



BARANGAY HILLS SUBDIVISION MAP

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RIZAL

VACANT LOTS

**137 Vacant Lots (undeveloped)
Along Brgy. Hills Subd., Dela Paz, Antipolo**

Block 3

Lot 39 LA: 360 sqm - P 198,000
Lot 41 LA: 940 sqm - P 517,000
Lot 42 LA: 434 sqm - P 238,700
Lot 43 LA: 527 sqm - P 289,850
Lot 44 LA: 506 sqm - P 278,300
Lot 45 LA: 457 sqm - P 251,350
Lot 46 LA: 599 sqm - P 329,450

Block 5

Lot 2 LA: 424 sqm - P 233,200
Lot 3 LA: 379 sqm - P 208,450
Lot 4 LA: 431 sqm - P 237,050
Lot 5 LA: 466 sqm - P 256,300
Lot 6 LA: 402 sqm - P 221,100
Lot 7 LA: 411 sqm - P 226,050
Lot 8 LA: 453 sqm - P 249,150
Lot 9 LA: 475 sqm - P 261,250
Lot 10 LA: 568 sqm - P 312,400

Block 12

Lot 78 LA: 391 sqm - P 215,050
Lot 79 LA: 367 sqm - P 201,850
Lot 80 LA: 378 sqm - P 207,900
Lot 81 LA: 329 sqm - P 180,950
Lot 82 LA: 413 sqm - P 227,150
Lot 83 LA: 366 sqm - P 201,300
Lot 84 LA: 368 sqm - P 202,400
Lot 86 LA: 443 sqm - P 243,650
Lot 87 LA: 519 sqm - P 285,450
Lot 88 LA: 620 sqm - P 341,000
Lot 89 LA: 816 sqm - P 448,800
Lot 90 LA: 647 sqm - P 355,850
Lot 91 LA: 511 sqm - P 281,050
Lot 92 LA: 382 sqm - P 210,100
Lot 93 LA: 382 sqm - P 210,100
Lot 94 LA: 359 sqm - P 197,450
Lot 95 LA: 375 sqm - P 206,250
Lot 96 LA: 357 sqm - P 196,350
Lot 97 LA: 459 sqm - P 252,450
Lot 98 LA: 463 sqm - P 254,650
Lot 99 LA: 395 sqm - P 217,250
Lot 100 LA: 360 sqm - P 198,000
Lot 101 LA: 409 sqm - P 224,950
Lot 102 LA: 381 sqm - P 209,550
Lot 103 LA: 377 sqm - P 207,350
Lot 104 LA: 702 sqm - P 386,100
Lot 105 LA: 976 sqm - P 536,800
Lot 106 LA: 534 sqm - P 293,700
Lot 107 LA: 486 sqm - P 267,300
Lot 108 LA: 385 sqm - P 211,750
Lot 109 LA: 659 sqm - P 362,450

Block 6

Lot 16 LA: 564 sqm - P 310,200
Lot 17 LA: 707 sqm - P 388,850
Lot 19 LA: 361 sqm - P 198,550
Lot 20 LA: 381 sqm - P 209,550
Lot 24 LA: 421 sqm - P 231,550
Lot 25 LA: 379 sqm - P 208,450
Lot 26 LA: 375 sqm - P 206,250
Lot 27 LA: 375 sqm - P 206,250
Lot 28 LA: 375 sqm - P 206,250
Lot 29 LA: 448 sqm - P 246,400
Lot 30 LA: 478 sqm - P 262,900
Lot 31 LA: 436 sqm - P 239,800
Lot 32 LA: 359 sqm - P 197,450
Lot 33 LA: 375 sqm - P 206,250
Lot 34 LA: 400 sqm - P 220,000
Lot 35 LA: 360 sqm - P 198,000
Lot 36 LA: 382 sqm - P 210,100
Lot 37 LA: 403 sqm - P 221,650
Lot 38 LA: 541 sqm - P 297,550
Lot 39 LA: 552 sqm - P 303,600

