

GLAM

RESIDENCES



PRIME LOCATION

Strategically located
right off Quezon City's
Central Business District
The Triangle Park

Located along EDSA and
Samar Avenue

Connected in existing
and future transportation
developments

GOOD INVESTMENT

Provides complete,
cosmopolitan home for
success-driven singles
looking for convenience
and indulgence

With 12% Growth Rate in
Value Appreciation

GLAMOROUS AMENITIES

Well thought amenities
that will let residents
experience living in a
style

Everything is tastefully
designed to give
residents a perfect venue
to meet, socialize, relax,
and reinvigorate after a
busy day of work

SAFE & SECURE ENVIRONMENT

With state-of-the-art
security measures and
well trained security
personnel

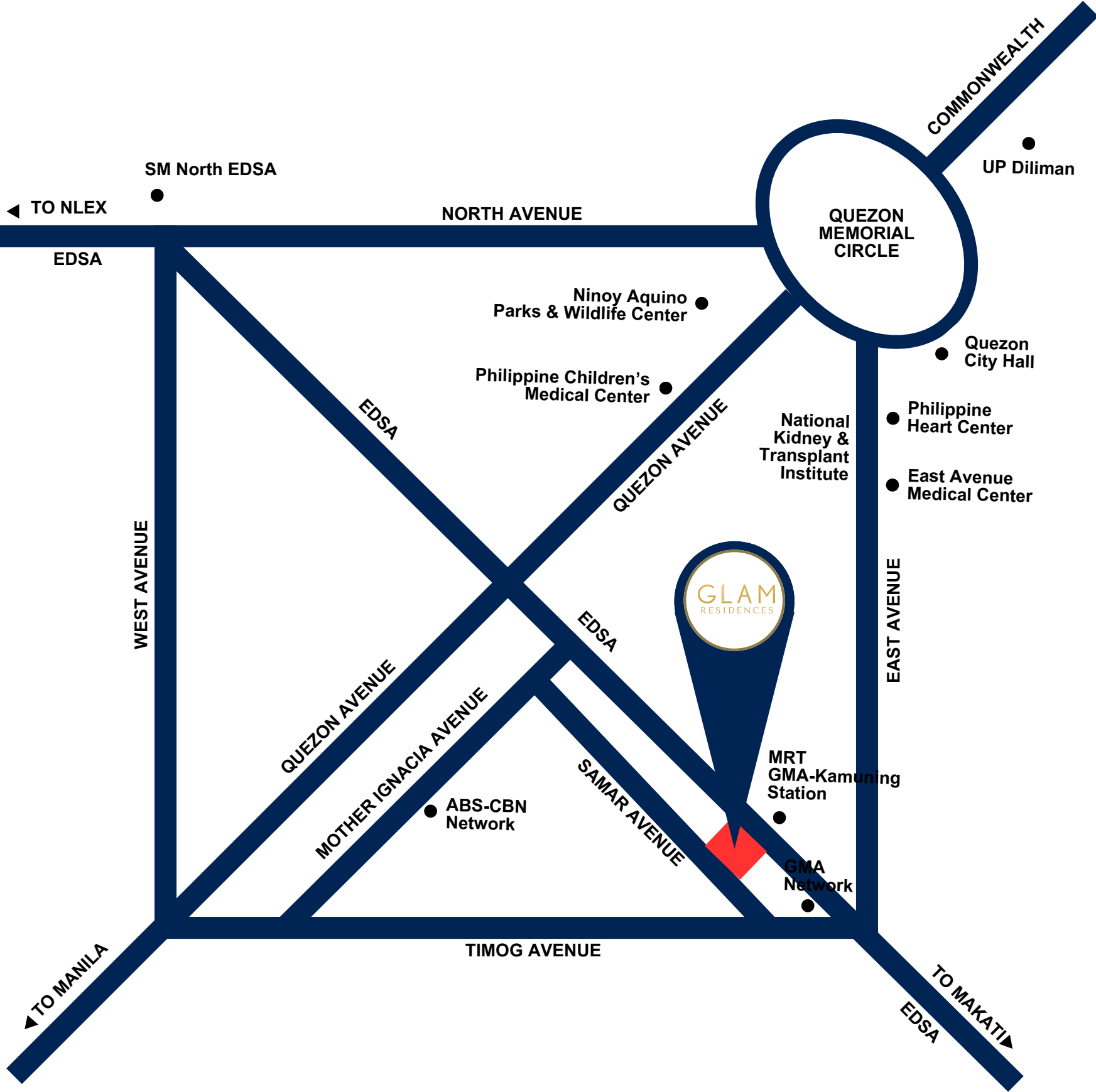
Professional Property
Management and
Services that will provide
seamless operation and
high standard services

EASY PAYMENT TERMS

Offers flexible payment
terms, exclusive promos,
limited-time discounts to
make our market's dream
of homeownership come
true

