


SMDC
GOLD
RESIDENCES

ACROSS NAIA TERMINAL 1



PROJECT BRIEFING

- ✓ **Location**
 - ✓ **Site Development Plan**
 - ✓ **Project Details**
 - ✓ **Project Renders**
 - ✓ **Floor Plans and Unit Layouts**
 - ✓ **Unit Specifications**
 - ✓ **Payment Terms and Discounts**
 - ✓ **Property and Investment Management**
 - ✓ **Frequently Asked Questions**
- 



LOCATION



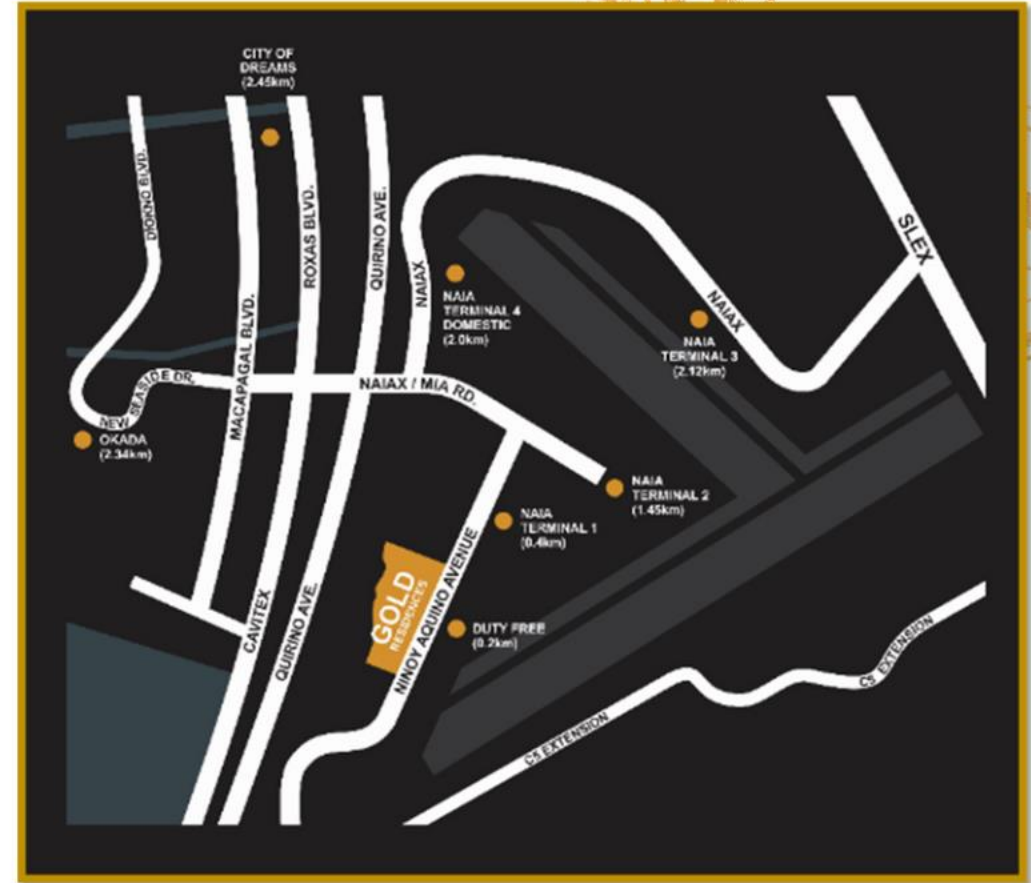
- 0.3 - 2.3 KM NAIA Terminal 1 / 2 / 3 / 4
- 2.4 KM Parañaque Integrated Transport Terminal
- 4.9 KM NAIA Expressway



- 3.8 KM Bay Area Central Business District
- 6.4 KM Makati Central Business District



- 0.1 KM S&R Membership Shopping
- 0.2 KM Puregold Parañaque
- 2.2 KM SM Sucat Parañaque
- 3.8 KM SM Mall of Asia





THE GOLD OF PARAÑAQUE AIRPORT CITY

PHILIPPINE NEWS AGENCY

*"modernization of NAIA would provide convenience to passengers by increasing the facility's current **passenger capacity** from 35 million a year to 62 million annually **(170,000 a day)**"*



FIRST TOWNSHIP DEVELOPMENT

GOLD CITY



RESIDENTIAL SPACES

189,500 SQM



RESIDENTIAL-OFFICE SPACES

53,150 SQM



COMMERCIAL SPACES

5,150 SQM



LEISURE SPACES

22,500 SQM

Fully-integrated in a Premium
Mixed-Use Development

Gold Residences Phase 2

Gold Residences Phase 1

Gold Towers
Residential-Offices

Showroom

Ninoy Aquino Ave.



Project Details

PHASE 1

No of Residential Towers: 3 Towers
No of Residential Floors: 15 Floors
Average Units per Floor: 55 units

Total Number of Residential Units: 2,468

Tower	No. of Units
Tower A	729 units
Tower B	856 units
Tower C	883 units

Total Number Per Unit Type:

Unit Type	No. of Units
1 Bedroom	2279 units
1 Bedroom End Unit	132 units
2 Bedroom End Unit	57 units

Total Number of Parking Spaces: 329 slots
Project Completion Date: September 2024*
*with 1 year Extension to Develop Application
DHSUD LTS No. : 035186



Project Details

PHASE 2
No of Residential Towers: 5 Towers
No of Residential Floors: 15 Floors
Average Units per Floor: 55 units
Total Number of Residential Units: 4,322

Tower	No. Of Units
Tower D	855 units
Tower E	935 units
Tower F	1,038 units
Tower G	698 units
Tower H	796 units

Total Number Per Unit Type:

Unit Type	No. Of Units
Studio	27 units
1 Bedroom	1,752 units
1 Bedroom with balcony	2,173 units
1 Bedroom End Unit with Balcony	268 units
1 Bedroom with Den and Balcony	14 units
2 Bedroom	14 units
2 Bedroom End Unit with Balcony	74 units

Total Number of Parking Spaces: 764 slots
Project Completion Date: July 2026*
*with 1 year Extension to Develop Application
DHSUD LTS No. : 082



DESIGN INSPIRATION ONLY. NOT ACTUAL RENDER.

Building Features

- Luxurious Hotel-Like Lobbies
- High-grade finishes
- Bespoke furniture
- Professional Property Management
- Passenger Elevators and Service Elevator per Tower
- Mail Room
- CCTV System
- 24 hour Security System



Section Elevation



18TH FLOOR

5TH TO 17TH FLOOR
(TYPICAL RESIDENTIAL FLOORS)

3RD FLOOR

2ND FLOOR

GROUND FLOOR

BASEMENT (PARKING)

Gold Residences Amenities

- Adult Pool
- Kid's Wadding Pool
- Kid's PLAYce
- Fitness Center
- Central Parks
- Enclaved Gardens
- Jogging Path
- Yoga Studio
- Social Halls
- Social Lounge



Gold Residences Phase 2

Gold Residences Phase 1

Gold Towers
Residential-Offices

Showroom

Ninoy Aquino Ave.

Entrance



Reception Lobby



Function Room



Fitness Center



Pool Area



Pool Area



Pool Area



Lounge Area





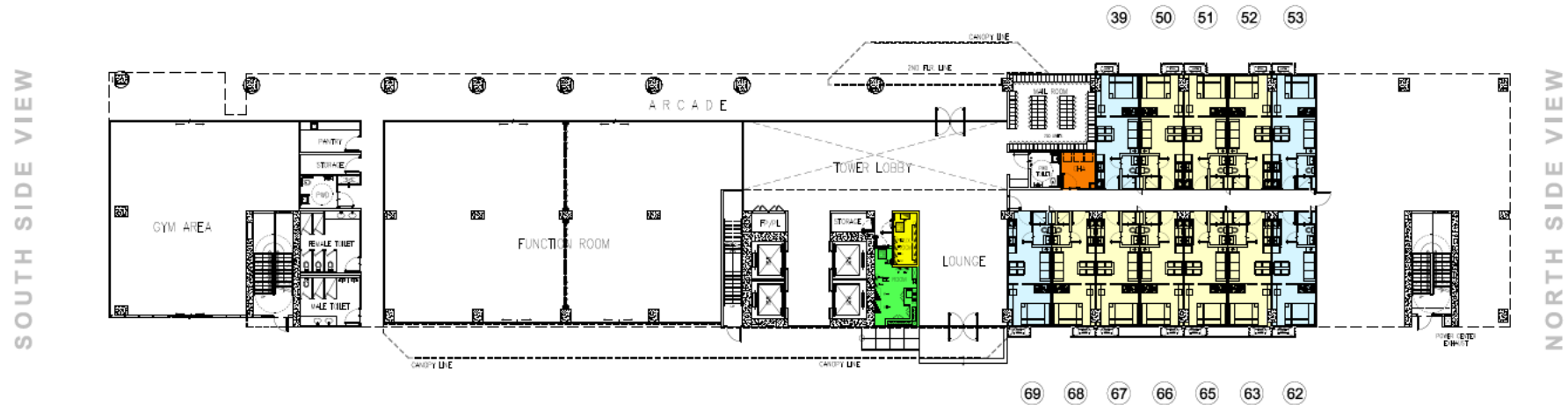
GOLD RESIDENCES PHASE 1 FLOOR PLANS



SMDC



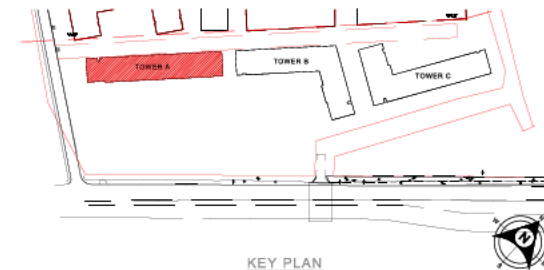
WEST SIDE VIEW



AMENITY VIEW

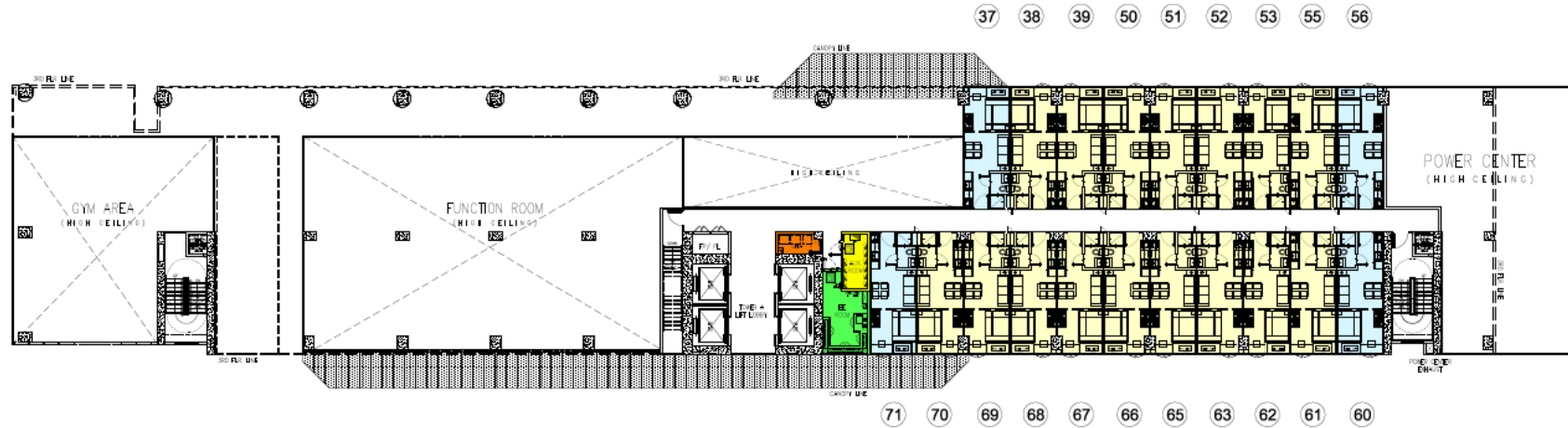
GROUND FLOOR
TOWER A

- | | |
|---|--|
| GARBAGE ROOM | TYPE A - 1 BEDROOM UNIT (25.42 SQM.) |
| ELECTRICAL ROOM | TYPE B - 1 BEDROOM UNIT (25.83 SQM.) |
| AUXILLARY ROOM | |





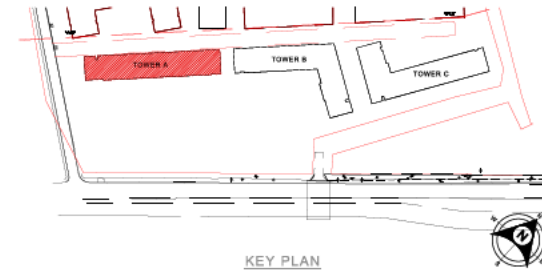
WEST SIDE VIEW



AMENITY VIEW

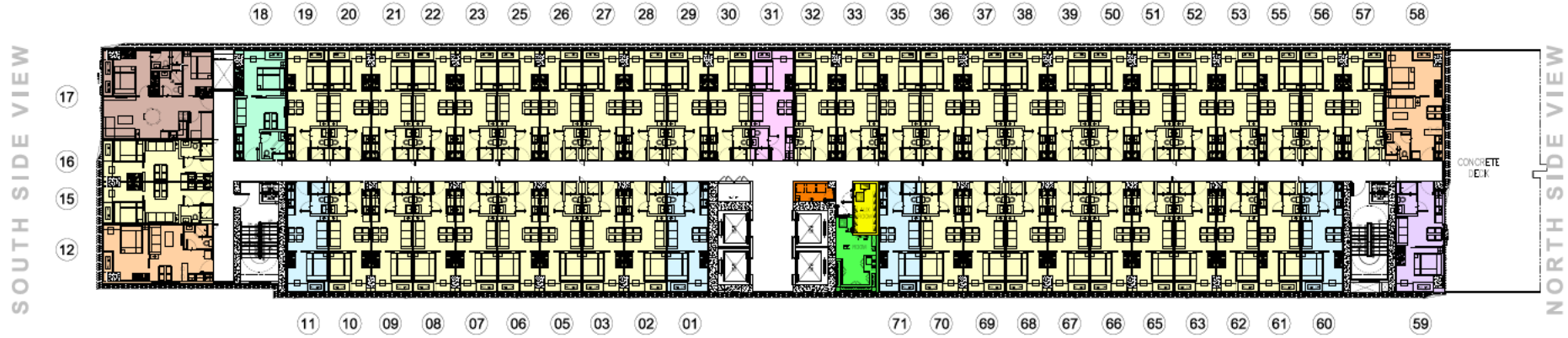
2ND FLOOR TOWER A

- | | |
|---|--|
|  GARBAGE ROOM |  TYPE A - 1 BEDROOM UNIT (25.42 SQM.) |
|  ELECTRICAL ROOM |  TYPE B - 1 BEDROOM UNIT (25.83 SQM.) |
|  AUXILLARY ROOM | |





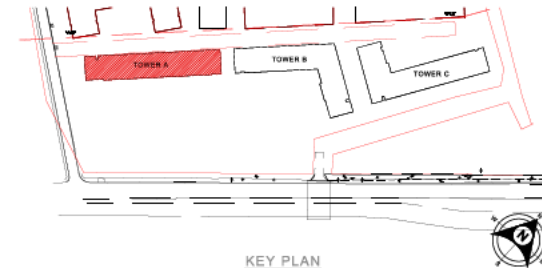
WEST SIDE VIEW



AMENITY VIEW

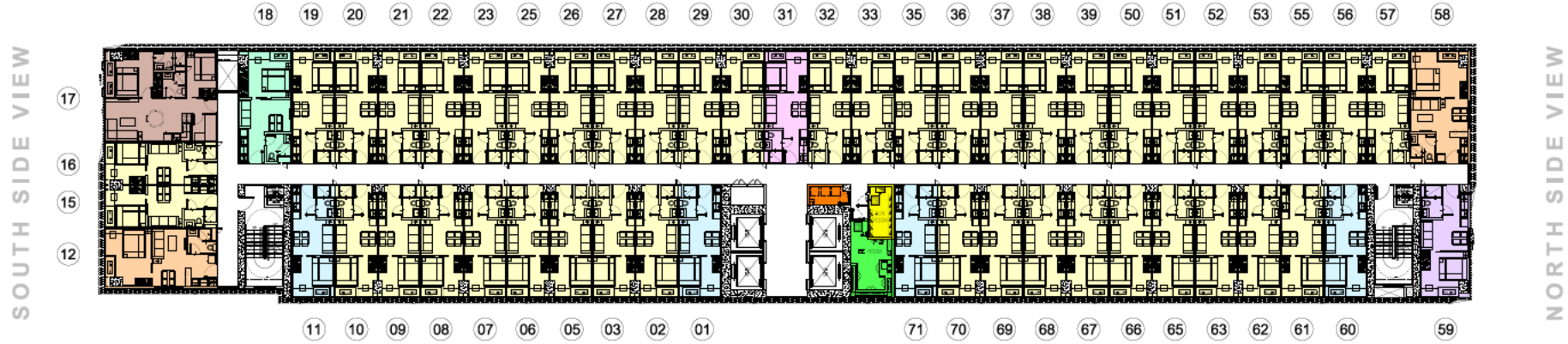
3RD FLOOR TOWER A

- | | |
|-----------------|--|
| GARBAGE ROOM | TYPE A - 1 BEDROOM UNIT (25.42 SQM.) |
| ELECTRICAL ROOM | TYPE B - 1 BEDROOM UNIT (25.83 SQM.) |
| AUXILLARY ROOM | TYPE C - 1 BEDROOM UNIT (26.24 SQM.) |
| | TYPE D - 1 BEDROOM UNIT (31.57 SQM.) |
| | TYPE E - 1 BEDROOM END UNIT (29.73 SQM.) |
| | TYPE F - 1 BEDROOM END UNIT (35.87 SQM.) |
| | TYPE G - 2 BEDROOM END UNIT (54.53 SQM.) |