Block 13

Lot 1 LA: 500 sqm - P 275,000
Lot 2 LA: 382 sqm - P 210,100
Lot 3 LA: 375 sqm - P 206,250
Lot 4 LA: 428 sqm - P 235,400
Lot 6 LA: 356 sqm - P 195,800
Lot 7 LA: 375 sqm - P 206,250
Lot 8 LA: 375 sqm - P 206,250
Lot 9 LA: 404 sqm - P 222,200
Lot 10 LA: 400 sqm - P 220,000
Lot 11 LA: 378 sqm - P 207,900
Lot 12 LA: 357 sqm - P 196,350
Lot 13 LA: 363 sqm - P 199,650
Lot 14 LA: 394 sqm - P 216,700
Lot 15 LA: 410 sqm - P 225,500
Lot 16 LA: 582 sqm - P 320,100
Lot 17 LA: 566 sqm - P 311,300
Lot 18 LA: 405 sqm - P 222,750
Lot 19 LA: 405 sqm - P 222,750
Lot 20 LA: 415 sqm - P 228,250
Lot 21 LA: 377 sqm - P 207,350
Lot 22 LA: 382 sqm - P 210,100
Lot 23 LA: 400 sqm - P 220,000
Lot 24 LA: 442 sqm - P 243,100
Lot 25 LA: 561 sqm - P 308,550
Lot 26 LA: 461 sqm - P 253,550
Lot 27 LA: 404 sqm - P 222,200
Lot 28 LA: 385 sqm - P 211,750

Block 14

Lot 1 LA: 477 sqm - P 262,350
Lot 2 LA: 432 sqm - P 237,600
Lot 3 LA: 470 sqm - P 258,500
Lot 4 LA: 396 sqm - P 217,800
Lot 5 LA: 387 sqm - P 212,850
Lot 6 LA: 462 sqm - P 254,100
Lot 7 LA: 449 sqm - P 246,950
Lot 8 LA: 404 sqm - P 222,200
Lot 9 LA: 399 sqm - P 219,450
Lot 10 LA: 375 sqm - P 206,250
Lot 11 LA: 375 sqm - P 206,250
Lot 12 LA: 468 sqm - P 257,400
Lot 13 LA: 710 sqm - P 390,500
Lot 14 LA: 497 sqm - P 273,350
Lot 15 LA: 599 sqm - P 329,450
Lot 16 LA: 995 sqm - P 547,250
Lot 17 LA: 757 sqm - P 416,350
Lot 18 LA: 431 sqm - P 237,050
Lot 19 LA: 351 sqm - P 193,050
Lot 20 LA: 330 sqm - P 181,500
Lot 21 LA: 330 sqm - P 181,500
Lot 22 LA: 340 sqm - P 187,000
Lot 23 LA: 441 sqm - P 242,550
Lot 24 LA: 603 sqm - P 331,650
Lot 25 LA: 428 sqm - P 235,400
Lot 26 LA: 405 sqm - P 222,750
Lot 27 LA: 405 sqm - P 222,750
Lot 28 LA: 456 sqm - P 250,800
Lot 29 LA: 424 sqm - P 233,200
Lot 30 LA: 376 sqm - P 206,800
Lot 31 LA: 373 sqm - P 205,150
Lot 32 LA: 404 sqm - P 222,200
Lot 33 LA: 411 sqm - P 226,050
Lot 34 LA: 390 sqm - P 214,500
Lot 35 LA: 569 sqm - P 312,950
Lot 36 LA: 526 sqm - P 289,300
Lot 37 LA: 594 sqm - P 326,700
Lot 38 LA: 496 sqm - P 272,800
Lot 39 LA: 375 sqm - P 206,250
Lot 40 LA: 384 sqm - P 211,200
Lot 41 LA: 419 sqm - P 230,450
Lot 42 LA: 554 sqm - P 304,700
Lot 43 LA: 4130sqm - P 2,271,500