PRIME LOCATION

VICINITY MAP



LOCATION

Along EDSA and Samar Avenue, Brgy. South Triangle, Quezon City

LANDMARK

MRT GMA-Kamuning Station and GMA Network

TRANSPORT INFRASTRUCTURES

Grand Central Station
-MRT 3, LRT 1, MRT 7 & Metro Manila Subway

BUSINESS HUBS / OFFICES

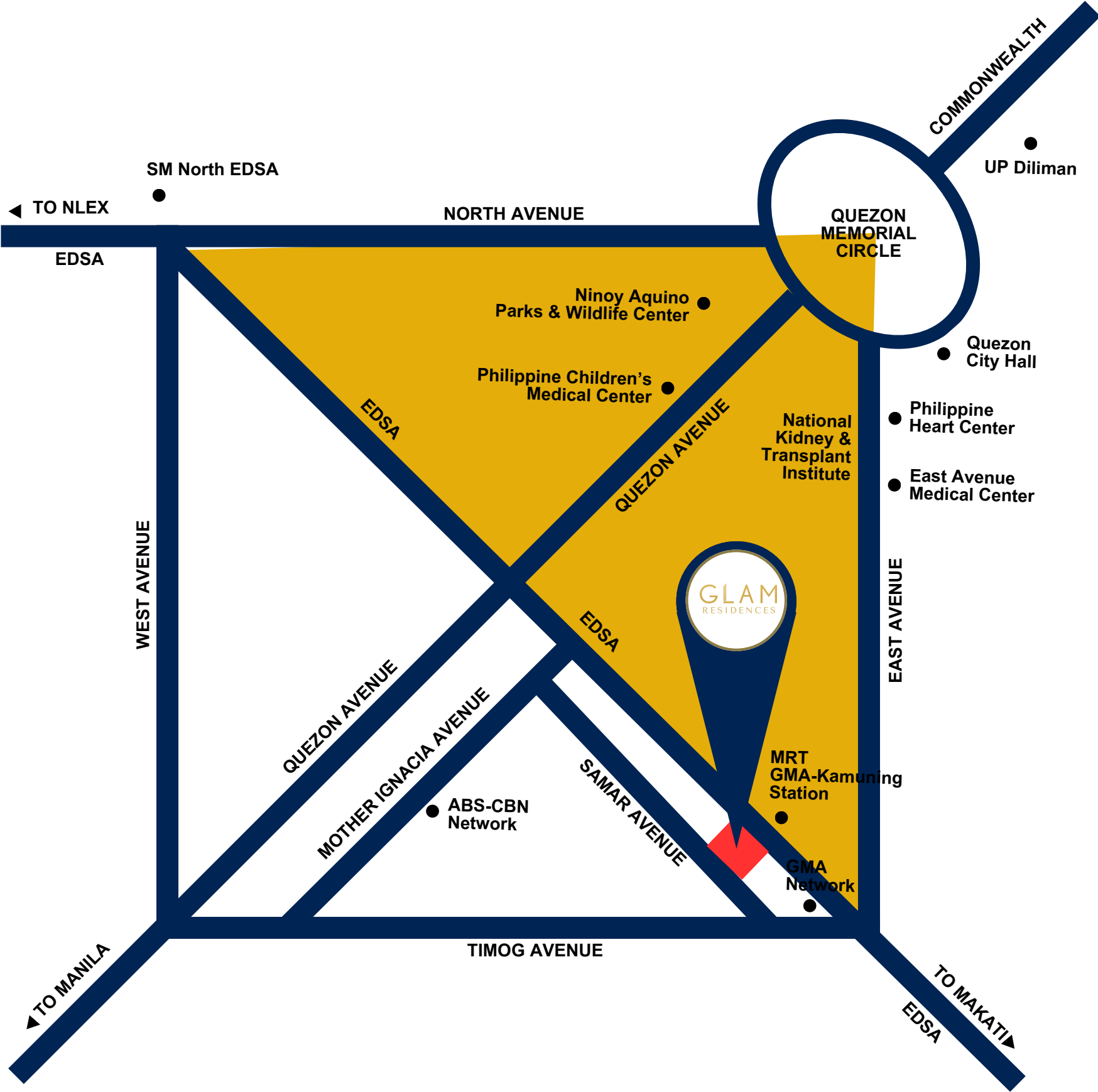
SM North Lifestyle District	±2.73 km
Eton Centris	±855 m
UP Technohub	±2.87 km
Vertis North	±1.70 km
Araneta Center	±1.78 km

MAJOR ESTABLISHMENTS / CITY

Makati	±9.6 km
Manila	±5.8 km
Ortigas	±8.2 km
St. Luke's Medical	±2.5 km
UP Diliman	±3.4 km

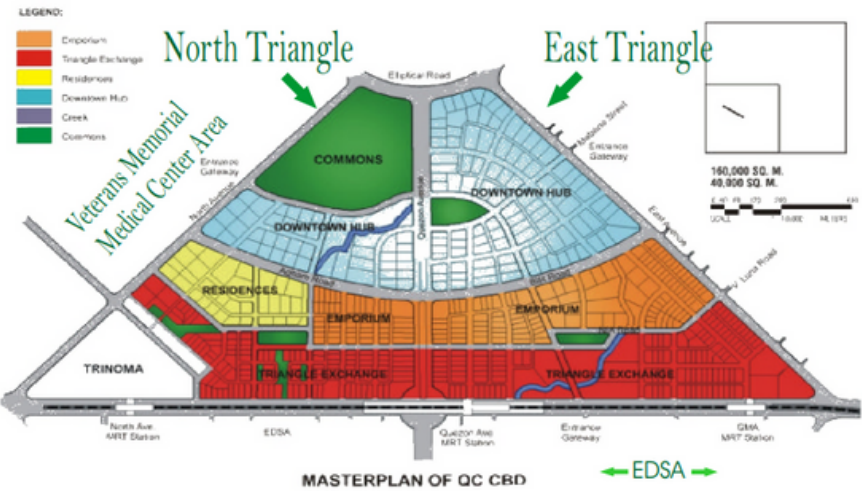
PRIME LOCATION

VICINITY MAP



TRIANGLE PARK

- Quezon City’s new and official central business district
- 250 hectare designated property mixed use with retail, commercial, residential, institutional institution.
- 3.7km away from Glam Residences



PRIME LOCATION

VICINITY MAP



- Newly opened luxury destination resort, casino, hotel, spa, and more on a 1.5-hectare site located in Triangle Park.
- Branded as “a new era of luxury and entertainment in the northern Metro area”.
- 1 km away from Glam Residences



CONNECTIVITY

VICINITY MAP

GLAM
RESIDENCES

MRT GMA KAMUNING STATION

METRO RAIL TRANSIT 3



GLAM FACADE

CONNECTIVITY

VICINITY MAP

METRO RAIL TRANSIT 7

- Will consist of 14 stations from North EDSA to San Jose Del Monte
- Accessible from Glam Residences via Unified Grand Central Station
- Target full operation on November 2025

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CONNECTIVITY

VICINITY MAP

METRO MANILA SUBWAY

- Will consist of 18 stations from Quirino Highway to Bicutan
- Accessible from Glam Residences via Unified Grand Central Station
- Target partial operation this 2025 and full operation in 2028