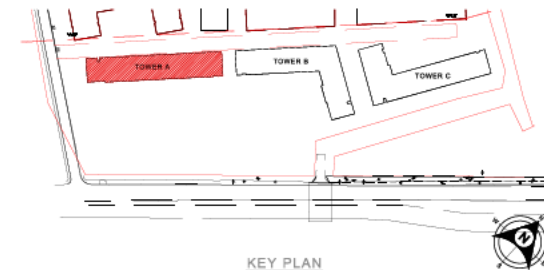
WEST SIDE VIEW



AMENITY VIEW

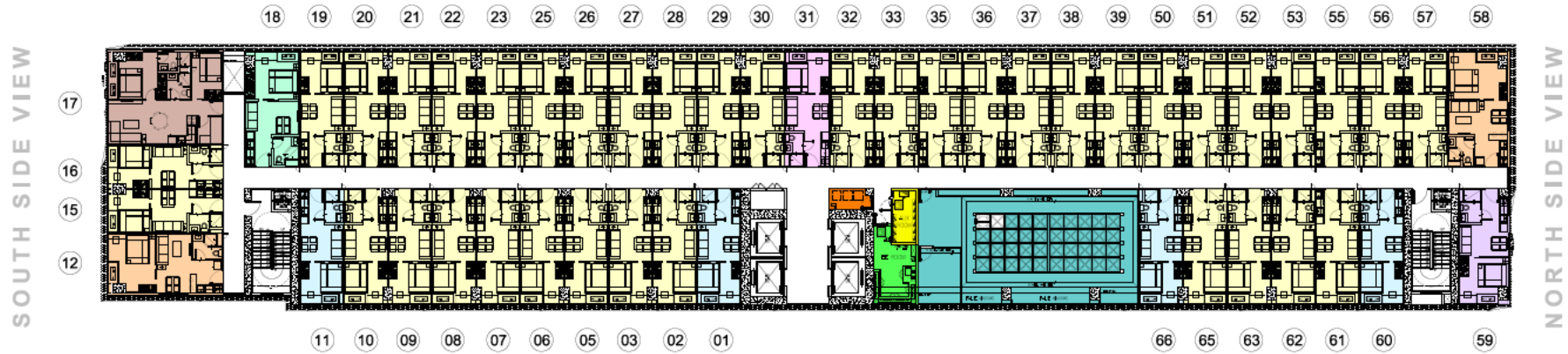
5TH-17TH FLOOR (TYPICAL)
TOWER A

- | | |
|-----------------|--|
| GARBAGE ROOM | TYPE A - 1 BEDROOM UNIT (25.42 SQM.) |
| ELECTRICAL ROOM | TYPE B - 1 BEDROOM UNIT (25.83 SQM.) |
| AUXILLARY ROOM | TYPE C - 1 BEDROOM UNIT (26.24 SQM.) |
| | TYPE D - 1 BEDROOM UNIT (31.57 SQM.) |
| | TYPE E - 1 BEDROOM END UNIT (29.73 SQM.) |
| | TYPE F - 1 BEDROOM END UNIT (35.87 SQM.) |
| | TYPE G - 2 BEDROOM END UNIT (54.53 SQM.) |
















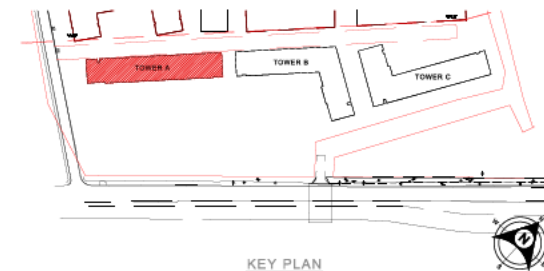
WEST SIDE VIEW



AMENITY VIEW

18TH FLOOR TOWER A

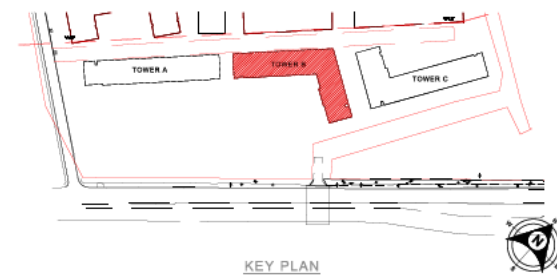
 GARBAGE ROOM	 TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
 WATER TANK	 TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
 ELECTRICAL ROOM	 TYPE C - 1 BEDROOM UNIT (26.24 SQM.)
 AUXILLARY ROOM	 TYPE D - 1 BEDROOM UNIT (31.57 SQM.)
	 TYPE E - 1 BEDROOM END UNIT (29.73 SQM.)
	 TYPE F - 1 BEDROOM END UNIT (35.87 SQM.)
	 TYPE G - 2 BEDROOM END UNIT (54.53 SQM.)

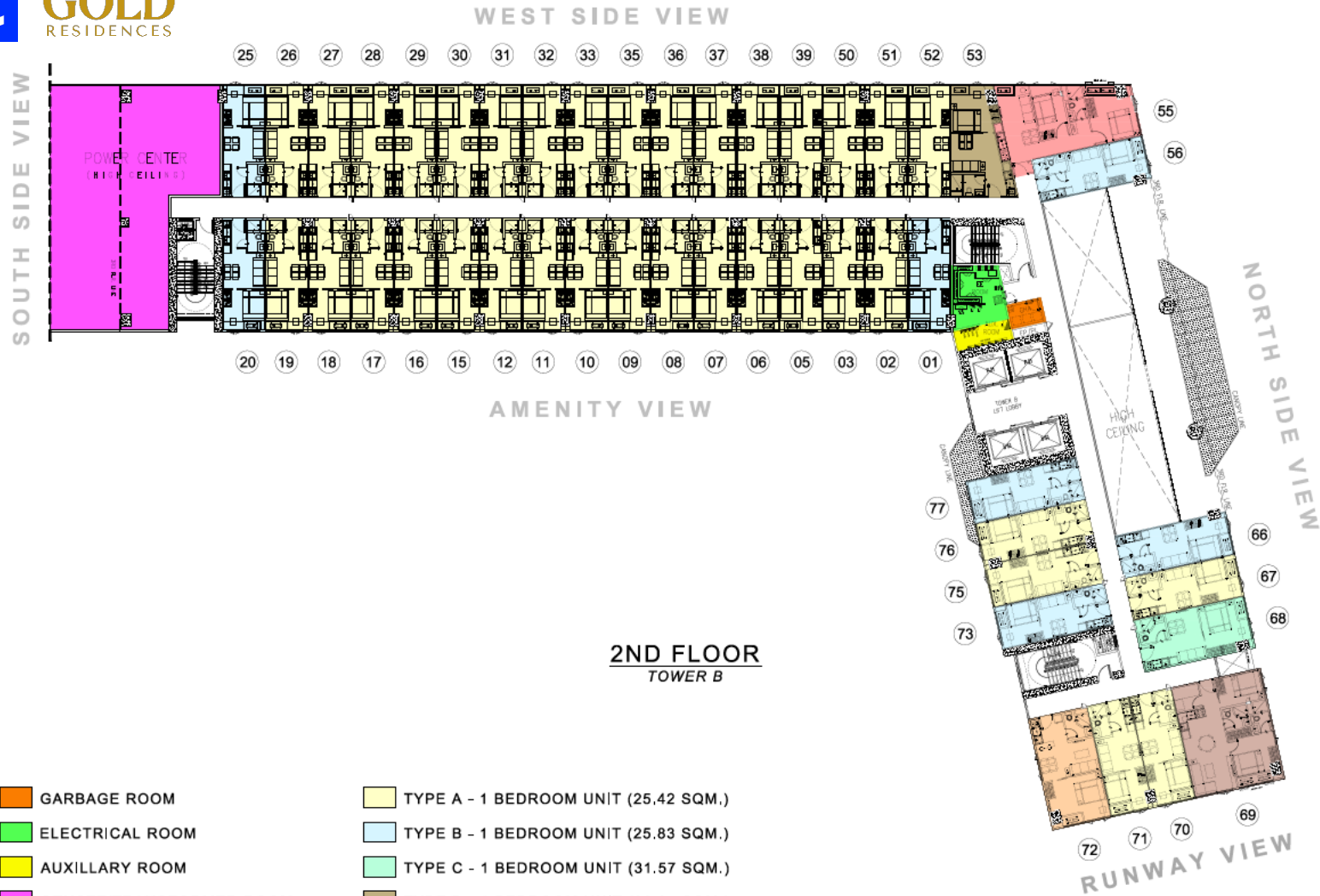




- GARBAGE ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM
- GENSET/TRANSFORMER ROOM

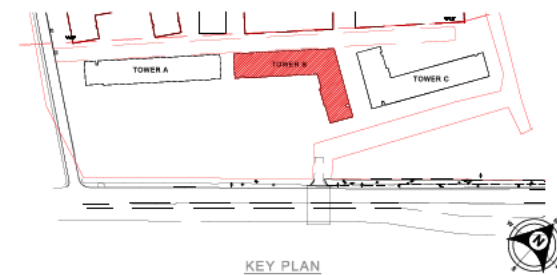
- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (31.57 SQM.)
- TYPE D - 1 BEDROOM UNIT (30.97 SQM.)
- TYPE F - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE G - 2 BEDROOM END UNIT (54.53 SQM.)
- TYPE H - 2 BEDROOM END UNIT (50.71 SQM.)





- GARBAGE ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM
- GENSET/TRANSFORMER ROOM

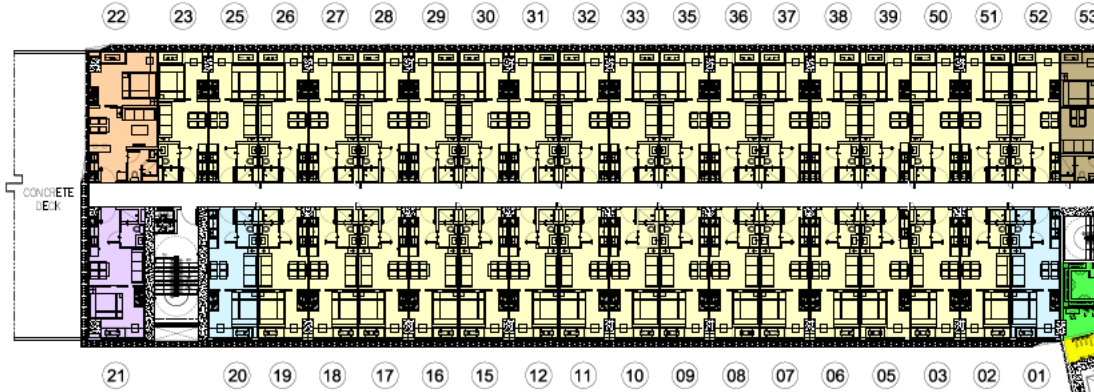
- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (31.57 SQM.)
- TYPE D - 1 BEDROOM UNIT (30.97 SQM.)
- TYPE F - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE G - 2 BEDROOM END UNIT (54.53 SQM.)
- TYPE H - 2 BEDROOM END UNIT (50.71 SQM.)



WEST SIDE VIEW



SOUTH SIDE VIEW



AMENITY VIEW

3RD FLOOR
TOWER B

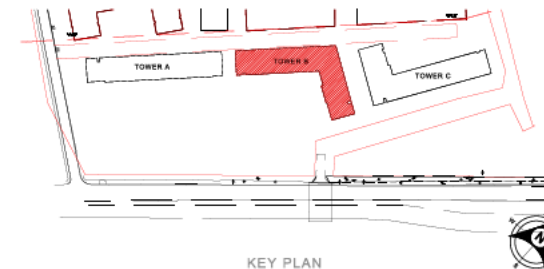
- GARBAGE ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM

- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (31.57 SQM.)
- TYPE D - 1 BEDROOM UNIT (30.97 SQM.)
- TYPE E - 1 BEDROOM END UNIT (29.73 SQM.)
- TYPE F - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE G - 2 BEDROOM END UNIT (54.53 SQM.)
- TYPE H - 2 BEDROOM END UNIT (50.71 SQM.)

NORTH SIDE VIEW



RUNWAY VIEW

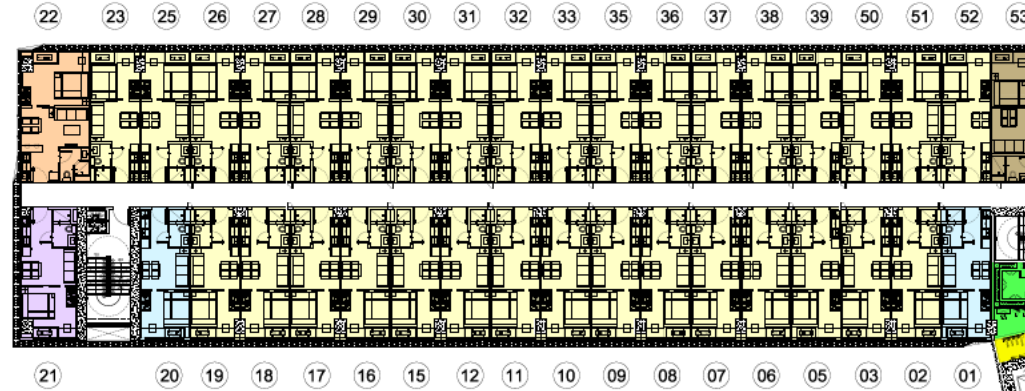


KEY PLAN

WEST SIDE VIEW



SOUTH SIDE VIEW



AMENITY VIEW

5TH-17TH FLOOR
TOWER B

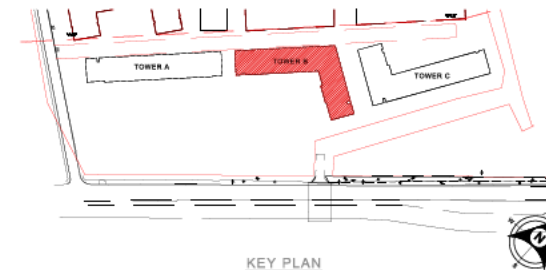
- GARBAGE ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM

- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (31.57 SQM.)
- TYPE D - 1 BEDROOM UNIT (30.97 SQM.)
- TYPE E - 1 BEDROOM END UNIT (29.73 SQM.)
- TYPE F - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE G - 2 BEDROOM END UNIT (54.53 SQM.)
- TYPE H - 2 BEDROOM END UNIT (50.71 SQM.)

NORTH SIDE VIEW



RUNWAY VIEW



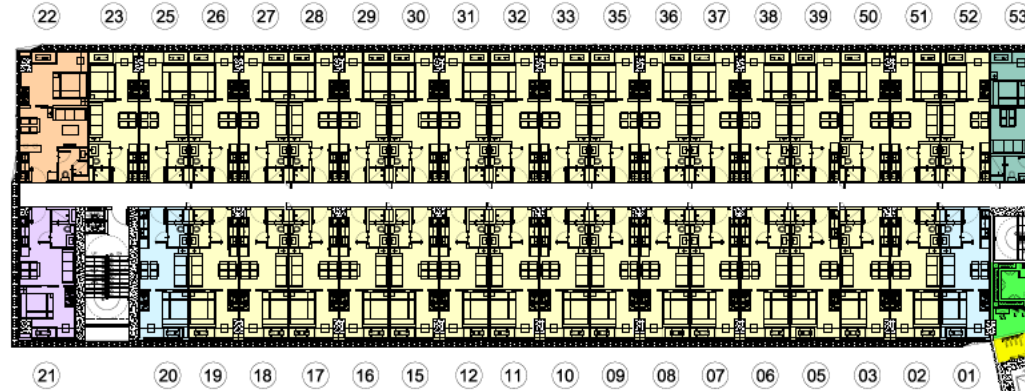
KEY PLAN



WEST SIDE VIEW



SOUTH SIDE VIEW



AMENITY VIEW

18TH FLOOR
TOWER B

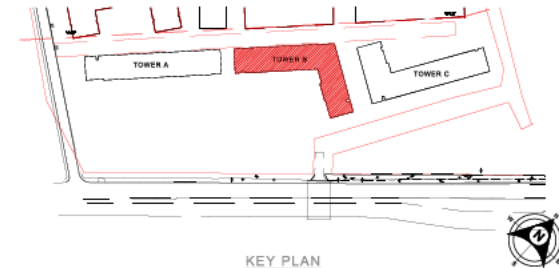
- GARBAGE ROOM
- WATER TANK
- ELECTRICAL ROOM
- AUXILLARY ROOM

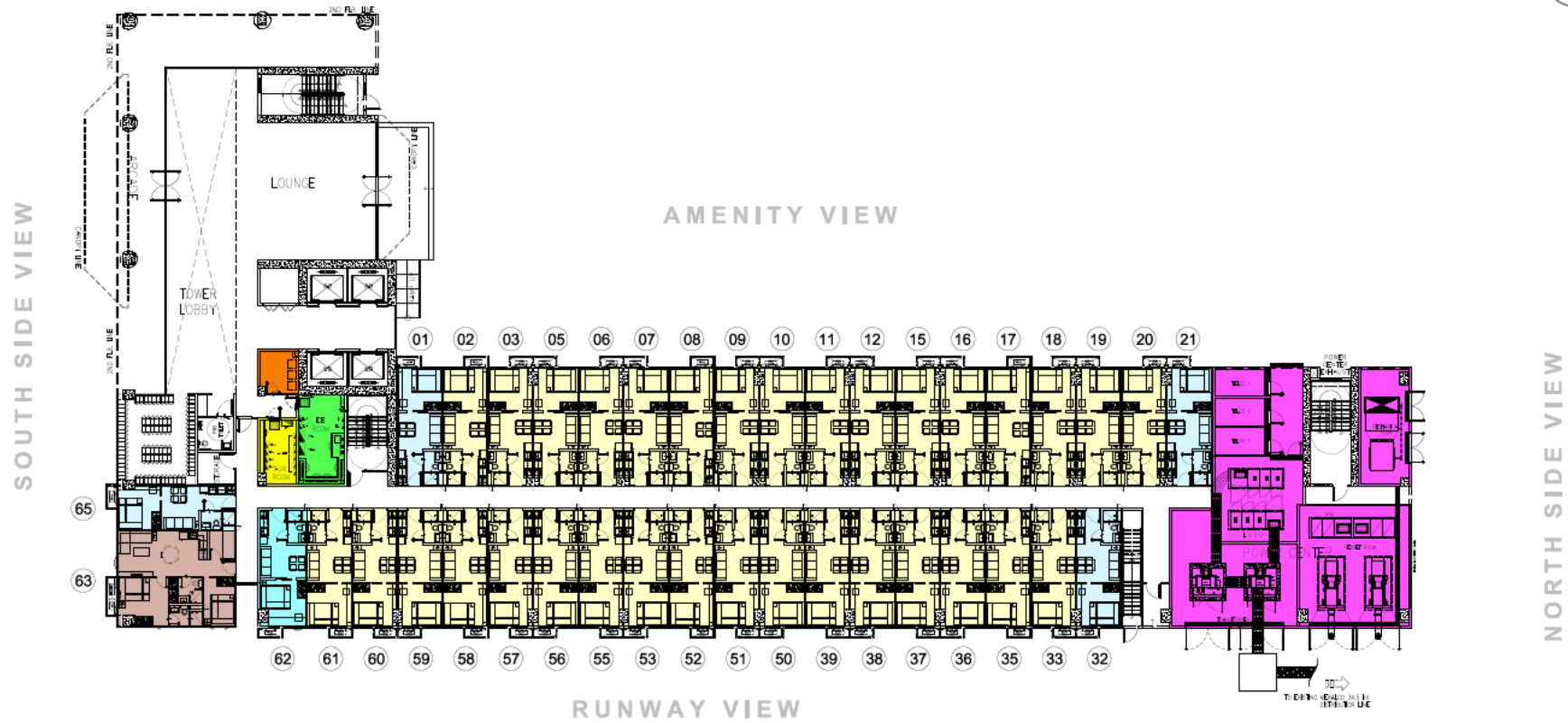
- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (31.57 SQM.)
- TYPE D - 1 BEDROOM UNIT (32.87 SQM.)
- TYPE E - 1 BEDROOM END UNIT (29.73 SQM.)
- TYPE F - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE G - 2 BEDROOM END UNIT (54.53 SQM.)