TOTAL LOT AREA : 65,922 sqm

RIZAL

VACANT LOTS

47 Lots, Town and Country Estates, Sumulong Highway, Brgy. Mayamot, Antipolo City

Block 2

Lot 4 LA: 917 sqm - P 3,392,900

Block 3

Lot 20 LA: 2026 sqm - P 7,091,000

Block 7

Lot 3 LA: 2117 sqm - P 7,409,500

Block 1

Lot 6 LA: 877 sqm - P 3,069,500

Lot 14 LA: 770 sqm - P 2,695,000

Lot 19 LA: 786 sqm - P 2,908,200

Lot 25 LA: 719 sqm - P 2,660,300

Block 4-A

Lot 1 LA: 1302 sqm - P 5,338,200

Lot 3 LA: 1058 sqm - P 3,914,600

Lot 7 LA: 1323 sqm - P 4,895,100

Lot 8 LA: 1405 sqm - P 5,198,500

Lot 13 LA: 1479 sqm - P 5,768,100

Lot 15 LA: 1699 sqm - P 5,606,700

Lot 16 LA: 1861 sqm - P 6,141,300

Lot 19 LA: 1881 sqm - P 6,583,500

Block 4-B

Lot 2 LA: 1074 sqm - P 3,759,000

Lot 1 LA: 850 sqm - P 2,975,000

Lot 9 LA: 1146 sqm - P 4,011,000

Lot 10 LA: 1168 sqm - P 4,088,000

Lot 11 LA: 1256 sqm - P 4,396,000

Lot 12 LA: 1150 sqm - P 4,025,000

Lot 13 LA: 1039 sqm - P 3,636,500

Lot 14 LA: 1053 sqm - P 3,685,500

Lot 15 LA: 1093 sqm - P 3,825,500

Lot 16 LA: 1211 sqm - P 4,238,500

Block 4-C

Lot 2 LA: 1318 sqm - P 4,613,000

Lot 7 LA: 1142 sqm - P 3,997,000

Lot 9 LA: 1399 sqm - P 4,896,500

Lot 11 LA: 1309 sqm - P 4,319,700

Block 7-A

Lot 6 LA: 1460 sqm - P 5,110,000

Lot 7 LA: 1474 sqm - P 5,159,000

Lot 8 LA: 1548 sqm - P 5,418,000

Lot 9 LA: 1590 sqm - P 5,565,000

Lot 10 LA: 2025 sqm - P 7,087,500

Block 10

Lot 3 LA: 1691 sqm - P 5,580,300

Lot 9 LA: 1249 sqm - P 4,371,500

Block 14

Lot 2 LA: 871 sqm - P 3,048,500

Lot 6 LA: 845 sqm - P 2,957,500

Block 14-A

Lot 5 LA: 767 sqm - P 2,684,500

Block 9

Lot 6 LA: 596 sqm - P 2,086,000

Lot 8 LA: 596 sqm - P 2,086,000

Lot 10 LA: 824 sqm - P 3,213,600

Block 9-A

Lot 13 LA: 688 sqm - P 2,408,000

Lot 14 LA: 815 sqm - P 2,852,500

Lot 15 LA: 684 sqm - P 2,394,000

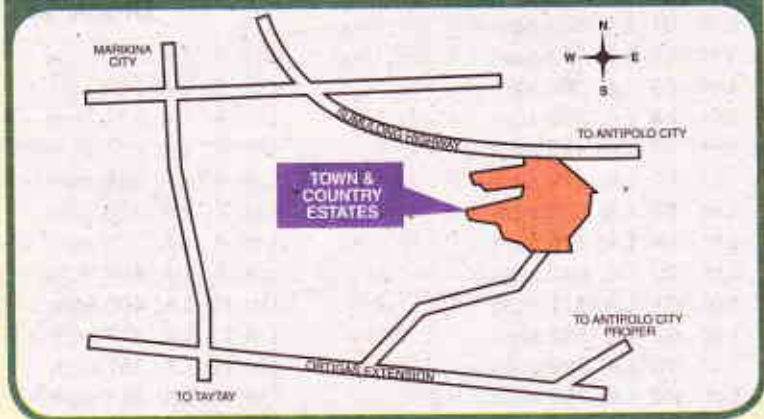
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Lot 5 LA: 1150 sqm - P 4,613,000

Lot 3 LA: 970 sqm - P 3,997,000

TOTAL LOT AREA : 56,271 sqm

SELLING PRICE: P 3,300 to P 4,100 per sqm.