STATION MAP



CONNECTIVITY

VICINITY MAP



GRAND CENTRAL STATION

- Also known as North Triangle Common Station
- Will connect LRT1, MRT3, MRT7 & MM Subway
- 1 station away from Glam Residences
- Target partial operation this 2024 and full operation in 2025

PROJECT OVERVIEW

GLAM RESIDENCES

ADDRESS	Along EDSA and Samar Avenue, Brgy. South Triangle, Quezon City
DHSUD LTS NO.	0000085
LAUNCH DATE	April 2019
TARGET TURNOVER	2025
LOT AREA	6,954 sq. m.
NO. OF TOWERS	1
NO. OF UNITS	2,966
NO. OF PARKING	917
UNIT TYPE	1 BR - 23.72 sq. m. to 37.97 sq. m. 2 BR - 45.56 sq. m.
AVE. TLP/ SQM	Php268,000.00

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ROOFDECK AMENITY
FLOOR

39 RESIDENTIAL
FLOORS

5TH FLOOR AMENITY/
RESIDENTIAL

3 PODIUM FLOORS

1 COMMERCIAL/LOBBY

3 BASEMENT PARKING

EDSA



PAG-IBIG FUND



VICTORIA 1



GMA NETWORK



VICTORIA 2



SAMAR AVENUE

AMENITY FLOORS

GLAM RESIDENCES

GROUND FLOOR

5TH FLOOR

ROOF DECK



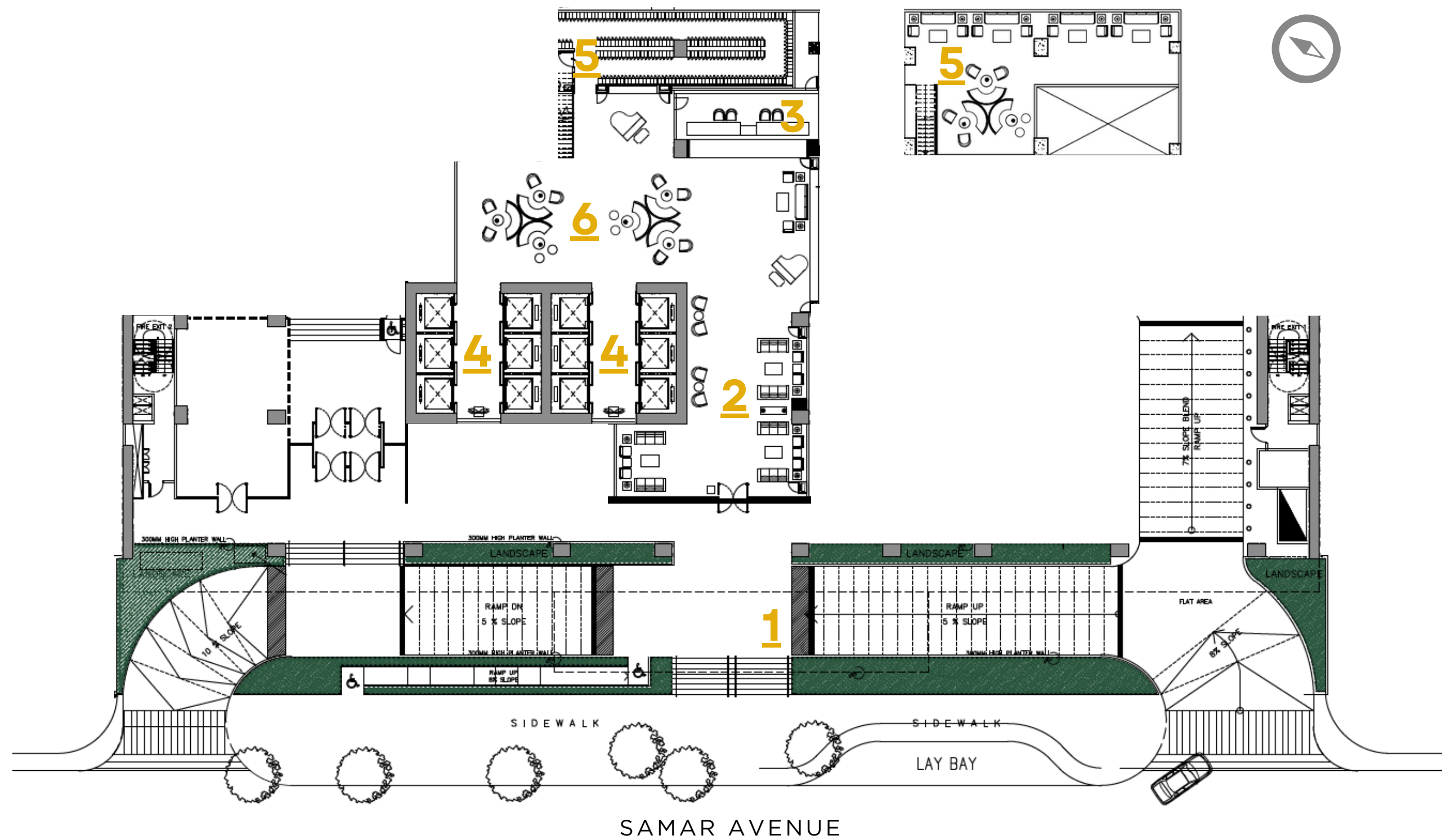
ROOFDECK AMENITY
FLOOR

5TH FLOOR AMENITY

1 COMMERCIAL/LOBBY

RESIDENTIAL GRAND LOBBY

GROUND FLOOR



AMENITIES

- 1 RESIDENTIAL DROP-OFF
- 2 MAIN LOBBY
- 3 RECEPTION AREA
- 4 LIFT LOBBY
- 5 MAILROOM & MEZZANINE
- 6 LOUNGE AREA



DROP OFF



GRAND LOBBY

RECEPTION



LIFT LOBBY





MEZZANINE

LOUNGE AREA



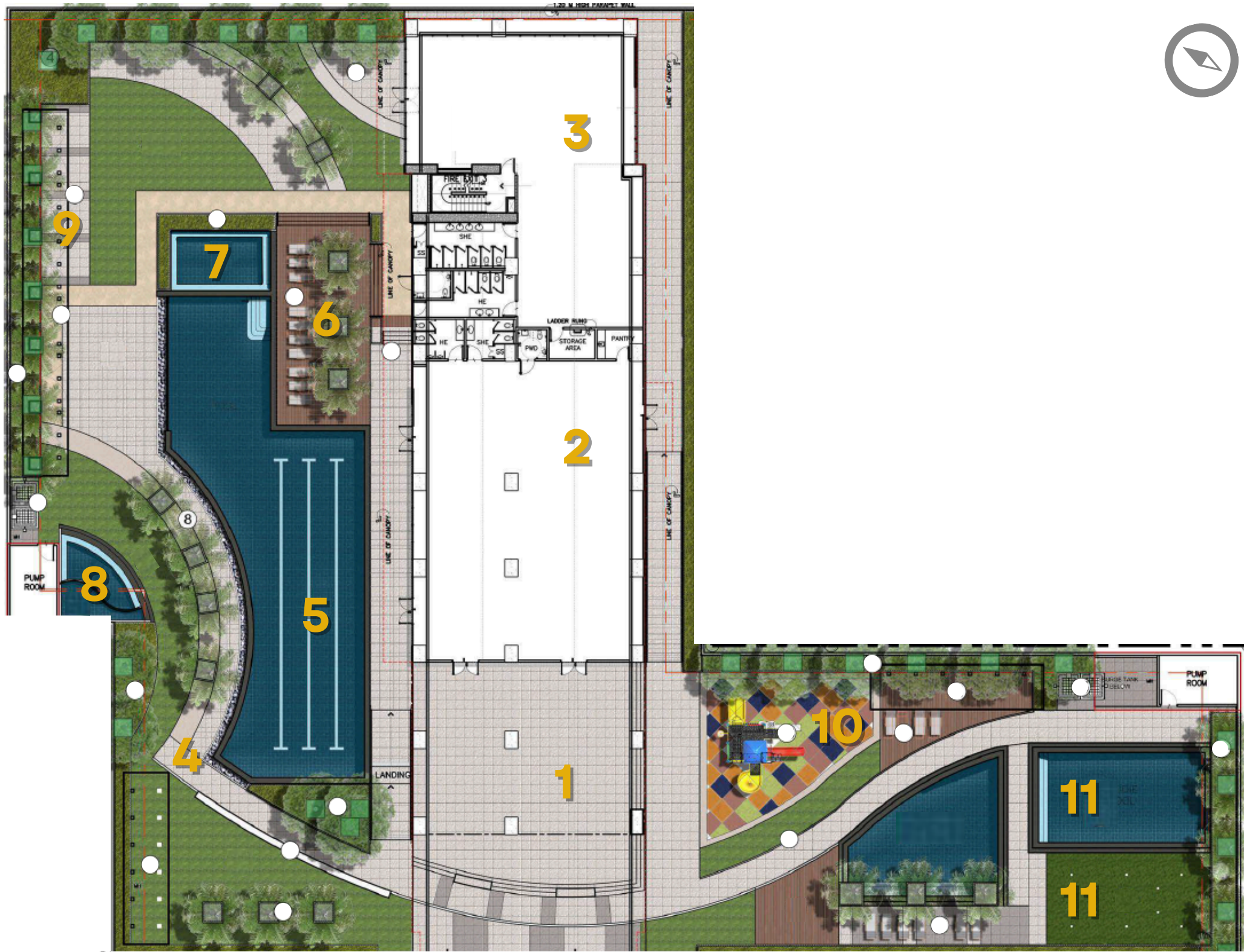
GLAM MALL

GLAM
RESIDENCES



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5TH FLOOR AMENITY



AMENITIES

- 1 AMENITY LOUNGE
- 2 FUNCTION ROOM
- 3 GYM
- 4 JOGGING TRAIL
- 5 LAP POOL
- 6 POOL DECK
- 7 JACUZZI
- 8 WATER FEATURE
- 9 OUTDOOR LOUNGE AREA
- 10 PLAY AREA
- 11 KIDDIE POOL AND SPLASH PAD