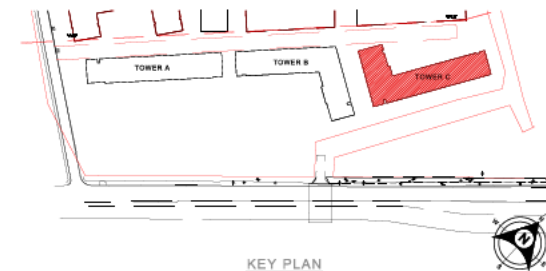
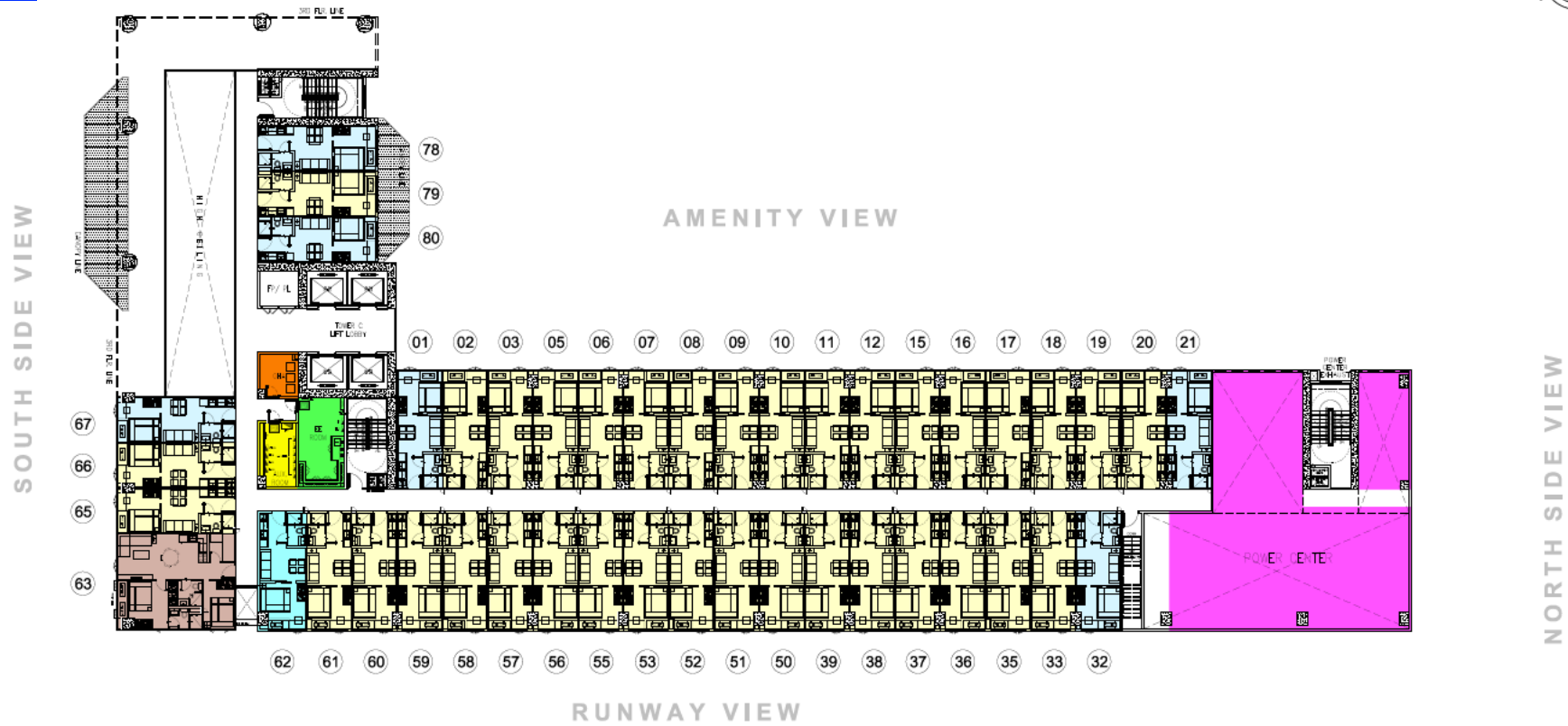
NORTH SIDE VIEW

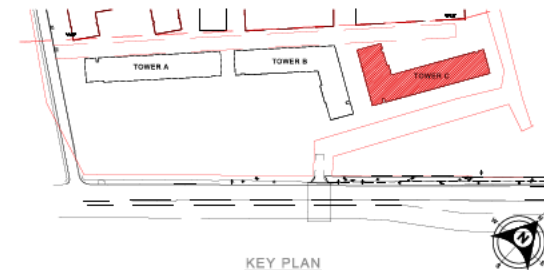
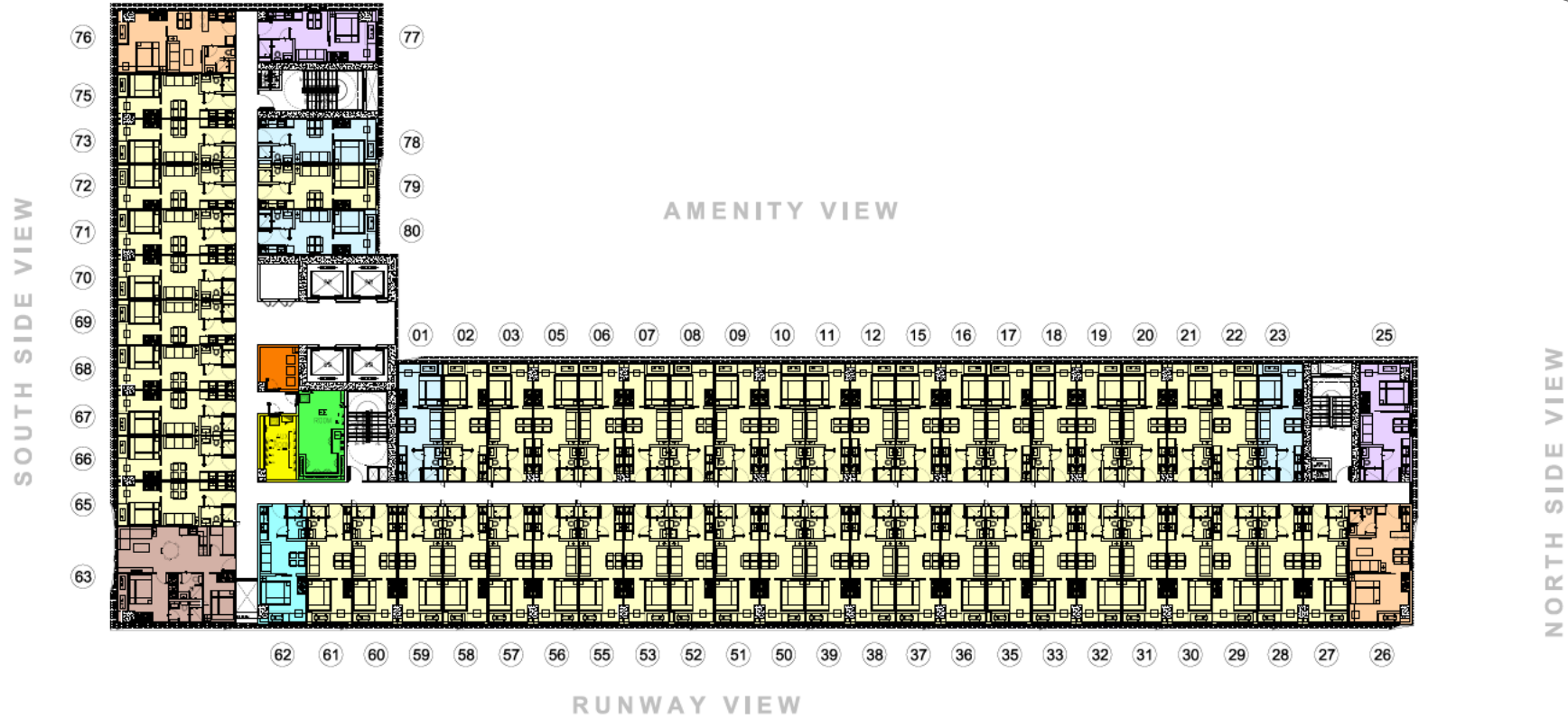


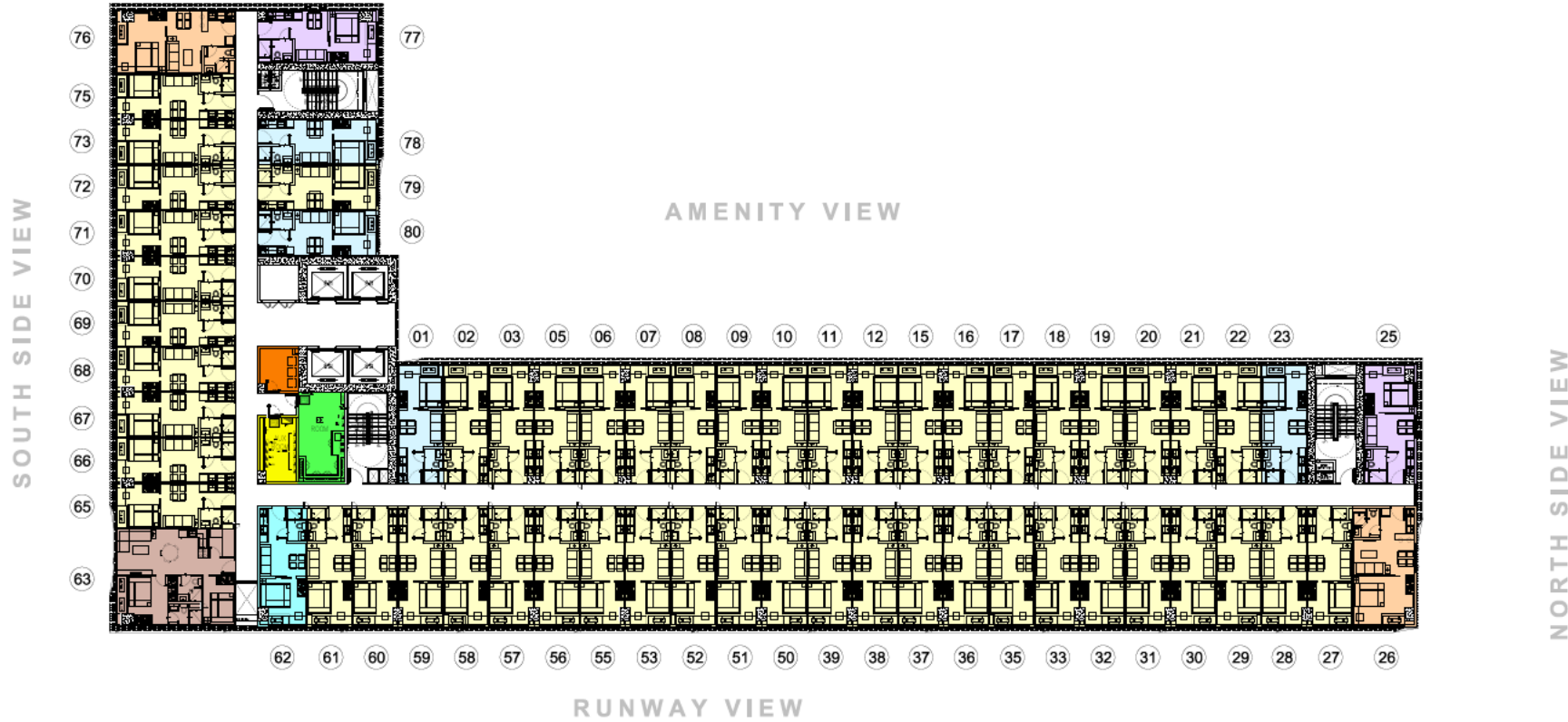
RUNWAY VIEW







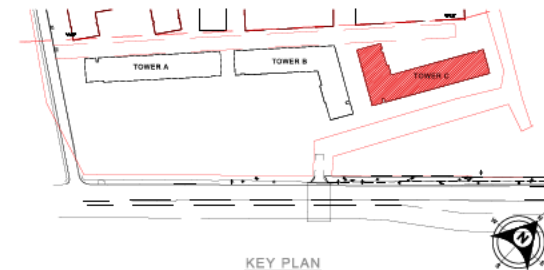


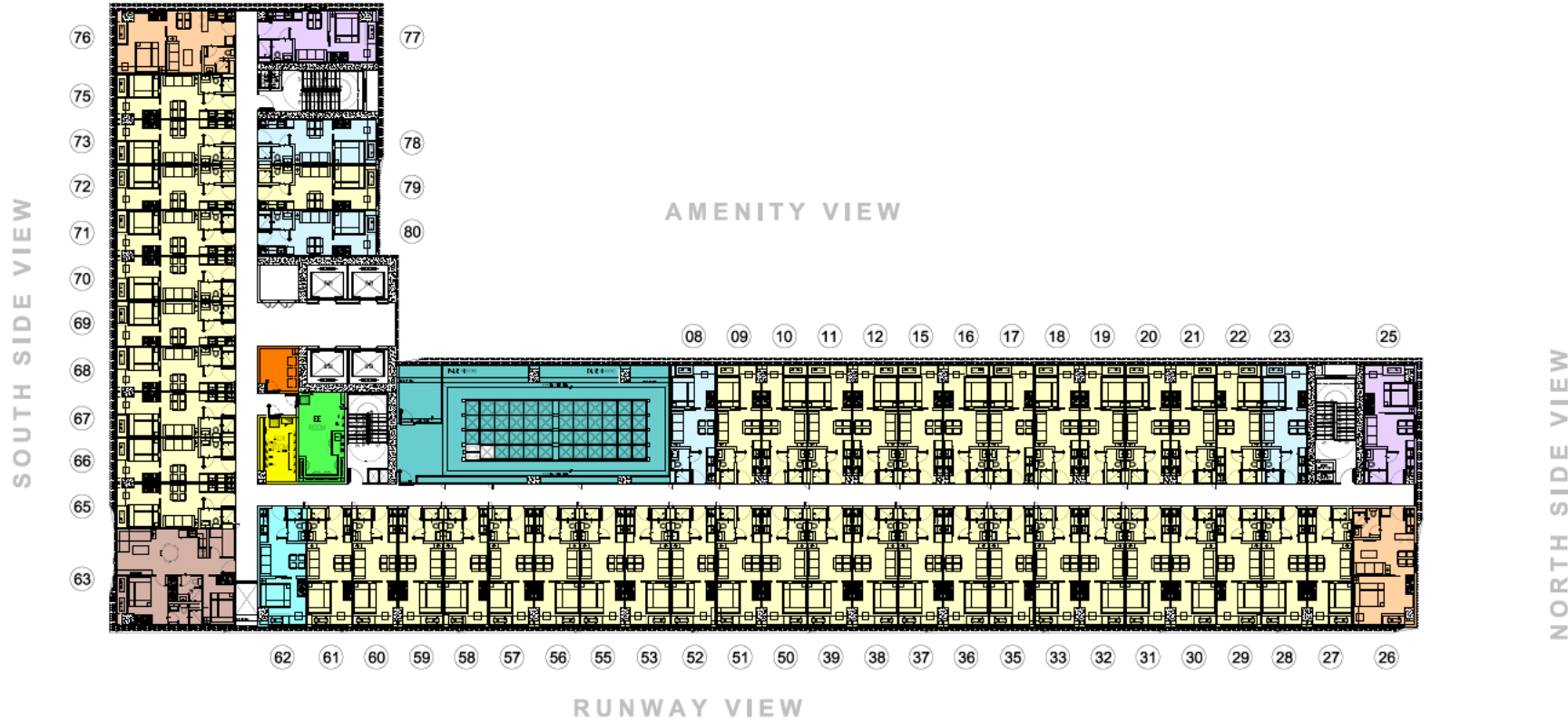


5TH-17TH FLOOR
TOWER C

- GARBAGE ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM

- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (27.47 SQM.)
- TYPE D - 1 BEDROOM END UNIT (29.73 SQM.)
- TYPE E - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE F - 2 BEDROOM END UNIT (54.53 SQM.)