HOUSE & LOT

Lots 10, 11 & 12 Block 100,
No. 18 Opel St., Village
East Executive
Homes, Antipolo City
Description: LA: 788sqm
FA: 656.20sqm
2-storey H/L with 11BR & 8T&B

SELLING PRICE P 11,200,000



VACANT LOT

Lot 8-A-3-PP-4-C
Along Sakura Road within
Yupangco Cotton Mills
Compound Brgy Mahabang
Parang, Angono, Rizal
Description: LA: 24,468sqm
Vacant industrial lot.
Rectangular in shape and
with flat terrain. Frontage
along Sakura Road is 174.04
meters with an average depth
of 140.59 meters.

SELLING PRICE P25,000,000



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RIZAL

VACANT LOTS

37 Lots, Parkridge Estate II, Brgy. Sta. Cruz, Antipolo

Block 6

Lot 1 LA: 488 sqm - P 1,561,600

Block 7

Lot 4 LA: 493 sqm - P 1,479,000

Lot 5 LA: 493 sqm - P 1,479,000

Lot 10 LA: 476 sqm - P 1,428,000

Lot 12 LA: 520 sqm - P 1,560,000

Lot 17 LA: 490 sqm - P 1,470,000

Lot 18 LA: 490 sqm - P 1,470,000

Block 8

Lot 4 LA: 475 sqm - P 1,425,000

Lot 6 LA: 570 sqm - P 1,710,000

Lot 7 LA: 580 sqm - P 1,740,000

Lot 11 LA: 461 sqm - P 1,383,000

Block 9

Lot 14 LA: 485 sqm - P 1,261,000

Lot 18 LA: 441 sqm - P 1,146,600

Block 12

Lot 7 LA: 414 sqm - P 1,324,800

Block 10

Lot 7 LA: 465 sqm - P 1,209,000

Lot 12 LA: 510 sqm - P 1,632,000

Lot 13 LA: 495 sqm - P 1,584,000

Lot 18 LA: 664 sqm - P 1,726,400

Lot 32 LA: 547 sqm - P 1,750,400

Block 11

Lot 9 LA: 490 sqm - P 1,274,000

Lot 19 LA: 669 sqm - P 1,739,400

Lot 22 LA: 496 sqm - P 1,587,200

Lot 25 LA: 476 sqm - P 1,237,600

Lot 26 LA: 405 sqm - P 1,296,000

Lot 33 LA: 774 sqm - P 2,012,400

Block 14

Lot 11 LA: 668 sqm - P 1,736,800

Lot 27 LA: 372 sqm - P 1,264,800

Block 15

Lot 10 LA: 450 sqm - P 1,170,000

Lot 13 LA: 466 sqm - P 1,211,600

Block 16

Lot 3 LA: 512 sqm - P 1,536,000

Lot 8 LA: 613 sqm - P 1,839,000

Lot 39 LA: 433 sqm - P 1,125,800

Lot 43 LA: 614 sqm - P 1,596,400

Lot 44 LA: 575 sqm - P 1,495,000

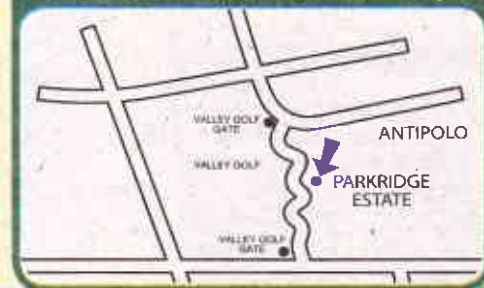
Block 17

Lot 1 LA: 774 sqm - P 2,167,200

Lot 2 LA: 702 sqm - P 1,825,200

Lot 3 LA: 701 sqm - P 1,822,600

TOTAL LOT AREA : 19,747 sqm
 SELLING PRICE: P 2,600 to P 3,400/sqm



VACANT LOT

Lots 1 & 3, ML Quezon Ave., and Maia Alta Subd. Road, Brgy. Daig, Antipolo City
 Description: LA: 40,176sqm
 Vacant residential lot