AMENITY LOUNGE



FUNCTION ROOM



GYM

Next



JOGGING TRAIL



LAP POOL



POOL DECK



JACUZZI



WATER FEATURE



OUTDOOR LOUNGE



PLAY AREA



POOL & SPLASH PAD

ROOFDECK AMENITY



AMENITIES

- 1 LAWN AREA
- 2 WALKWAY
- 3 PLANTERS
- 4 WOOD DECKS
- 5 OUTDOOR LOUNGE AREAS
- 6 SKY LOUNGE



SKY LOUNGE



OUTDOOR LOUNGE

VIEWING DECK



ROOFDECK VIEW

SAMAR SIDE



ROOFDECK VIEW

EDSA SIDE



RESIDENTIAL FLOORS

GLAM RESIDENCES

5TH FLOOR

6TH FLOOR

7TH TO 44TH FLOOR



39 RESIDENTIAL
FLOORS

5TH FLOOR



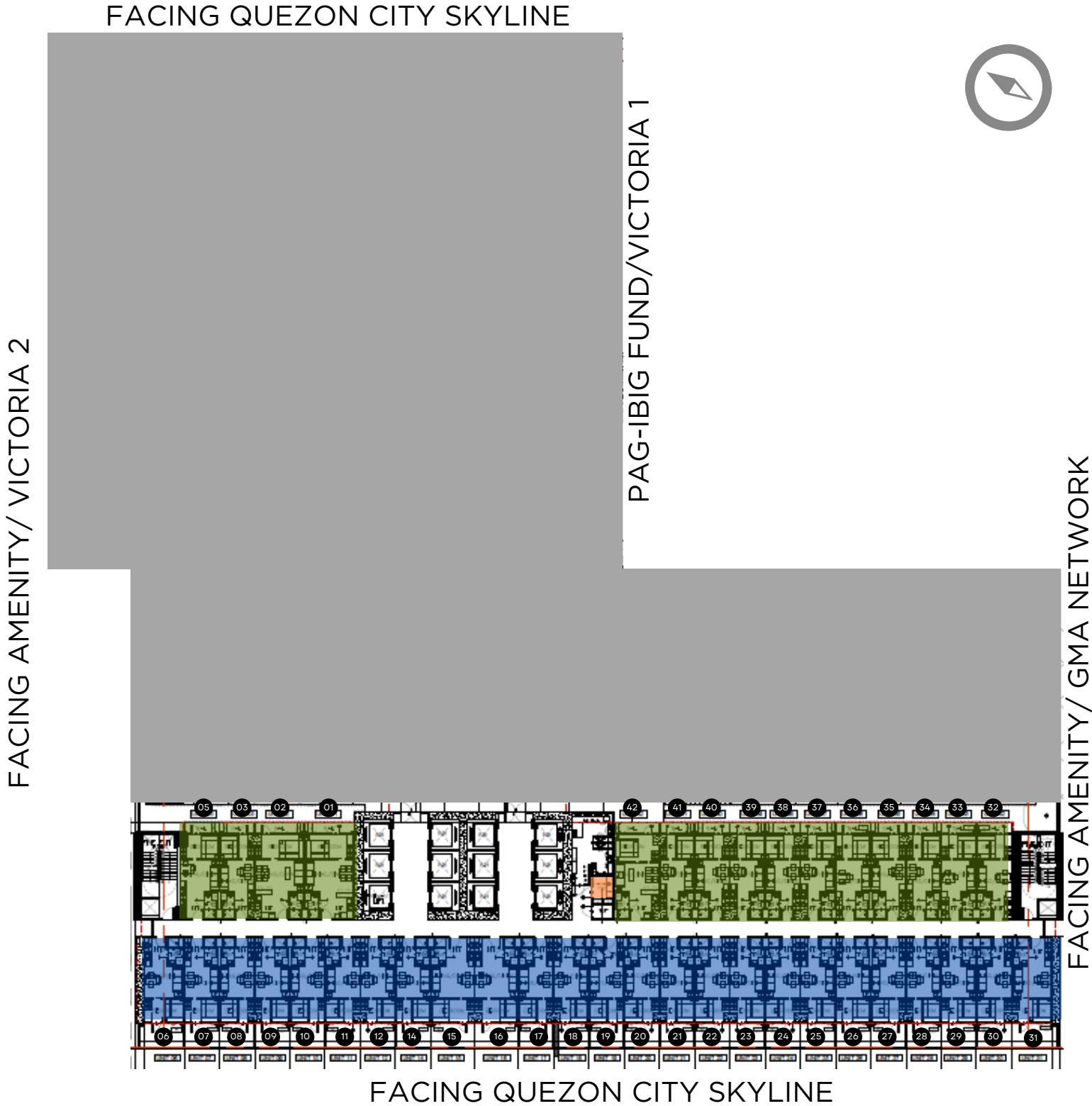
1 BR UNIT WITH BALCONY (REGULAR)



1 BR UNIT WITH BALCONY (SEMI-FURNISHED)



GARBAGE ROOM



6TH FLOOR



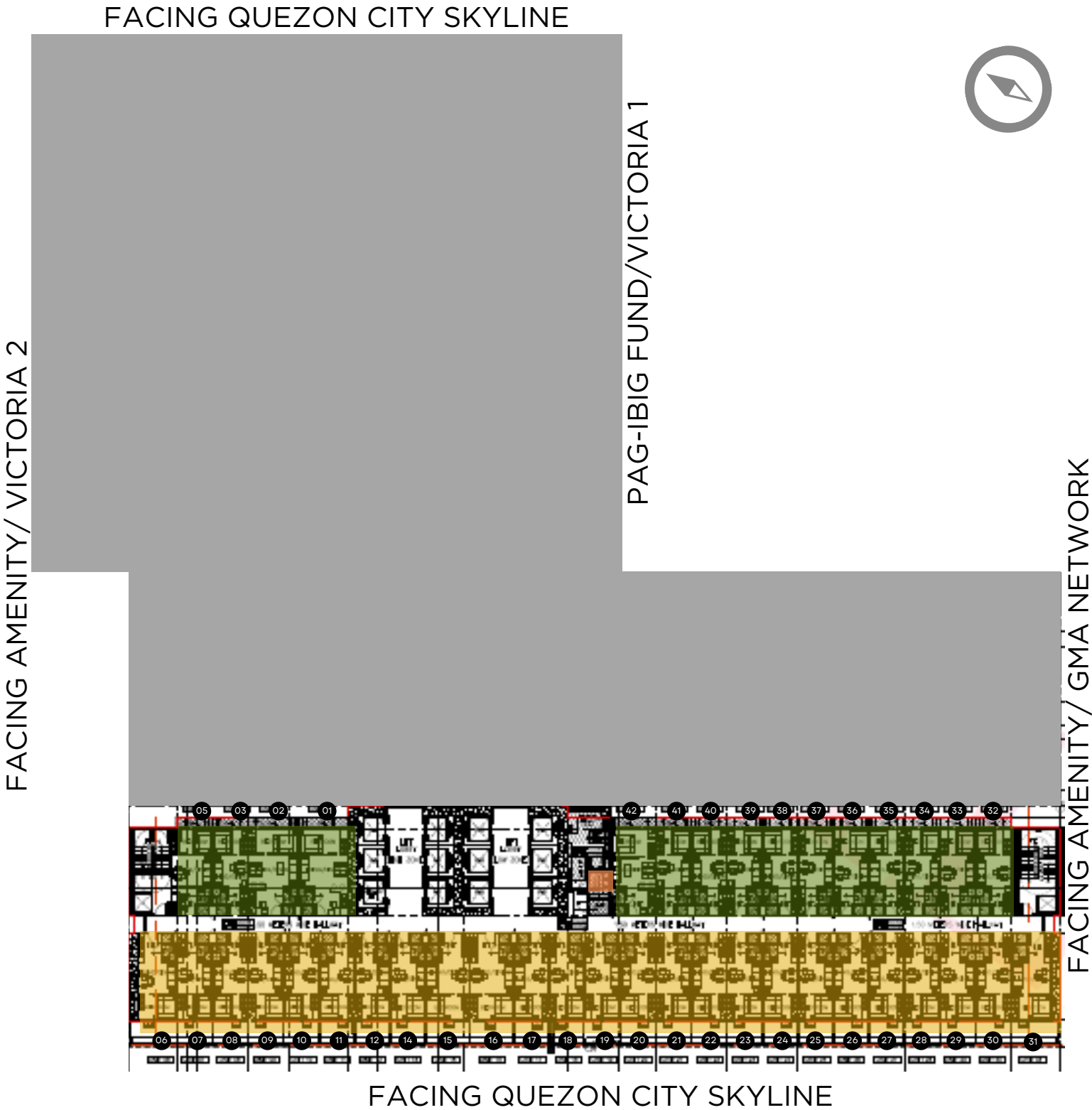
1 BEDROOM UNIT (REGULAR)