18TH FLOOR
TOWER C

- GARBAGE ROOM
- WATER TANK
- ELECTRICAL ROOM
- AUXILLARY ROOM

- TYPE A - 1 BEDROOM UNIT (25.42 SQM.)
- TYPE B - 1 BEDROOM UNIT (25.83 SQM.)
- TYPE C - 1 BEDROOM UNIT (27.47 SQM.)
- TYPE D - 1 BEDROOM END UNIT (29.73 SQM.)
- TYPE E - 1 BEDROOM END UNIT (35.87 SQM.)
- TYPE F - 2 BEDROOM END UNIT (54.53 SQM.)

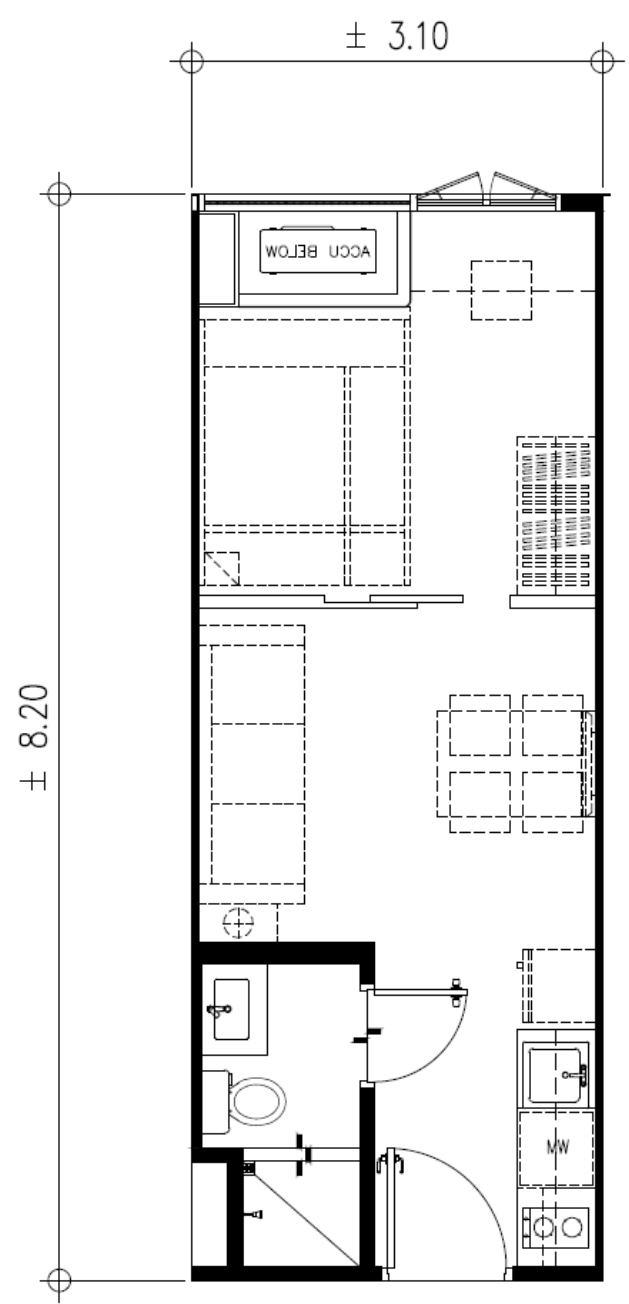




GOLD RESIDENCES PHASE 1 UNIT LAYOUTS



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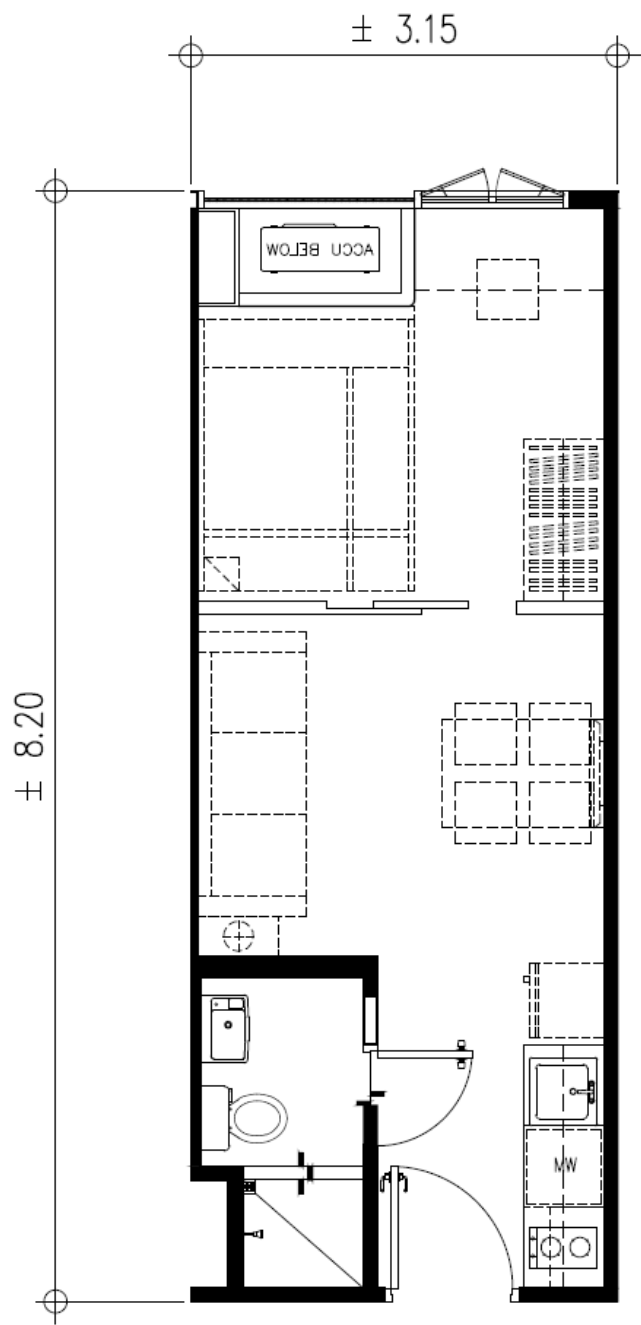


GOLD RESIDENCES PHASE 1

1 BEDROOM UNIT

25.42 SQM

ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m²)	Square Feet (ft²)
Bedroom Area	9.69	104.30
Living/Dining Area	7.82	84.17
Toilet and Bath	3.51	37.78
Kitchen	4.40	47.36
TOTAL	25.42	273.61



GOLD RESIDENCES PHASE 1

1 BEDROOM UNIT

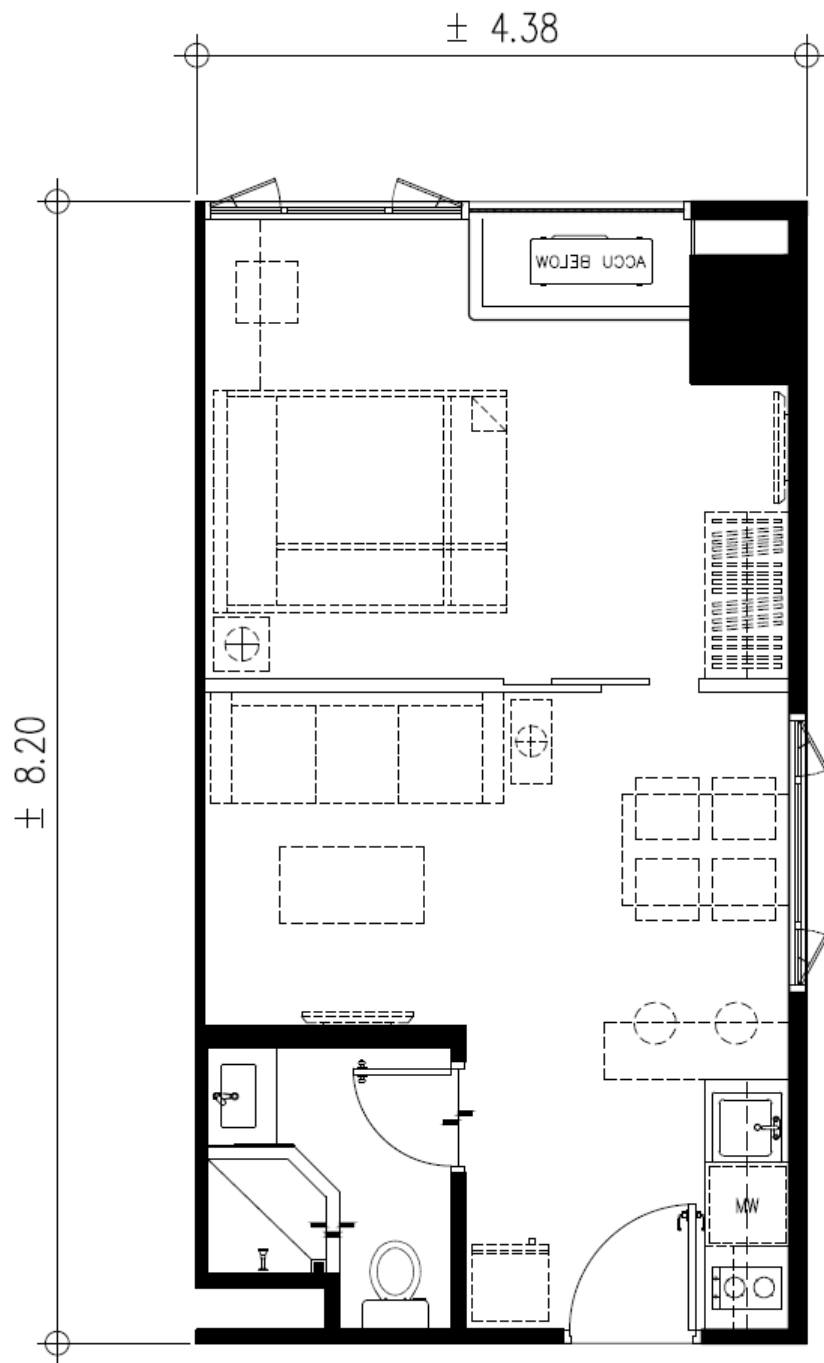
25.83 SQM

ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m ²)	Square Feet (ft ²)
Bedroom Area	9.84	105.92
Living/Dining Area	7.95	85.57
Toilet and Bath	3.51	37.78
Kitchen	4.53	48.76
TOTAL	25.83	278.03

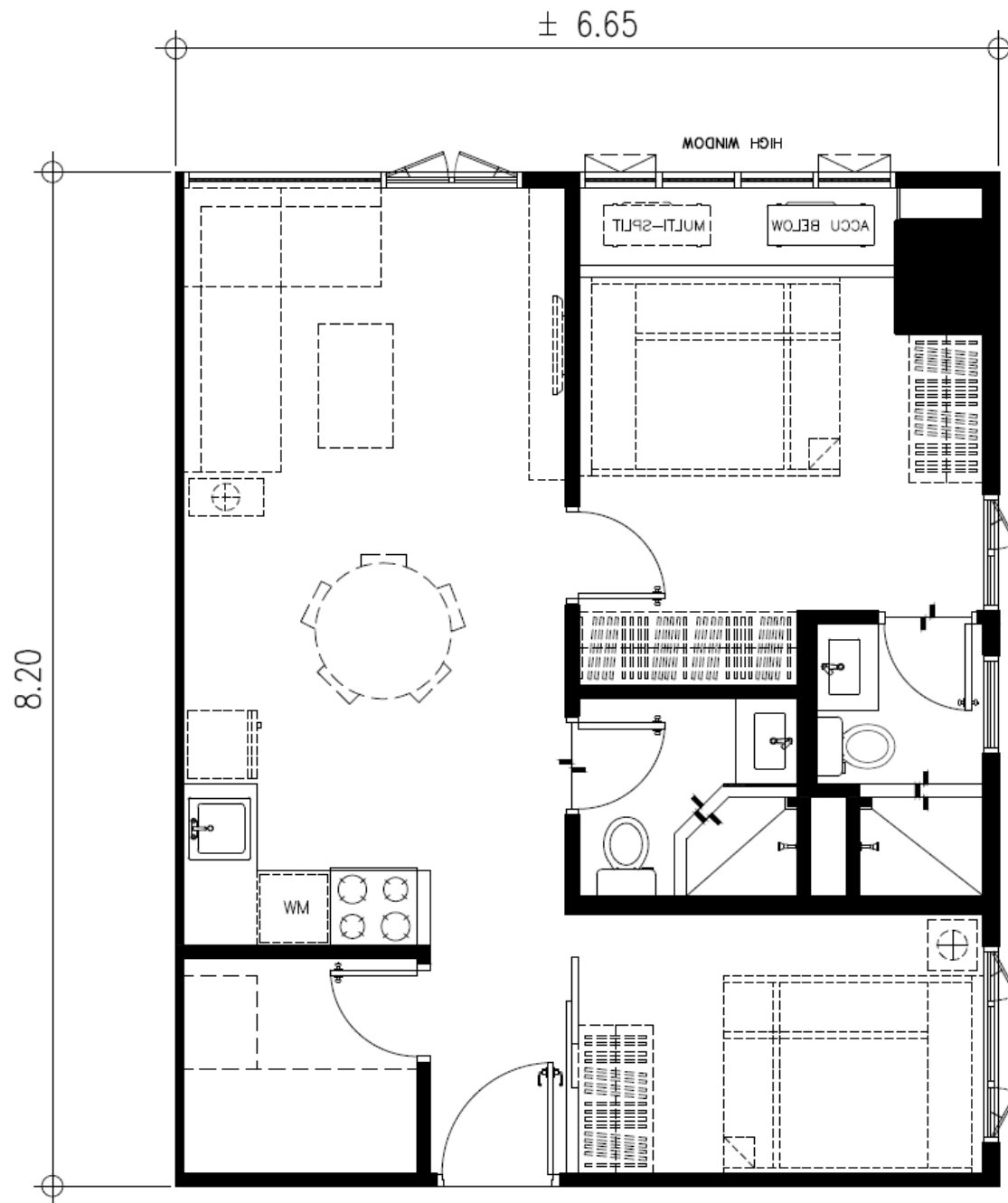
GOLD RESIDENCES PHASE 1

1 BEDROOM END UNIT

35.87 SQM



ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m ²)	Square Feet (ft ²)
Bedroom Area	15.42	165.98
Living/Dining Area	9.89	106.46
Toilet and Bath	4.38	47.15
Kitchen	6.18	66.52
TOTAL	35.87	386.11



GOLD RESIDENCES PHASE 1

2 BEDROOM END UNIT

54.53 SQM

ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m ²)	Square Feet (ft ²)
Bedroom 1	7.70	82.88
Bedroom 2	13.55	145.85
Living Area	8.74	94.08
Kitchen & Dining Area	13.09	140.90
Toilet and Bath	3.47	37.35
Bedroom 2 Toilet & Bath	3.98	42.84
Den	4.00	43.06
TOTAL	54.53	586.96



GOLD RESIDENCES PHASE 2 FLOOR PLANS



SMDC



SOUTH SIDE VIEW





6.50 MTS. WIDE ROAD

TOWER D BUILDING LINE

A M E N I T Y V I E W

NORTH SIDE VIEW

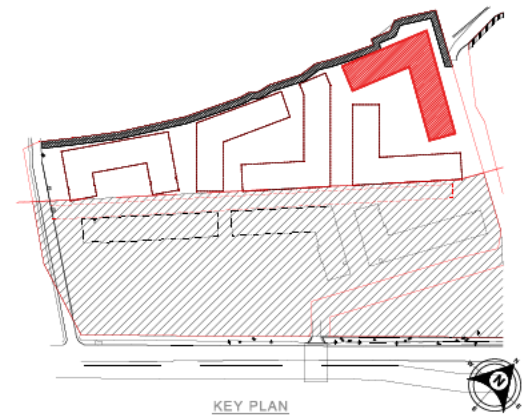
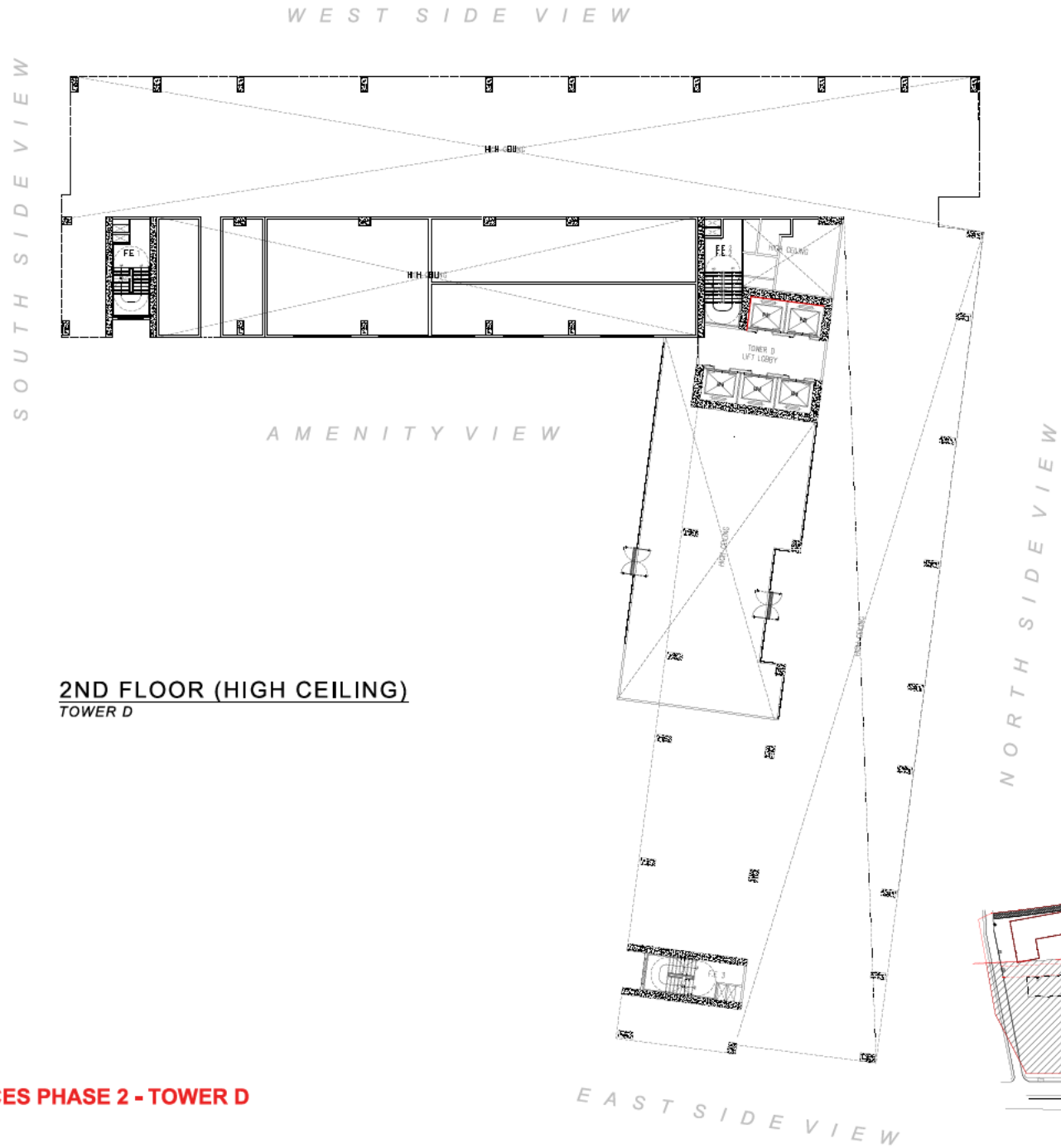
GROUND FLOOR
TOWER D