SELLING PRICE P200,000,000



VACANT LOT

Lots 15, 16, 17 and 18 Block 12, Town and Country Estate, Bgy Mayamot, Antipolo City
 Description: LA: 6,451sqm
 Vacant Lot

SELLING PRICE: P26,000,000 (P4,035 per sqm)



PASAY

BUILDING

2744 P. Zamante St., Brgy. San Roque, Pasay City
 Description: LA: 1,727 sqm
 2-com'l building & tres'l building

SELLING PRICE P30,200,000



SOUTHERN METRO MANILA

• PEDRO T. BAOY : 8169956
 • FAX : 8169967 / 8169964

BUENA MANO
PRIME

• ELLIE G. CUBE : 8169954
 • PEDRO T. BAOS : 8169956
 • FAX : 8169967 / 8169964

MUNTINLUPA

WAREHOUSE

Km. 23 East Service Rd., South Expressway, Bgy. Cupang, Muntinlupa
 Description: LA: 18,420sqm Type: Commercial / Industrial
 The property consists of two (2) parcels of land accessible via the East Service Road, South Expressway, Bgy. Cupang. It is located 1km north of the Alabang interchange.
 (Call Ellie Cube)

SELLING PRICE P208,000,000



VACANT LOT

Lot 14 Tamarind Cove,
 Ayala Alabang Village,
 Muntinlupa City
 Description: LA: 585 sqm
 Vacant residential lot
 (Call Ellie Cube)

SELLING PRICE P17,000/sqm



PARANAQUE

BUILDING

25-27 LP Leviste Ave.
 Levittown, Paranaque City
 Description: LA: 5743 sqm
 FA: 846.5 sqm
 Lot improved with 2-storey residential bldg. (4BR & 5TB)
 With old swimming pool, gazebo, etc.



SELLING PRICE: P 33,320,000



BUILDING

8333 Dr. A. Santos Avenue (Sucat Road),
 San Antonio, Paranaque City
 Description: LA: 6,950 sqm
 FA: 6,460 sqm
 Industrial/ Commercial complex consisting of 3-storey office building and 2 industrial warehouse buildings



SELLING PRICE: P 135,000,000



LAS PINAS

CONDOMINIUM

Unit 9-A, 9/F
 Washington Tower, Pacific Avenue, Asia World, Paranaque City
 Description: FA: 333.20sqm
 Residential condo unit at the 9th fl. unit has 4BR & 5TBs.
 2 parking slots

SELLING PRICE: P 14,000,000



WAREHOUSE

4595 Impex Industrial Compound, Bgy Pampolona, Las Pinas City
 Description: LA: 2766sqm
 Total lot area is 3228, however no value is placed on the 462.12 sqm road right of way as indicated on title.

SELLING PRICE: P 20,000,000



- KAREN T. ABAD : 8455804
- ELLIE G. CUBE : 8169954
- FAX : 8169967 / 8169964

BULACAN

BUILDING

Along Rizal St. (National Highway) Brgy. Longos, Pulilan, Bulacan
Description: LA: 8,841 sqm - FA: 5,592 sqm - Consists of three concrete Structures: 1) two-storey building w/ basement (75% finished) and 2) a single -storey building w/ basement

SELLING PRICE P45,000,000



BUILDING

Along Provincial Rd.,
Bulac, Sta. Maria, Bulacan
Description: LA: 7,598sqm
FA: 3,625sqm
Description: Industrial property with a 2-sty processing bldg w/mezzanine & 3TB & a 1-sty admin office w/4BR & 2TB

SELLING PRICE P 31,200,000



VACANT LOT

Lots 1305, 1306 & 1307, A. Bijasa St.,
Gaya Gaya, San Jose del Monte, Bulacan
Description: LA: 17,099sqm
FA: 1,238sqm
3 adjoining residential lots