1 BR UNIT WITH BALCONY (SEMI-FURNISHED)





GARBAGE ROOM




7TH TO 44TH FLOOR

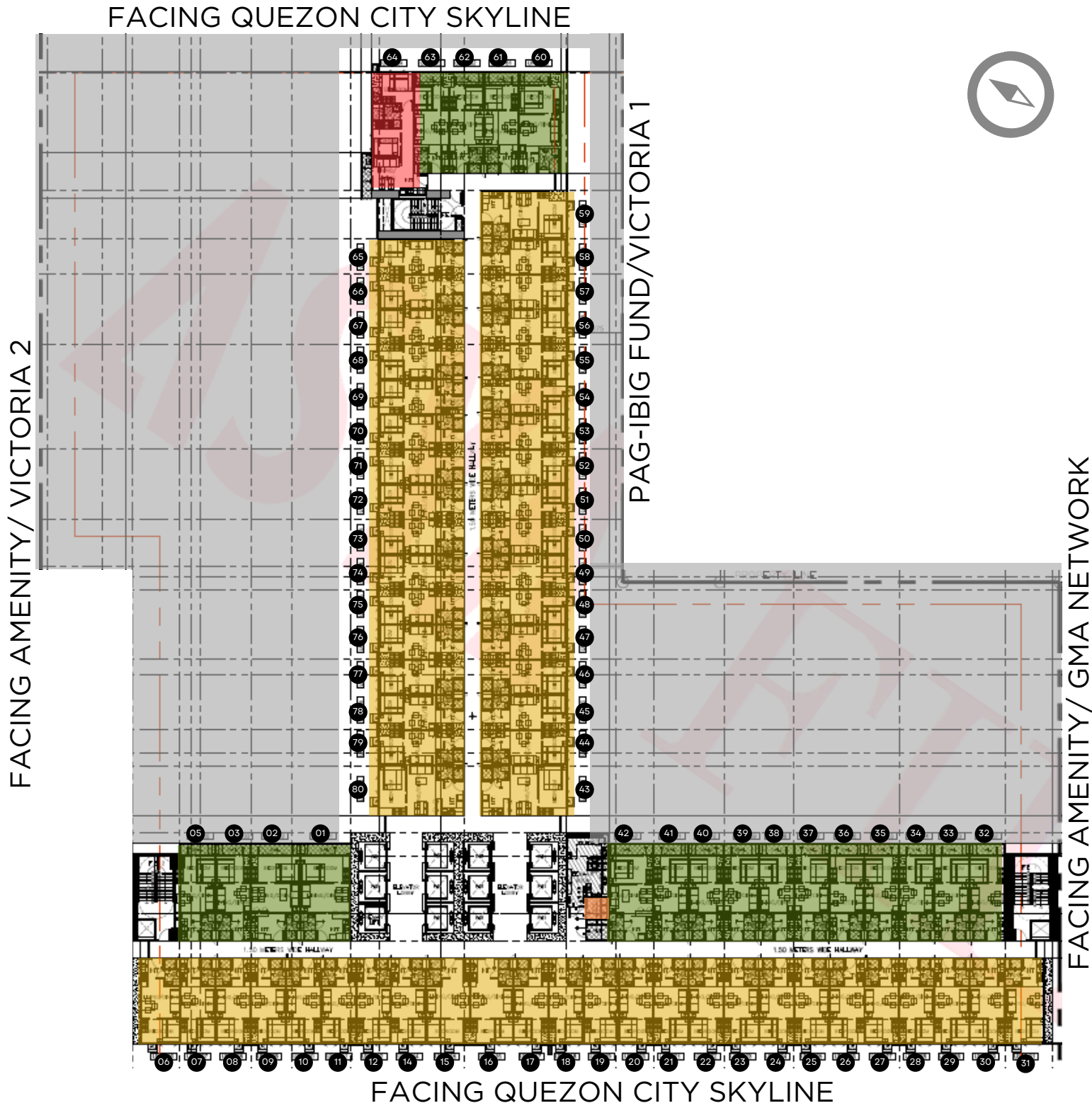
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1 BEDROOM UNIT
- 

1 BR UNIT WITH BALCONY
- 

2 BR UNIT WITH BALCONY
- 

GARBAGE ROOM



TYPICAL UNIT LAYOUTS



1 BEDROOM UNIT

23.72 sqm - 34.81 sqm



1 BR WITH BALCONY

26.82 sqm - 37.97 sqm



2 BR WITH BALCONY

45.56 sqm

UNIT DELIVERABLES



DELIVERABLES	LIVING/ DINING	BEDROOM	KITCHEN	T&B	BALCONY
FLOOR	Tiles	Tiles	Tiles	Tiles	Tiles
WALL	Painted Cement Finish	Painted Cement Finish	Painted Cement Finish	Painted Cement Finish & Tiles	Painted Cement Finish
CEILING	Painted Finish	Painted Finish	Overhead Cabinet	Painted Finish	Painted Finish
DOOR	Laminated Wood Door (Main Door)	Laminated Wood Door	N/A	Laminated Wood Door	Glass Door with Aluminum Frame
FIXTURES	None	Dry Wall Partition	Kitchen Sink, Cooktop, Rangehood & Undercounter Cabinet	Water Closet, Lavatory, Shower Set	Painted Metal Railing
APPLIANCES (For Semi-Furnished Units Only)	None	One Air-conditioning Unit	Refrigerator & Microwave Oven	Shower Heater	None