-  GARBAGE/UTILITY ROOM
 ELECTRICAL ROOM
 AUXILLARY ROOM
 POWER CENTER/TELCO ROOMS

EAST SIDE VIEW

KEY PLAN





SOUTH SIDE VIEW

WEST SIDE VIEW

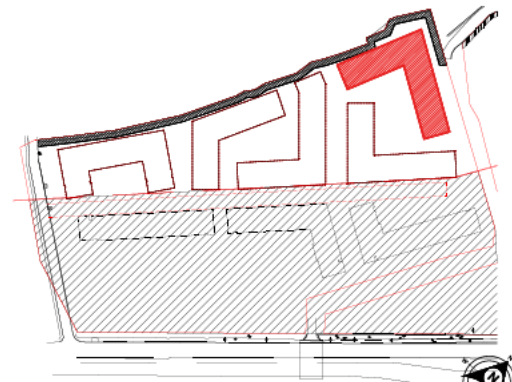


AMENITY VIEW

NORTH SIDE VIEW

3RD FLOOR
TOWER D

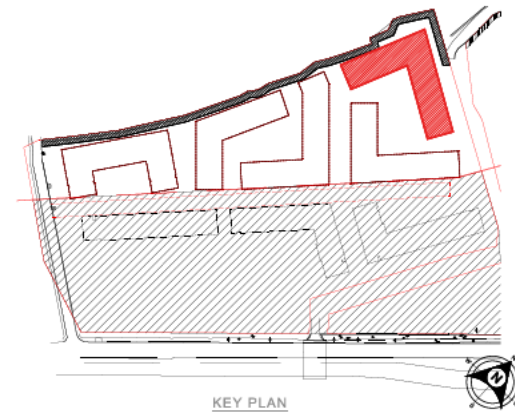
- | | |
|---|--|
| GARBAGE/UTILITY ROOM | 1 BEDROOM UNIT |
| ELECTRICAL ROOM | 1 BEDROOM UNIT W/ BALCONY |
| AUXILLARY ROOM | 1 BEDROOM END UNIT W/ BALCONY |

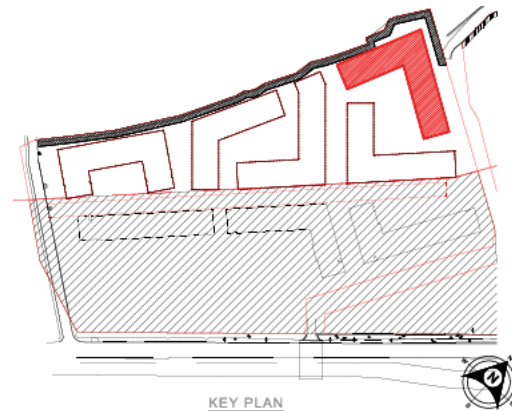
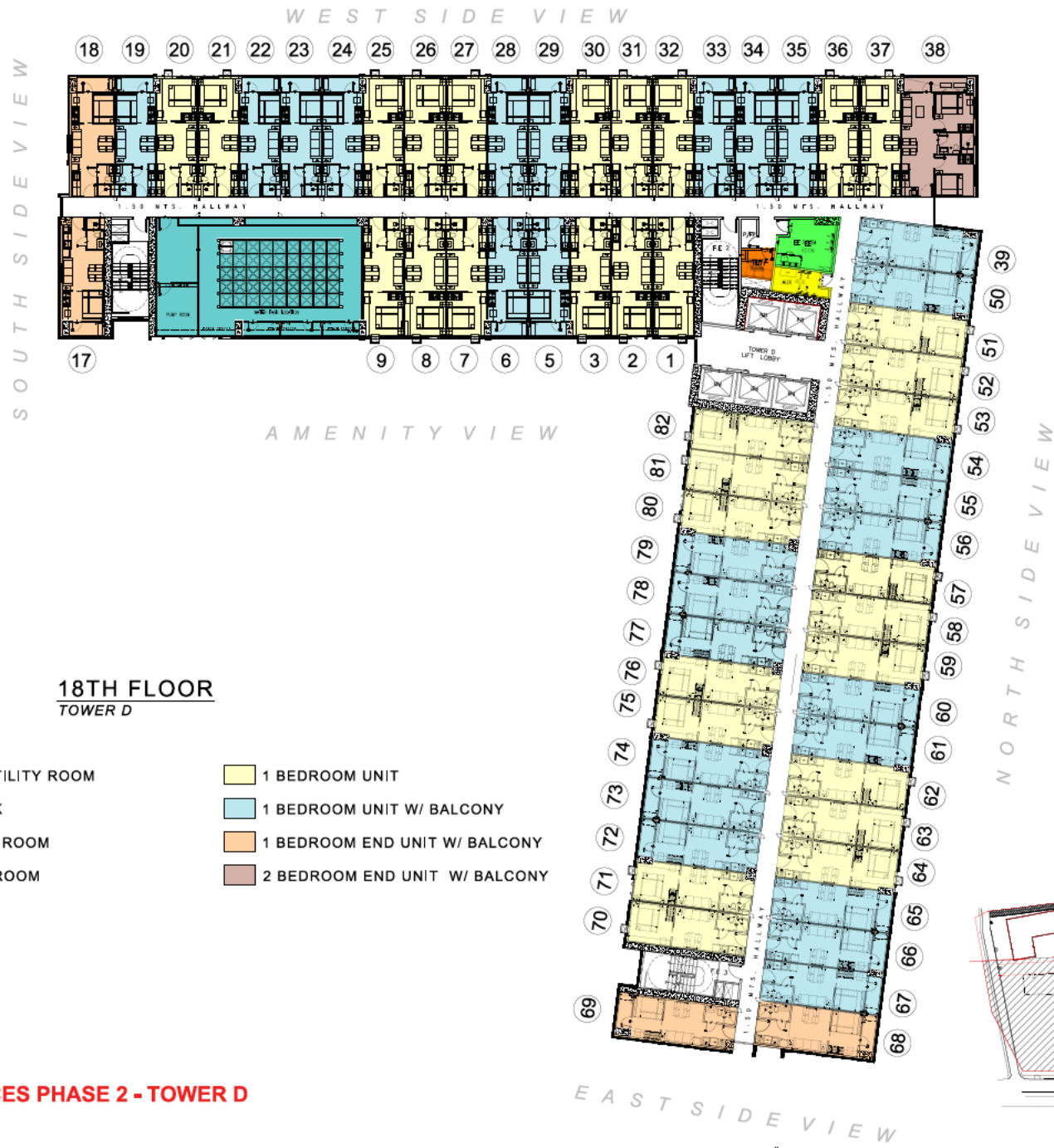


KEY PLAN






EAST SIDE VIEW





18TH FLOOR
TOWER D

- | | | | |
|---|----------------------|---|-------------------------------|
|  | GARBAGE/UTILITY ROOM |  | 1 BEDROOM UNIT |
|  | WATER TANK |  | 1 BEDROOM UNIT W/ BALCONY |
|  | ELECTRICAL ROOM |  | 1 BEDROOM END UNIT W/ BALCONY |
|  | AUXILLARY ROOM |  | 2 BEDROOM END UNIT W/ BALCONY |