SELLING PRICE P10,000,000



VACANT LOT

Lot B-A-1-B-1 Along McArthur Highway,
Bgy Abangan Norte, Marilao, Bulacan
Description: LA: 2,956sqm
Vacant Residential Lot

SELLING PRICE P 29,000,000



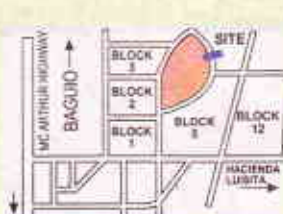
TARLAC

VACANT LOTS

**Luisita Industrial Park, San Miguel, Tarlac City
8 Vacant Industrial Lots**

Block 6, Phase 1

- Lot 1 LA:11,054 sqm - **P 17,498,591.12**
- Lot 2 LA:10,779 sqm - **P 17,063,263.41**
- Lot 3 LA:11,128 sqm - **P 17,615,733.85**
- Lot 4 LA:10,005 sqm - **P 15,838,013.77**
- Lot 12 LA:10,003 sqm - **P 15,834,847.75**
- Lot 13 LA:10,050 sqm - **P 15,909,249.21**
- Lot 14 LA:10,019 sqm - **P 15,860,175.90**
- Lot 15 LA:10,037 sqm - **P 15,888,670.08**



TOTAL LOT AREA : 83,075 sqm
TOTAL SELLING PRICE: P131,508,845.09

PAMPANGA

BUILDING

Consunji St., Poblacion, City of San Fernando, Pampanga
Description: LA: 731 sqm - Type: Commercial
(Call Ellie Cube)

SELLING PRICE P13,158,000



TIPS GENERAL HOUSEHOLD TIPS

- Crumpled newspapers lining the vegetable compartments of a refrigerator will keep veggies crisp. Store eggs with the large end up to keep the yolk centered.
- For perfect hard-cooked eggs, cover the eggs with cold water and bring to a boil. Then turn off the heat and let the eggs sit on the burner for 10-15 minutes.
- Refrigerate candles for several hours before lighting; it will cause fewer drips.

Source: www.thefunplace.com/house/tips/

- **ELLIE G. CUBE** : 8169954
- **PEDRO T. BAOS** : 8169956
- **FAX** : 8169967 / 8169964

BATANGAS

VACANT LOT

National Road, Brgy. San Fernando, Santiago & Bagong Pook, Malvar, Batangas
 Description: LA: 33.3hectares
 Type: Industrial
 Property is ideal for industrial park or residential. Flat terrain w/ a 14-meter access road from the national highway.
 Water is supplied by deep well as well as local water works. Part of Lima Land Industrial Park.

SELLING PRICE P600/sqm



VACANT LOT

Address: Adjacent Lima Technology Center Malvar Batangas
 Description: LA: 1,004,591sqm
 Vacant industrial lot covered by 47 titles. Access to the property is within Lima Technology Center or a barangay road connecting to the old highway.

SELLING PRICE P550/sqm



CAVITE

VACANT LOT

Island Park, Dasmariñas, Cavite
 Description: LA 54,758sqm
 Vacant residential lot

SELLING PRICE P164,274,000 (P3000/sqm)



VACANT LOT

Lot 1 Blk 13 Mountview Park, Brgy. Maduya, Carmona Cavite
 Description: LA: 4,030 sqm
 Vacant lot and irregular in shape

SELLING PRICE P10,000,000



LAGUNA

BUILDING

#64 A. Bonifacio St., Canlalay Biñan, Laguna
 Description: LA: 293sqm FA: 285.93sqm
 Commercial 2-storey bldg. each floor measuring 142.97sqm.
 Has a frontage of 12.3m
 (Call Ellie Cube)

SELLING PRICE P13,300,000



BUILDING

Lot 3 Phase 2A, Innovation St., Carmelray Industrial Park 1, SEZ II, Brgy. Canlubang, Calamba, Laguna
 Description: LA: 3,825 sqm FA: 2,100 sqm
 Regular-shaped lot improved w/ single-storey airtight industrial structure