CONSTRUCTION UPDATES

AS OF JANUARY 2025



SAMAR SIDE



LIVING & DINING

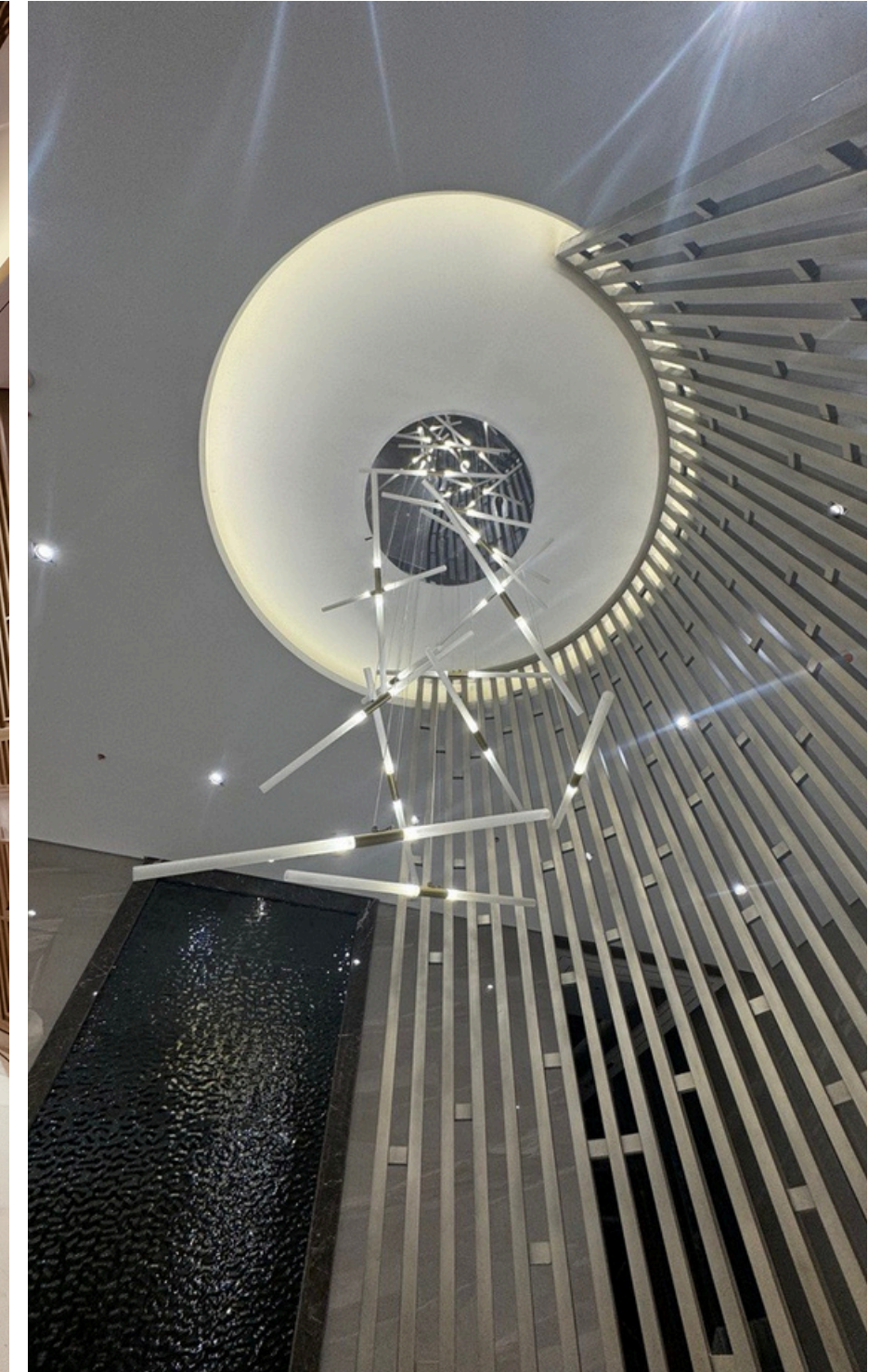
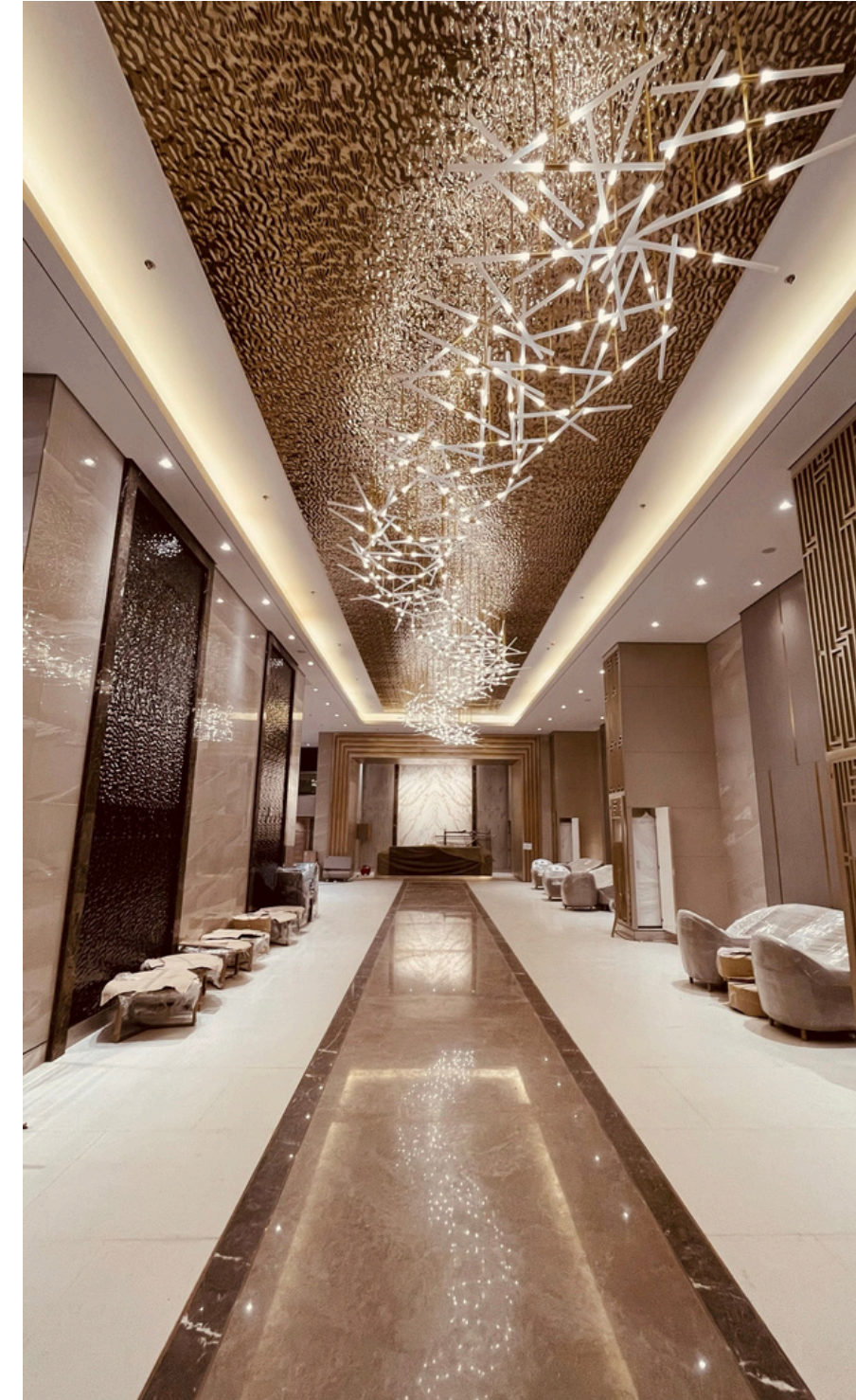