SOUTH SIDE VIEW



NORTH SIDE VIEW

GROUND FLOOR
TOWER E





SOUTH SIDE VIEW



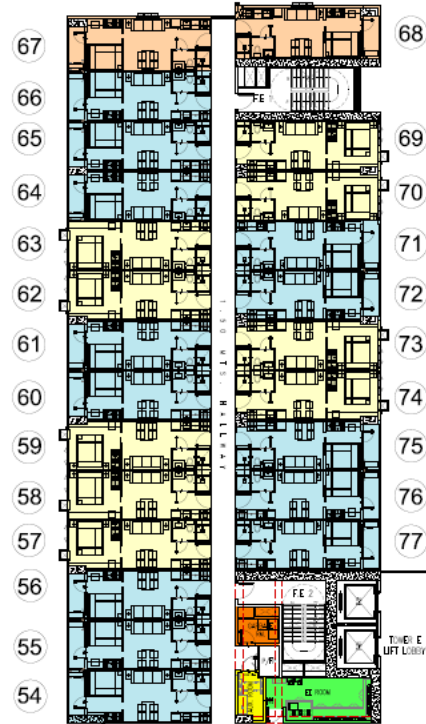
NORTH SIDE VIEW

2ND FLOOR (HIGH CEILING)
TOWER E





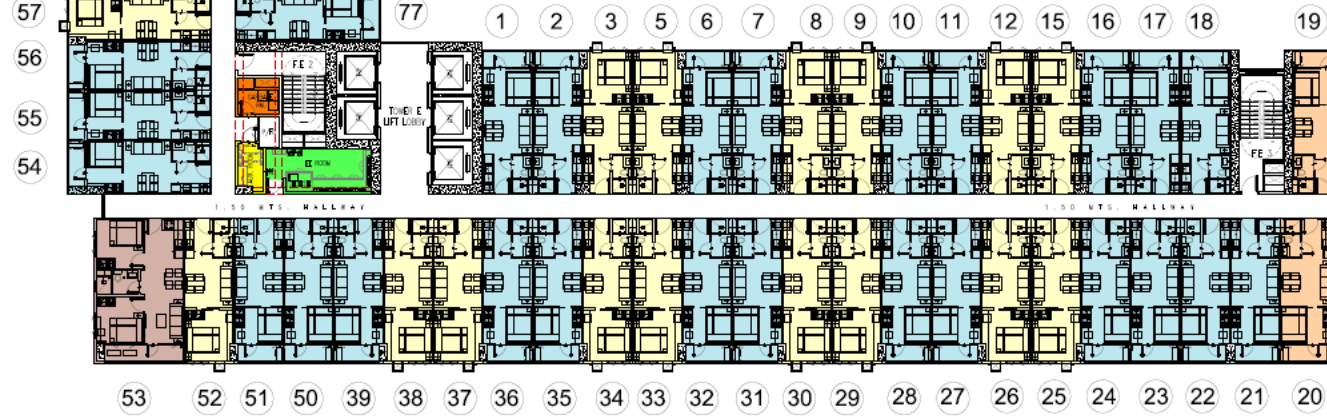
SOUTH SIDE VIEW



- GARBAGE/UTILITY ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM

- 1 BEDROOM UNIT
- 1 BEDROOM UNIT W/ BALCONY
- 1 BEDROOM END UNIT W/ BALCONY
- 2 BEDROOM END UNIT W/ BALCONY

AMENITY VIEW



NORTH SIDE VIEW

EAST SIDE VIEW

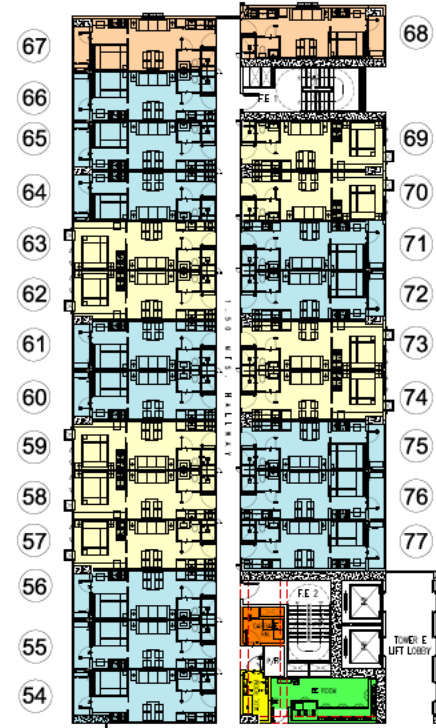
3RD FLOOR
TOWER E



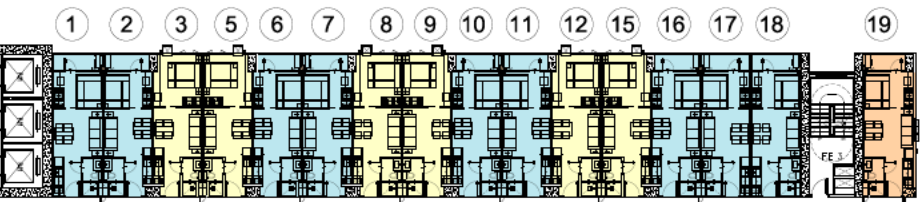
KEY PLAN



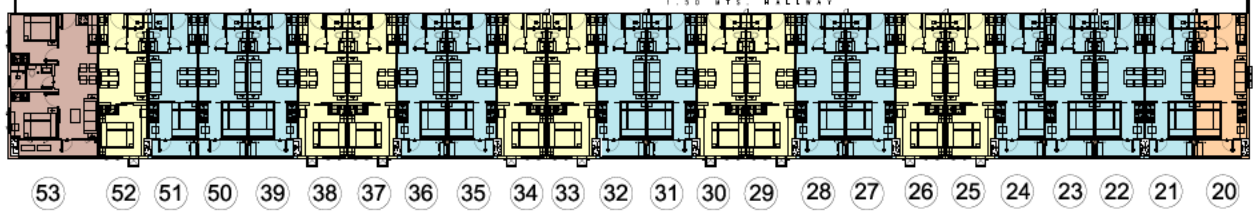
SOUTH SIDE VIEW



AMENITY VIEW



NORTH SIDE VIEW



EAST SIDE VIEW

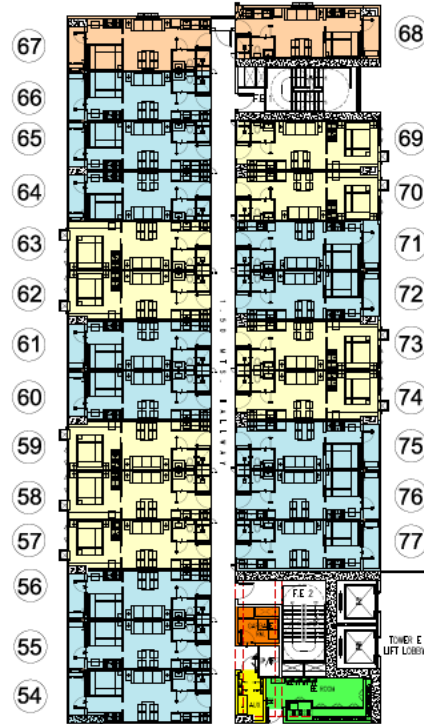
5TH-17TH FLOOR (TYPICAL)
TOWER E



KEY PLAN



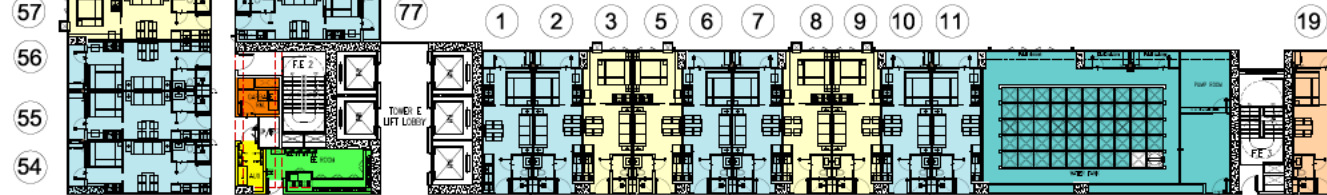
SOUTH SIDE VIEW



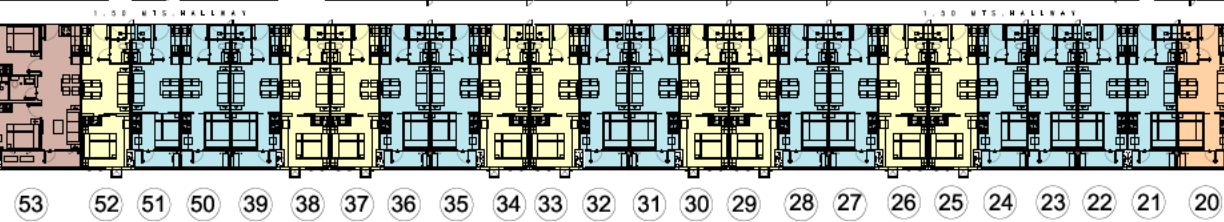
- GARBAGE/UTILITY ROOM
- WATER TANK
- ELECTRICAL ROOM
- AUXILLARY ROOM

- 1 BEDROOM UNIT
- 1 BEDROOM UNIT W/ BALCONY
- 1 BEDROOM END UNIT W/ BALCONY
- 2 BEDROOM END UNIT W/ BALCONY

AMENITY VIEW



NORTH SIDE VIEW



EAST SIDE VIEW

18TH FLOOR
TOWER E



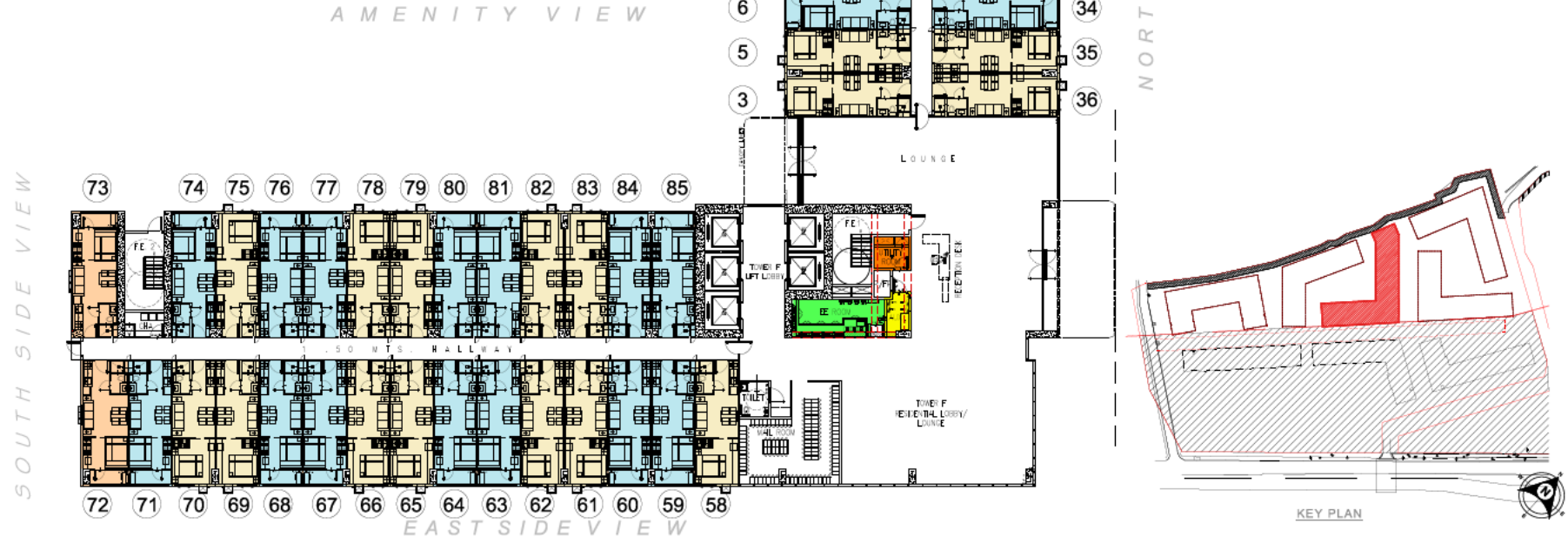
KEY PLAN

GOLD RESIDENCES PHASE 2 - TOWER F

AS OF JANUARY 2024

GROUND FLOOR
TOWER F

- | | |
|--|---|
|  GARBAGE/UTILITY ROOM |  1 BEDROOM UNIT |
|  ELECTRICAL ROOM |  1 BEDROOM UNIT W/ BALCONY |
|  AUXILLARY ROOM |  1 BEDROOM END UNIT W/ BALCONY |



AS OF JANUARY 2024

TOWER F

- WEST SIDE VIEW

NORTH SIDE VIEW

SOUTH SIDE VIEW

EAST SIDE VIEW

KEY PLAN





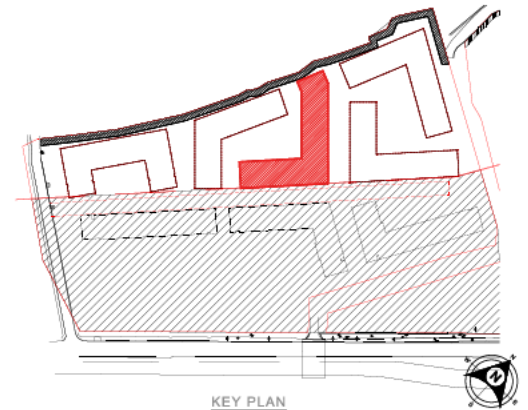
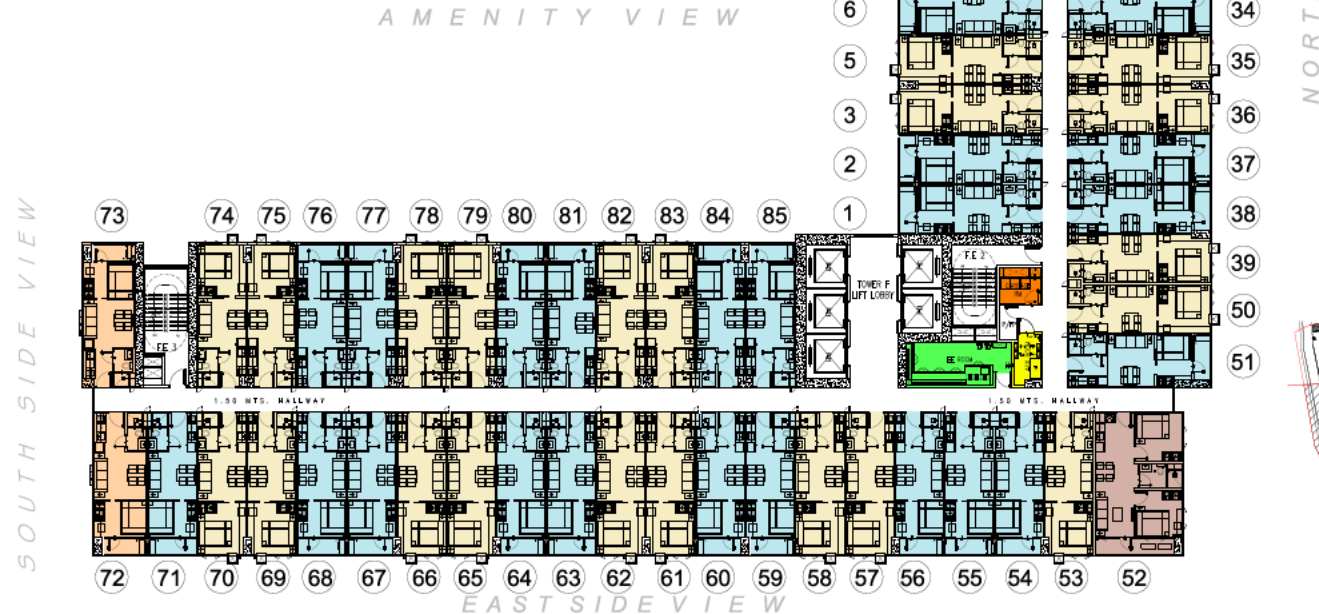


GOLD RESIDENCES PHASE 2 - TOWER F

AS OF JANUARY 2024

3RD FLOOR TOWER F

- | | |
|--|---|
|  GARBAGE/UTILITY ROOM |  1 BEDROOM UNIT |
|  ELECTRICAL ROOM |  1 BEDROOM UNIT W/ BALCONY |
|  AUXILLARY ROOM |  1 BEDROOM END UNIT W/ BALCONY |
| |  2 BEDROOM END UNIT W/ BALCONY |
| |  STUDIO UNIT |










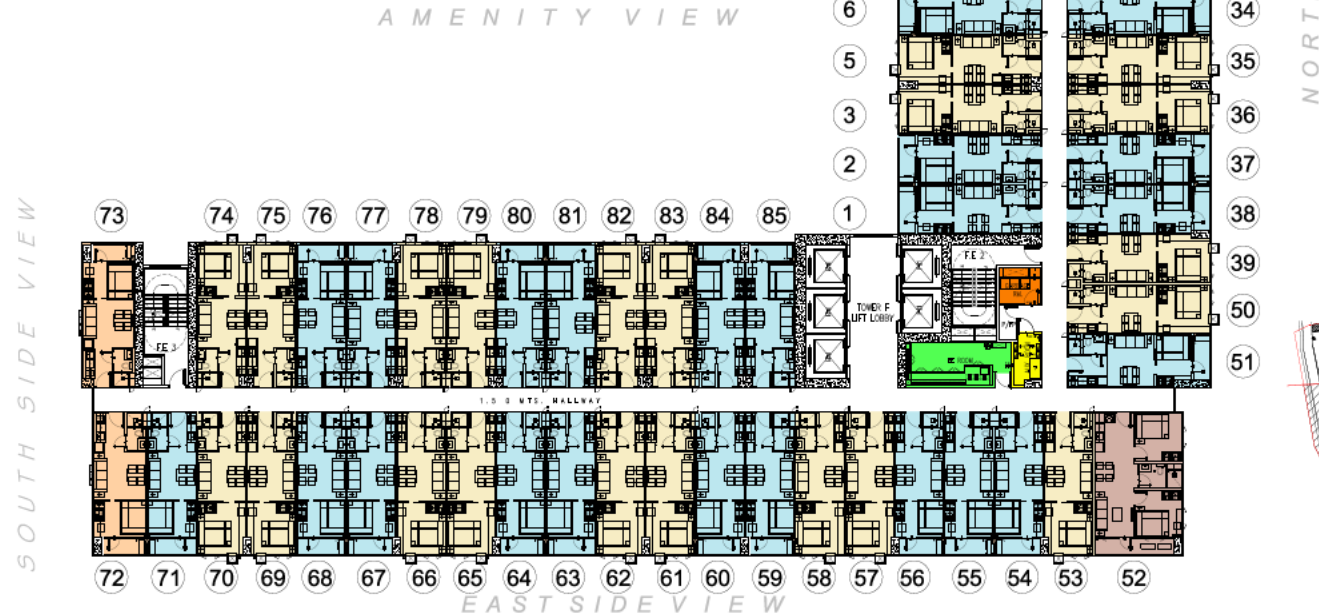


GOLD RESIDENCES PHASE 2 - TOWER F

AS OF JANUARY 2024

5TH-17TH FLOOR (TYPICAL) TOWER F

- | | |
|--|---|
|  GARBAGE/UTILITY ROOM |  1 BEDROOM UNIT |
|  ELECTRICAL ROOM |  1 BEDROOM UNIT W/ BALCONY |
|  AUXILLARY ROOM |  1 BEDROOM END UNIT W/ BALCONY |
| |  2 BEDROOM END UNIT W/ BALCONY |
| |  STUDIO UNIT |





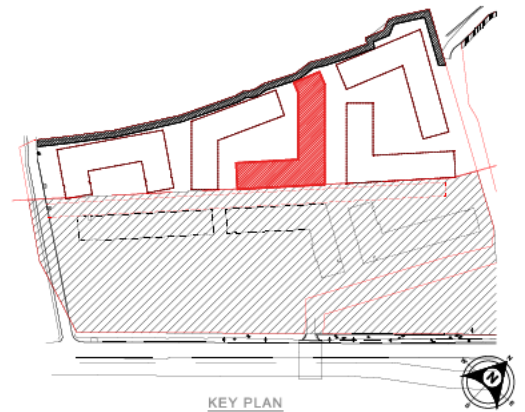
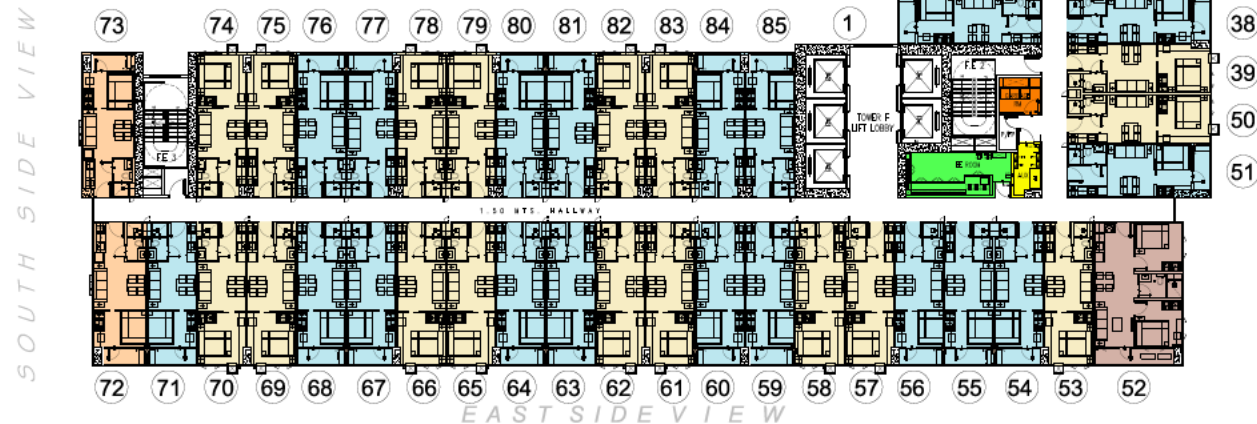
GOLD RESIDENCES PHASE 2 - TOWER F

AS OF JANUARY 2024

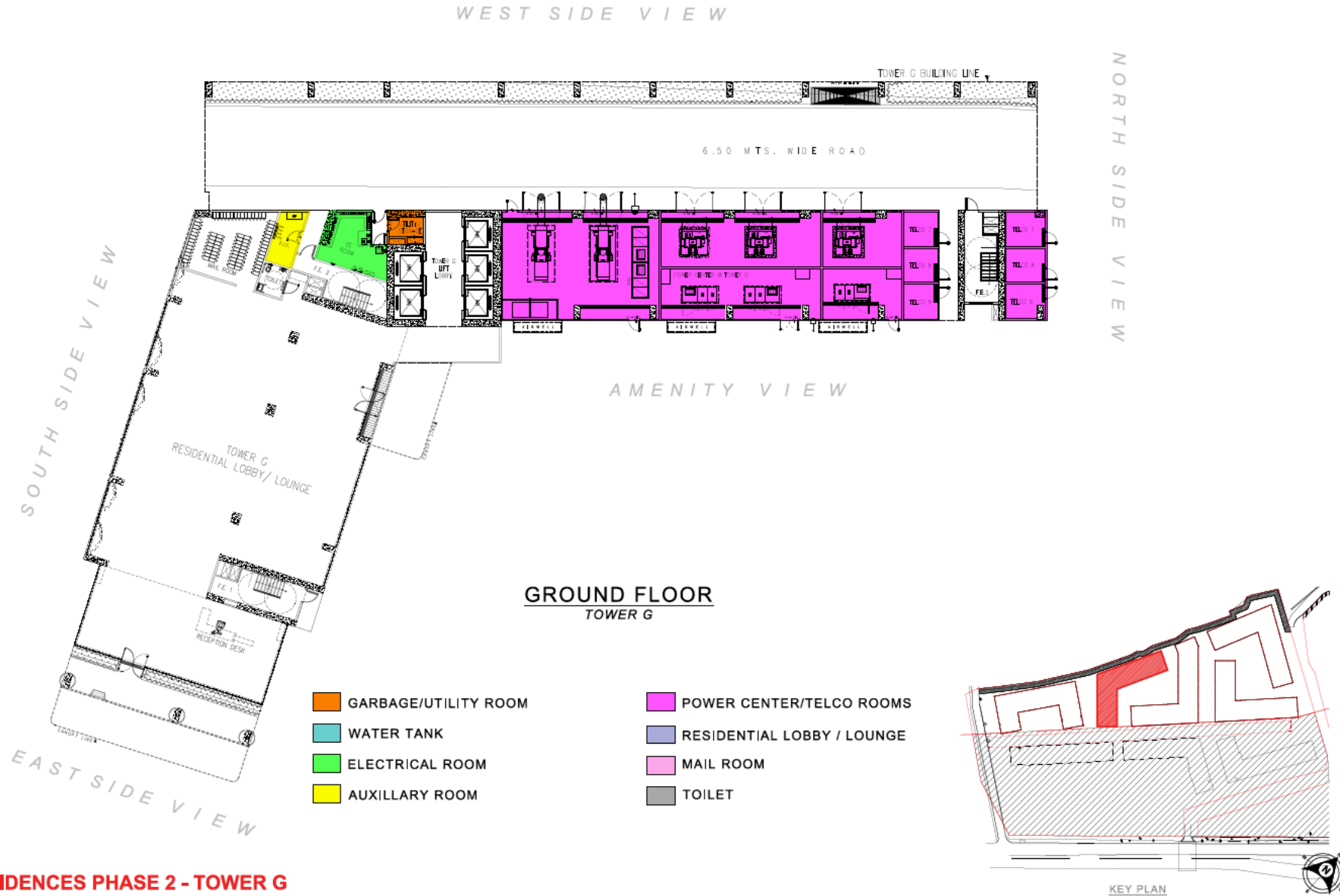
18TH FLOOR TOWER F

- | | |
|---|--|
| GARBAGE/UTILITY ROOM | 1 BEDROOM UNIT |
| WATER TANK | 1 BEDROOM UNIT W/ BALCONY |
| ELECTRICAL ROOM | 1 BEDROOM END UNIT W/ BALCONY |
| AUXILLARY ROOM | 2 BEDROOM END UNIT W/ BALCONY |
| | STUDIO UNIT |

A M E N I T Y V I E W



KEY PLAN










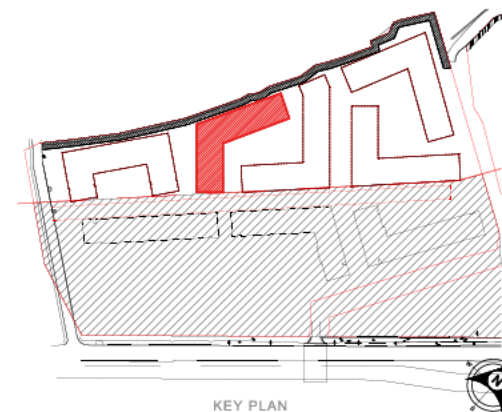


NORTH SIDE VIEW



3RD FLOOR
TOWER G

-  GARBAGE/UTILITY ROOM
  1 BEDROOM UNIT
-  ELECTRICAL ROOM
  1 BEDROOM UNIT W/ BALCONY
-  AUXILLARY ROOM
  1 BEDROOM END UNIT W/ BALCONY
-  2 BEDROOM UNIT