SELLING PRICE P20,000,000



VACANT LOT

Lot 59-B cor. of Road Lot 6 & Road Lot 1
 Carmelray Industrial Park 1, Brgy. Canlubang, Calamba, Laguna
 Description: LA: 32,937 sqm
 Cor. Lot w/ frontage of 220.15 meters

SELLING PRICE P83,000,000 (P2,500/sqm)



VACANT LOT

lot 4-C Progress Ave. cor. Road Lot 4
 Carmelray Industrial Park 1, Brgy. Canlubang, Calamba, Laguna
 Description: LA: 13,134 sqm
 Industrial lot w/ frontage of 117.33 meters

SELLING PRICE P33,000,000 (P2,500/sqm)



• PEDRO T. BAOY
• FAX

: 8169956
: 8169967 / 8169964

LAGUNA

VACANT LOT

Lot 4 along existing Brgy. Road Carmelray Industrial Park 1, Brgy. Canlubang, Calamba, Laguna
Description: LA: 31,315 sqm
Brgy. Road alongside of which is concretely paved & has drainage system

SELLING PRICE **P37,000,000**
(P1,200/sqm)



VACANT LOT

Lot 2 (undeveloped area) Carmelray industrial Park 1, Brgy. Canlubang, Calamba, Laguna
Description: LA: 44,773 sqm

SELLING PRICE **P67,000,000**
(P1,500/sqm)



VACANT LOT

RSBS Blvd., San Lorenzo, South Balibago, Sta. Rosa, Laguna
Description: LA: 30,917 sqm

SELLING PRICE **P98,600,000**
(P3,190/sqm)



VACANT LOT

RSBS Blvd., Villa Segovia, Sta. Rosa, Laguna
Description: LA: 10,603 sqm
Ideal for residential or commercial development located at the west side of the RSBS Blvd.

SELLING PRICE **P42,412,000**
(P4,000/sqm)



VACANT LOT

Promenade Subd., Brgy. San Jose, Sta. Rosa, Laguna
Description: LA: 32,131 sqm
34 parcels of vacant residential lots ranging from 602 sqm to 1,557 sqm

SELLING PRICE **P240,000,000**
(P7,500/sqm)



VACANT LOT

Country Club Estates, Brgy. Sto. Domingo & Don Jose, Sta. Rosa, Laguna
Description: LA: 29,012 sqm
22 parcels of vacant residential lots
Average Lots size: 1,318 sqm
Price: P7,300/sqm

SELLING PRICE **P211,771,500**



GENERAL HOUSEHOLD TIPS

- When laundering clothes, add detergent to the washer first. Pouring detergent on clothing can cause fabrics to fade.
- Apply spray starch to doors and to painted walls along hallways and stairways where fingerprints accumulate. The coating will resist marks better.
- Place a piece of white chalk in your silver chest or jewel box to absorb moisture and help prevent tarnishing of silverware and jewelry.

Source: www.thefunplace.com/house/tips/

Interested in any of our properties?

1. Visit your chosen property any day of the week, any time of the day. Most of our properties have caretakers who can assist you during your visit (except for condos and vacant subdivision lots which are under the watch of the respective condo/subdivision homeowners association). For condos, you have to coordinate with us on where to get the keys.

Just a word of advice... Since our properties sell fast, we advise you to call us first before your scheduled visit, just to check if the property you are interested in is still available. You can also verify from us on the best way to get to the property.

2. If you like the property, submit to us a Letter of Intent (found in one of the pages of this catalogue) which should contain the following information:

- Address/Description of the property you are planning to buy
- How much you are offering to buy the property for
- How do you intend to pay the purchase price (Cash? Loan from your bank? Others?)
- Your name, address, contact numbers and signature
- Other pertinent information required

3. You will be informed if your offer has been accepted. A Letter Advise containing the terms and conditions of the sale (with the following information) shall be sent to you:

- Selling Price
- Property Address/Description
- Schedule of payment/s to complete the purchase price

4. After you sign the Letter Advice, which signifies that you agree with the terms and conditions of the sale, you must send us a copy for our file and as our basis to reserve the property for you until you pay the minimum 10% earnest money on or before the date stated therein. If the earnest money is not paid on due date, then the property will be offered to other interested buyers.