BEDROOM

CONSTRUCTION UPDATES

AS OF JANUARY 2025

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GRAND LOBBY

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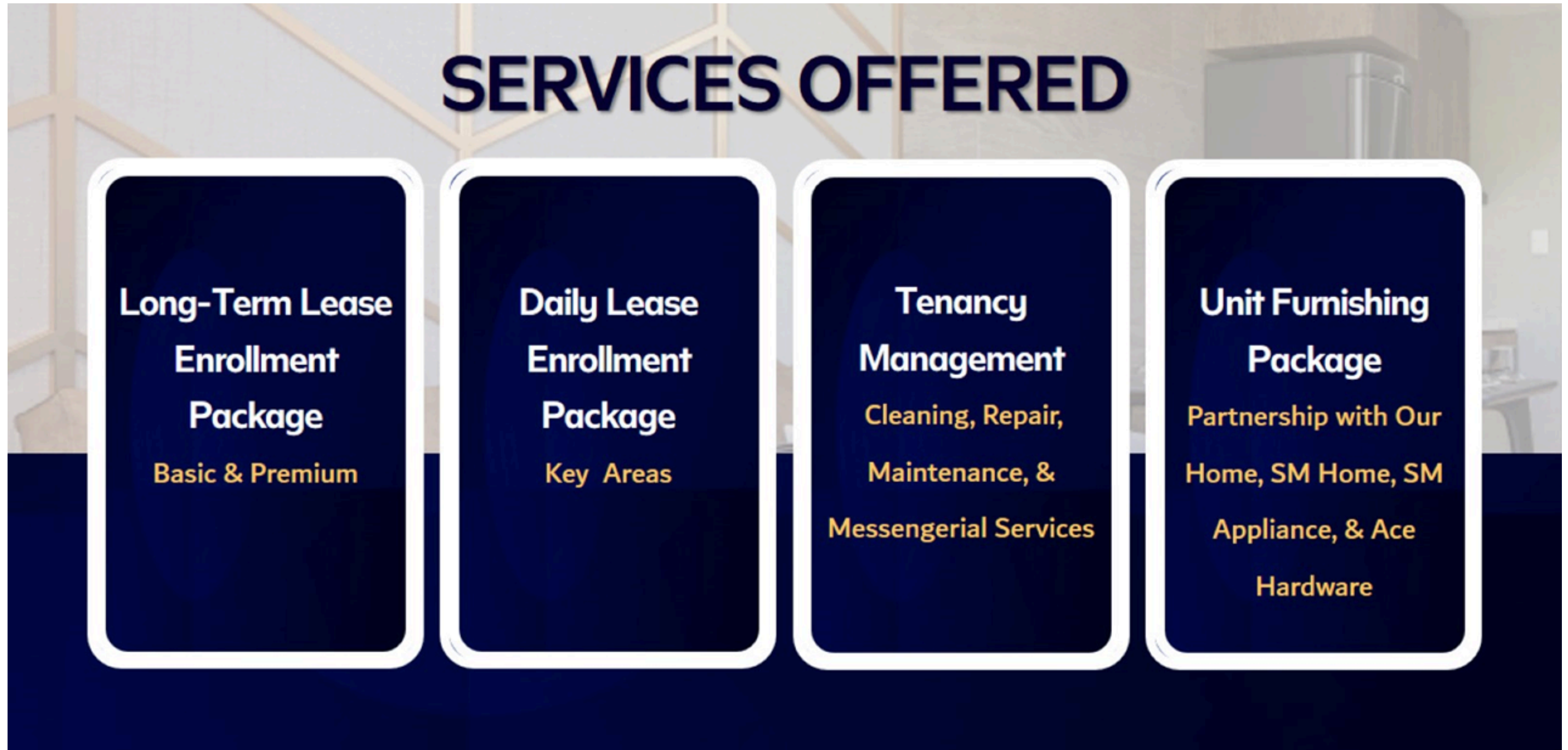
PROPERTY MANAGEMENT



GREENMIST PROPERTY MANAGEMENT CORP.

Secure, convenient, hotel- like services

- Property Doorman
- Reception Services
- 24 hour security
- Comprehensive CCTV coverage in lounges & hallways
- Onsite Concierge
- On demand professional Cleaning and house repair



AWARDS

carousell
Property Awards
2023

SMDC
BEST DEVELOPER 2023
PHILIPPINES