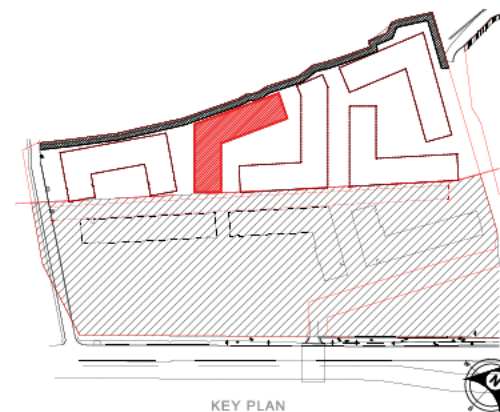


NORTH SIDE VIEW



5TH-17TH FLOOR (TYPICAL)
TOWER G

- | | | | |
|---|----------------------|---|-------------------------------|
|  | GARBAGE/UTILITY ROOM |  | 1 BEDROOM UNIT |
|  | ELECTRICAL ROOM |  | 1 BEDROOM UNIT W/ BALCONY |
|  | AUXILLARY ROOM |  | 1 BEDROOM END UNIT W/ BALCONY |
| | |  | 2 BEDROOM END UNIT W/ BALCONY |
| | |  | 2 BEDROOM UNIT |

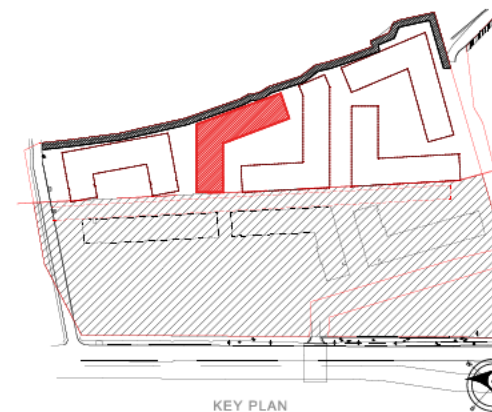


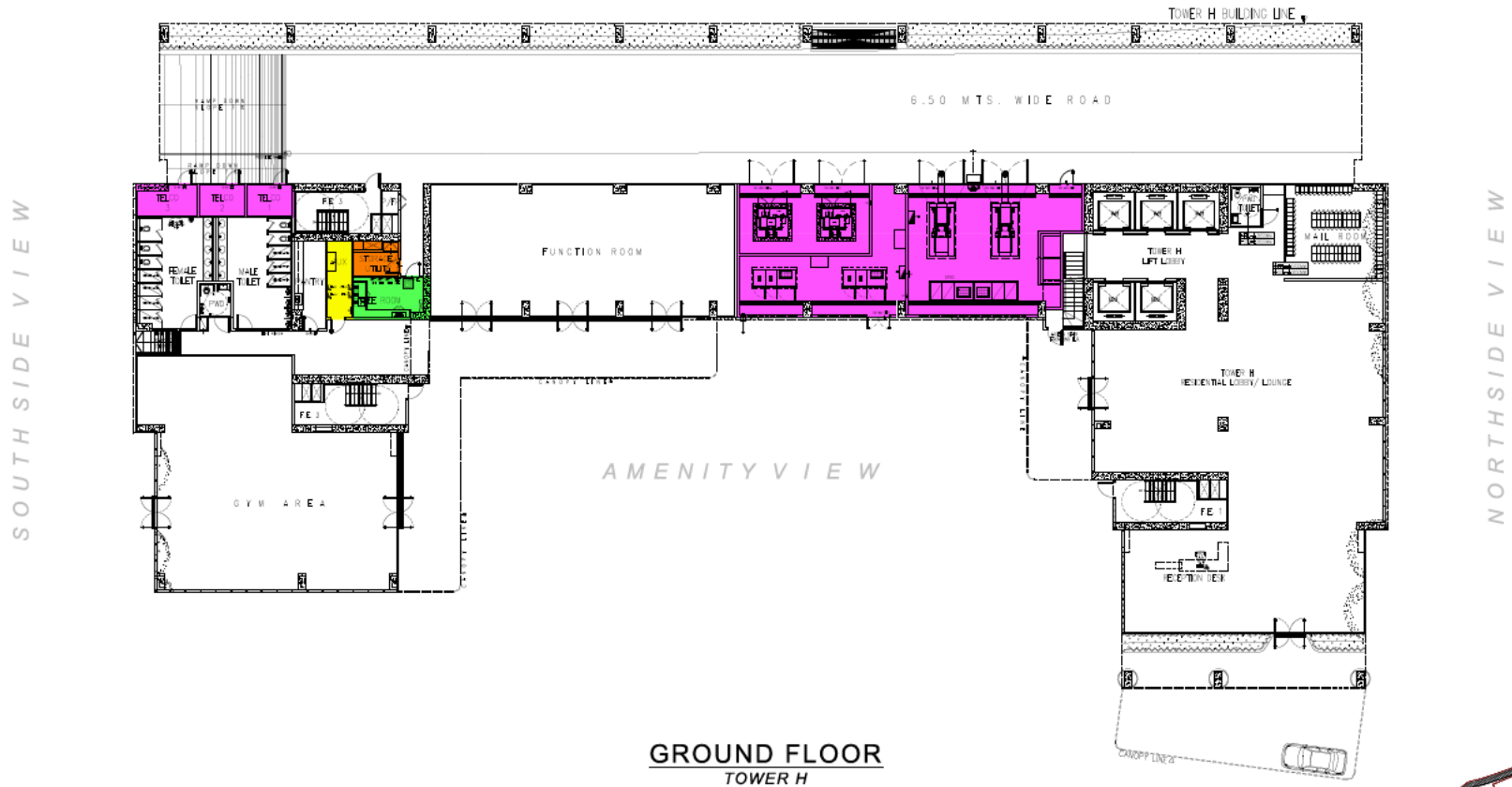


NORTH SIDE VIEW



18TH FLOOR
TOWER G





GROUND FLOOR
TOWER H

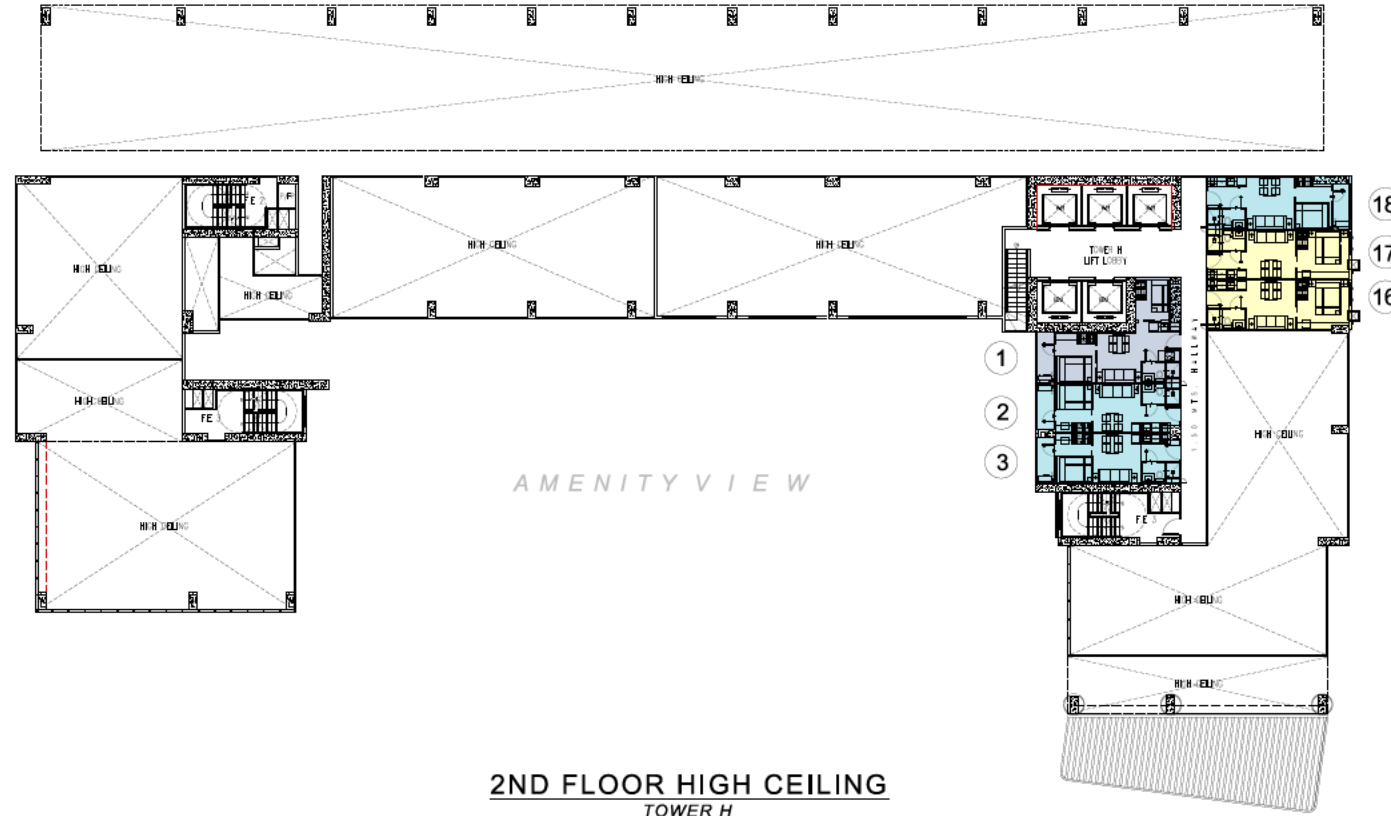
- GARBAGE/UTILITY ROOM
- ELECTRICAL ROOM
- AUXILLARY ROOM
- POWER CENTER/TELCO ROOMS



KEY PLAN



SOUTH SIDE VIEW



NORTHSIDE VIEW

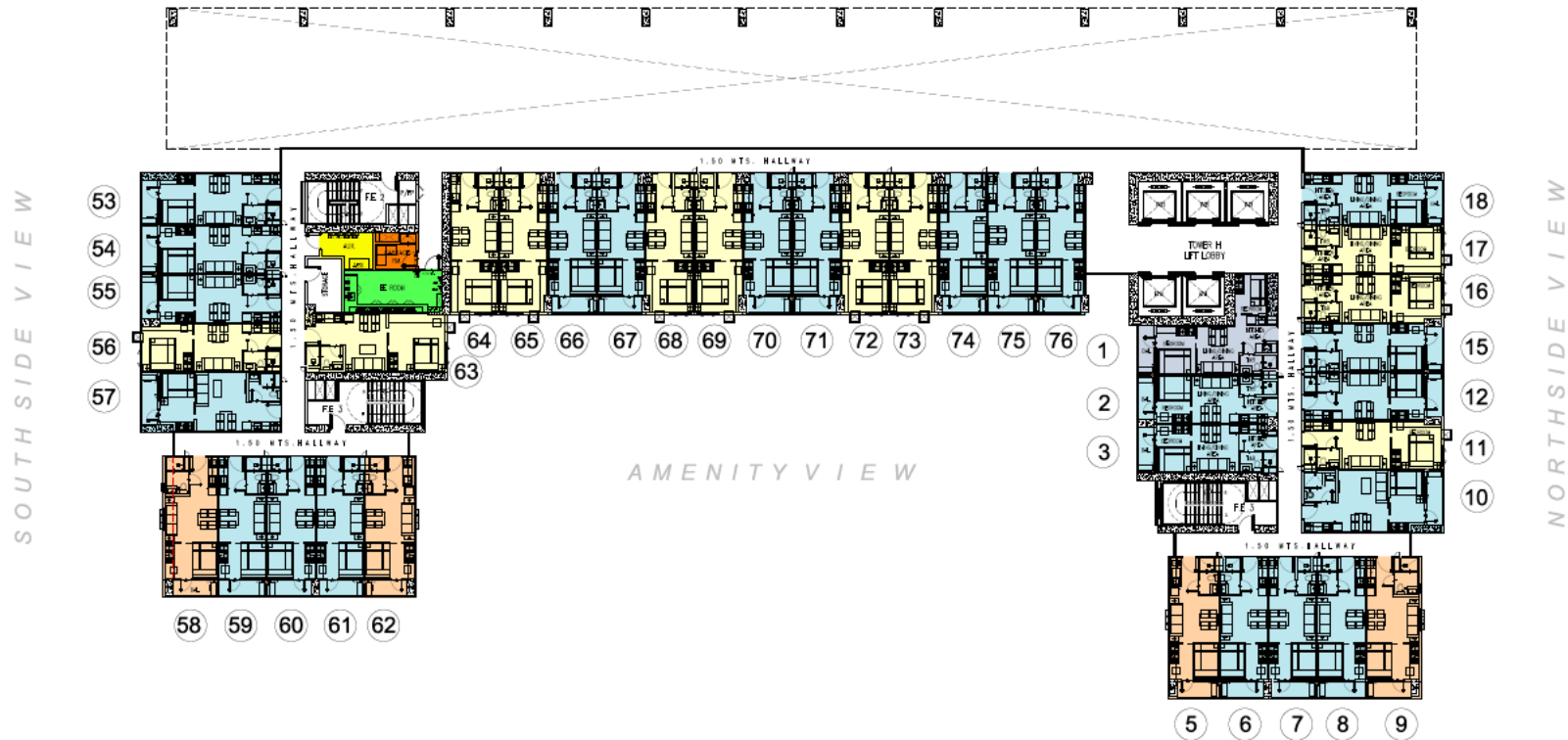
2ND FLOOR HIGH CEILING
TOWER H

- 1 BEDROOM UNIT
- 1 BEDROOM UNIT W/ BALCONY
- 2 BEDROOM UNIT W/ DEN & BALCONY



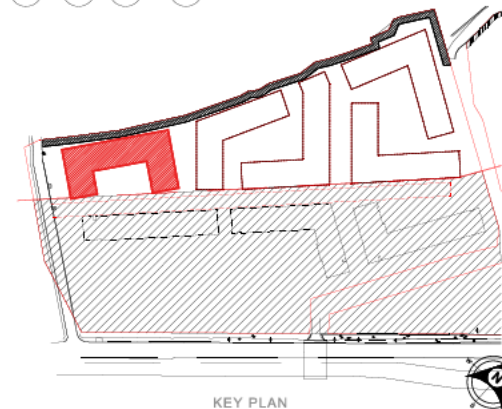
KEY PLAN





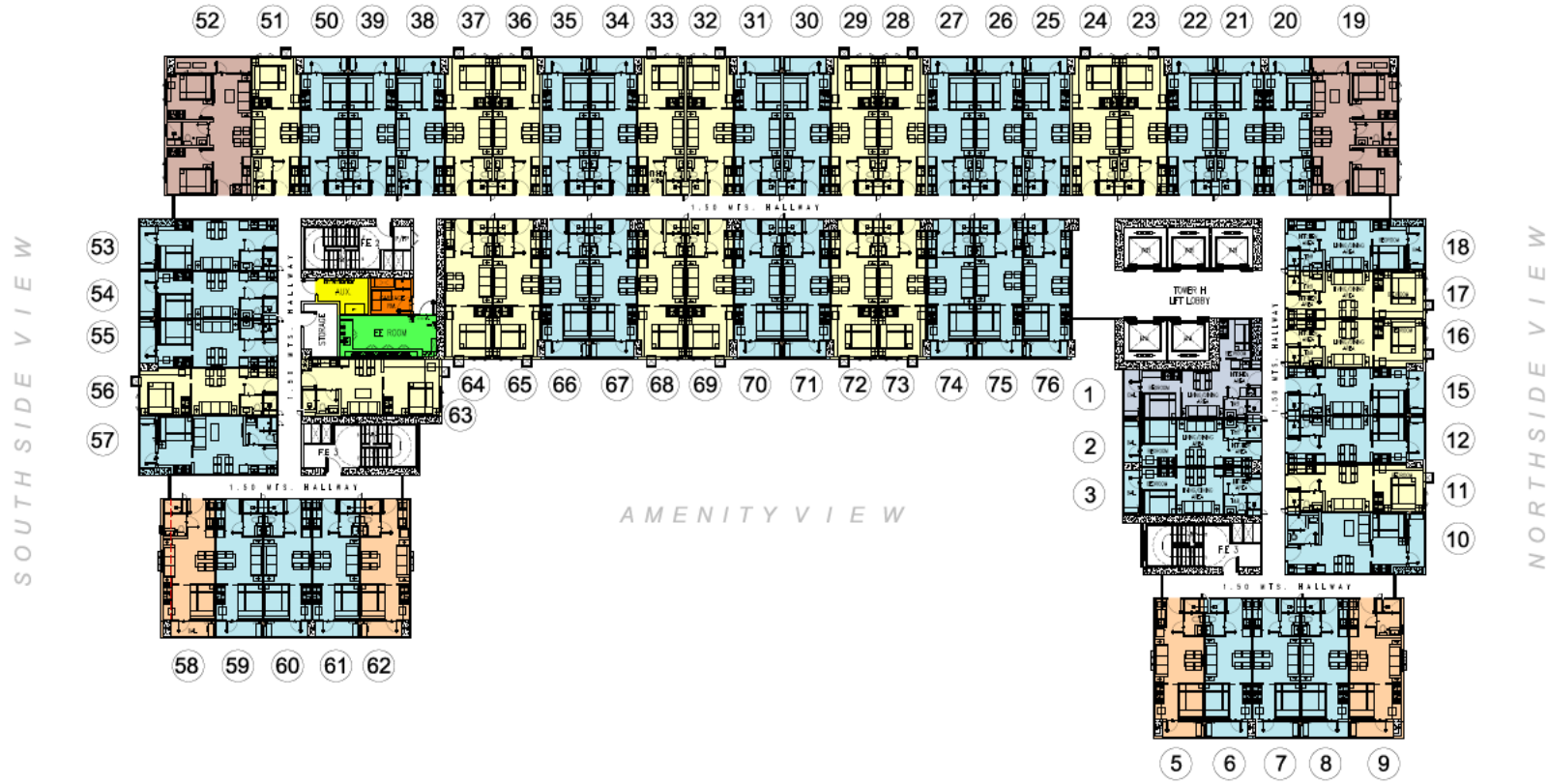
3RD FLOOR
TOWER H

- | | |
|---|--|
| GARBAGE/UTILITY ROOM | 1 BEDROOM UNIT |
| ELECTRICAL ROOM | 1 BEDROOM UNIT W/ BALCONY |
| AUXILLARY ROOM | 1 BEDROOM END UNIT W/ BALCONY |
| | 2 BEDROOM UNIT W/ DEN & BALCONY |