What are the related taxes and fees that go with a real estate transaction?

For the account of the Seller:

- Capital Gains Tax - 6% of Selling Price (SP) or Zonal Value (ZV) or Fair Market Value (FMV) whichever is higher
- Business Tax - if applicable

For the account of the Buyer:

- Documentary Stamp Tax - 1.5% of SP or ZV whichever is higher
- Transfer Tax - rate depends on location of property (ranging from 0.25% to 0.75% of SP or ZV whichever is higher)
- Registration Fee - graduated rate based on SP (ex. P5,646 for SP of P1 Million)
- Realty Taxes - for the remaining months of the year based on date of full payment

Note: Government may impose other taxes and fees that are not covered by the above schedule.

What are the payment modes available for the purchase of a property?

- Cash
- Deferred Payment Plan (Case-to-Case)
- Bank Financing
 - Through BPI, BPI Family Savings Bank or any other major domestic bank
 - Terms are subject to separate credit approval by the lending bank
 - If you get a loan from BPI Family Savings Bank, the following are its current loan parameters (subject to change without prior notice)
 - Loanable amount up to 75% of appraised value of the property
 - Payment term up to a maximum of 12 years
 - Interest at lower than current market rates
 - The chart below shows how affordable the monthly amortization is

SAMPLE COMPUTATION

AV of Property	P 1,000,000
Less: 30% Borrower's Equity	P 300,000
Loanable Amount: 70%	P 700,000
Multiply by	.0116637*

* Amortization factor for an 9.25% p.a. interest rate fixed for the first year with loan term of 12 years

Monthly Amortization P 8,164.59 per month**

** Good for the 1st 12 months of your loan; succeeding months' amortization to be computed based on prevailing rate at the end of the 12th month.

Buyer may opt to set with the Bank a longer rate-fixing period to avoid yearly re-pricing and abrupt rate fluctuations caused by changes in economic conditions.



OFFER TO PURCHASE

DATE _____

BPI FAMILY SAVINGS BANK, INC.
PROPERTY SALES AND LEASES (PSL)
G/F Tower 2, The Enterprise Center
Paseo de Roxas cor Dela Rosa St.
Makati City
Fax: (02) 816-9967 • (02) 816-9964
Email: askpms@gmail.com

Gentlemen :

I offer to buy your property on an "as-is, where-is" basis, located at _____

for the price of: PESOS _____ (P _____ .00)

via the following payment scheme : Cash

Loan (specify bank/financial institution) _____

Other schemes, please specify : _____

I understand your "first-come, first-served" policy and agree that the Bank is not under any obligation to accept any offer whatsoever. I have received a copy of the rules governing Offer to Purchase and I have read and understood them, a copy of which is printed at the back of the Offer to Purchase Form.

Thank you.

Very truly yours,

(PRINTED NAME AND SIGNATURE OF BUYER)

(ADDRESS OF BUYER'S OFFICE / RESIDENCE)


(MOBILE NUMBER/S)

(LANDLINES)

(EMAIL ADDRESS)

I CAME TO KNOW ABOUT THIS PROPERTY THROUGH:

Please check all applicable:

- Referrer's data (if any): 
- Buena Mano Catalogue
- Buena Mano Classified Ads
- Internet
- For Sale Sign at the site
- Flyers
- Others: _____

I REQUESTED THE PERSON WHO REFERRED SUBJECT PROPERTY TO ME TO ACCOMPLISH THE FOLLOWING:

PRINTED NAME AND SIGNATURE OF: UNIBANKER PSL'S ACCREDITED LICENSED BROKER

CONTACT NUMBER/S

EMAIL ADDRESS

BRANCH/DEPARTMENT & PCC CODE

EMPLOYEE NUMBER

T.I.N.

IMPORTANT: Please complete all information required. The front and back pages, duly signed, can be sent via FAX, COURIER or as attachment to an EMAIL; or personally submitted to Property Sales and Leases.

(CUT THROUGH THE DOTTED LINE)