WEST SIDE VIEW



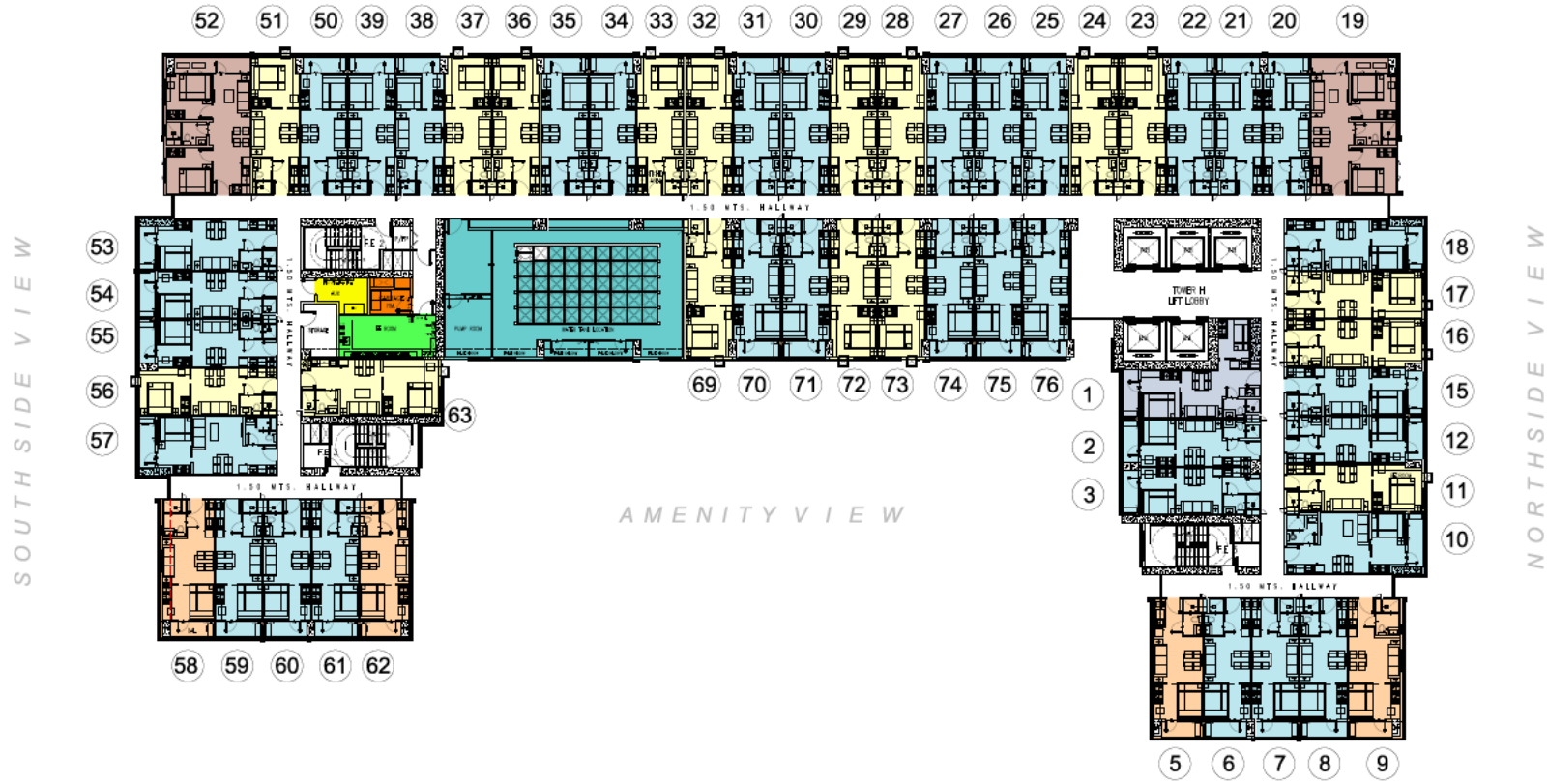
5TH-17TH FLOOR (TYPICAL)
TOWER H

- | | |
|---|--|
| GARBAGE/UTILITY ROOM | 1 BEDROOM UNIT |
| ELECTRICAL ROOM | 1 BEDROOM UNIT W/ BALCONY |
| AUXILLARY ROOM | 1 BEDROOM END UNIT W/ BALCONY |
| | 2 BEDROOM END UNIT W/ BALCONY |
| | 2 BEDROOM UNIT W/ DEN & BALCONY |





WEST SIDE VIEW



- | | |
|---|--|
| GARBAGE/UTILITY ROOM | 1 BEDROOM UNIT |
| WATER TANK | 1 BEDROOM UNIT W/ BALCONY |
| ELECTRICAL ROOM | 1 BEDROOM END UNIT W/ BALCONY |
| AUXILLARY ROOM | 2 BEDROOM END UNIT W/ BALCONY |
| | 2 BEDROOM UNIT W/ DEN & BALCONY |

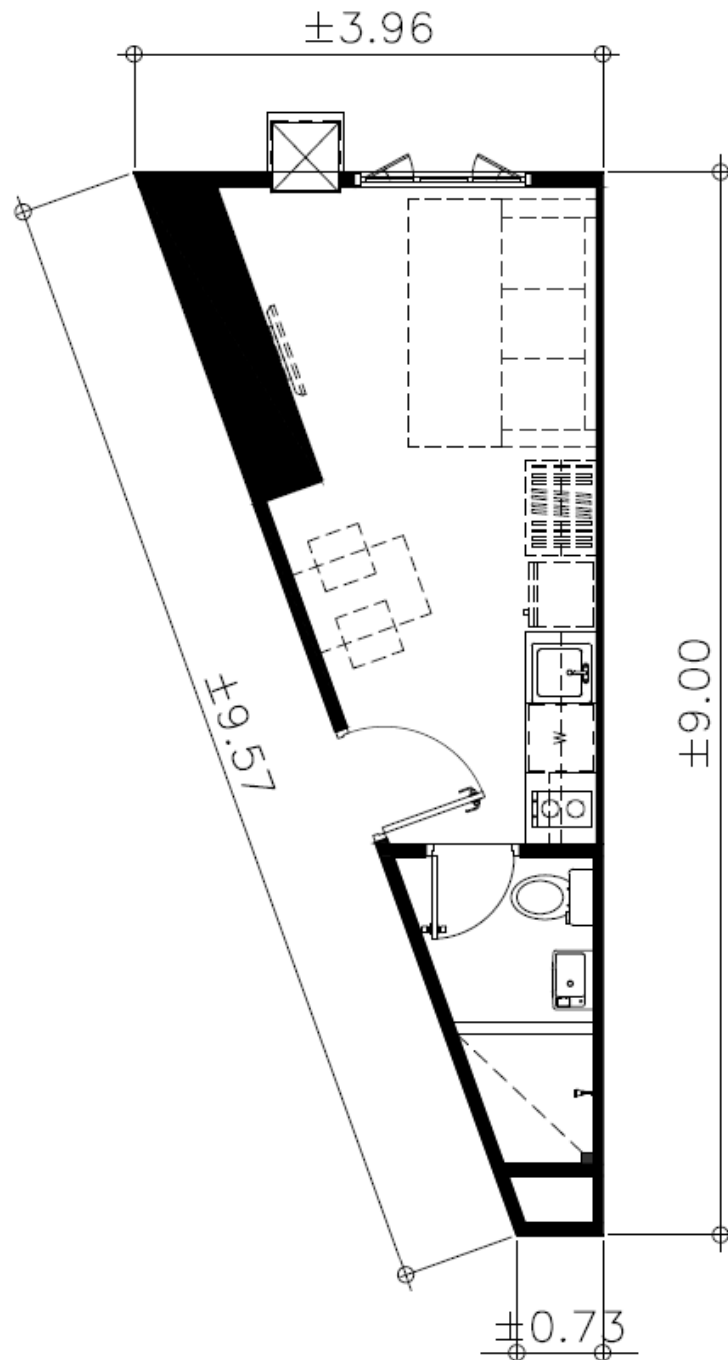




GOLD RESIDENCES PHASE 2 UNIT LAYOUTS

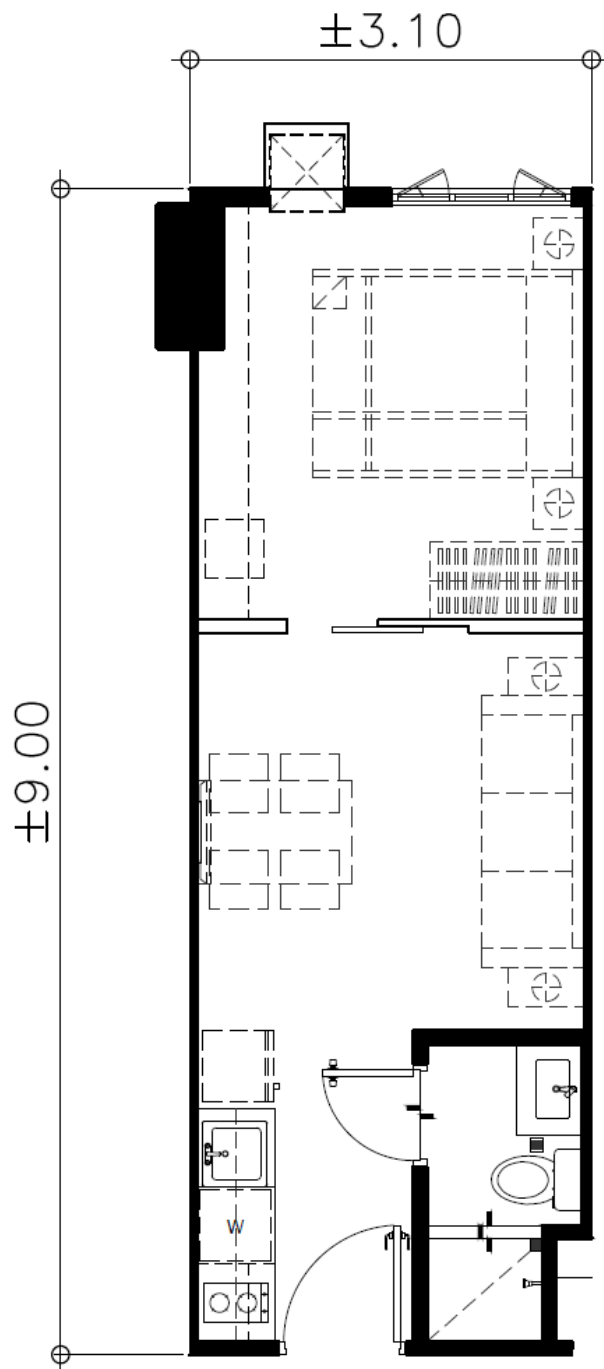


SMDC



GOLD RESIDENCES PHASE 2 STUDIO UNIT 21.11 SQM

ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m ²)	Square Feet (ft ²)
Living, Dining, Bedroom & Kitchen Areas	16.74	180.19
Toilet and Bath	4.37	47.04
TOTAL	21.11	227.23

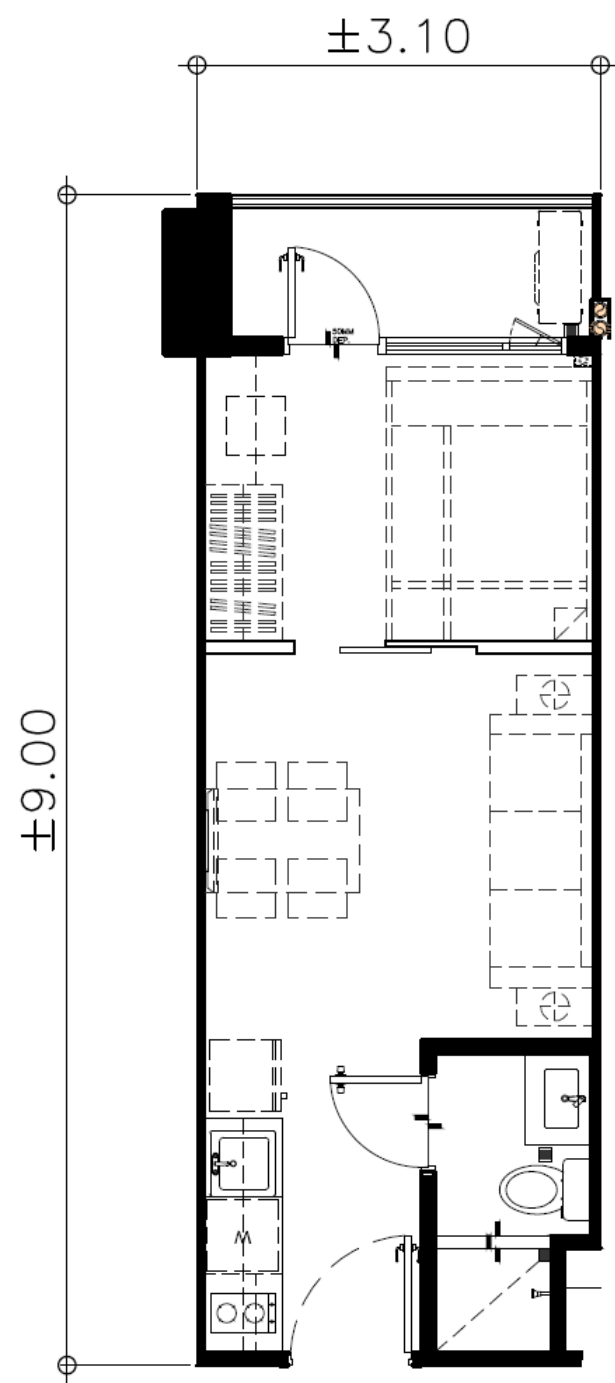


GOLD RESIDENCES PHASE 2

1 BEDROOM UNIT

27.90 SQM

ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m²)	Square Feet (ft²)
Bedroom Area	10.46	112.59
Living/Dining Area	9.69	104.30
Toilet and Bath	3.44	37.03
Kitchen	4.31	46.39
TOTAL	27.90	300.31

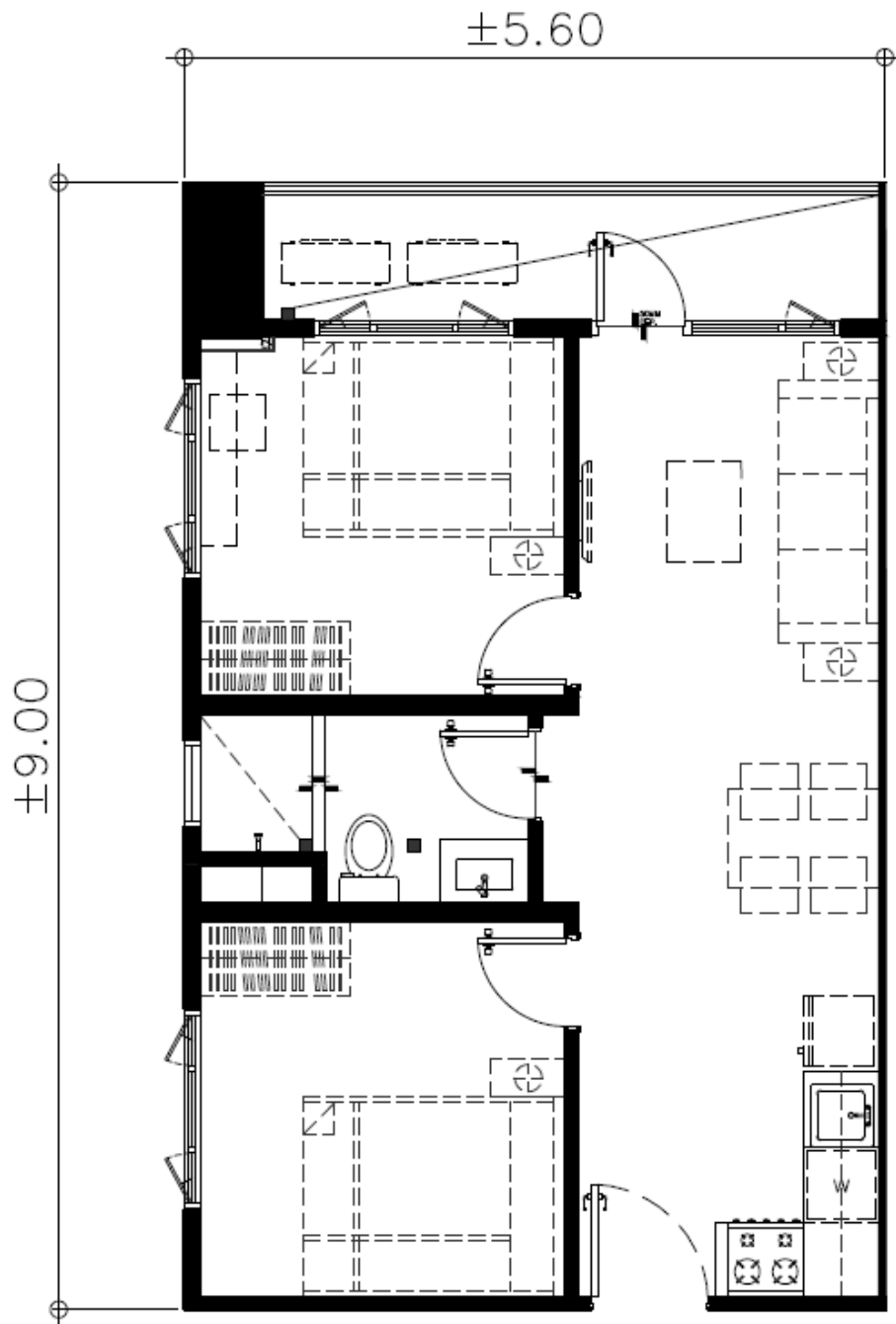


GOLD RESIDENCES PHASE 2

1 BEDROOM UNIT WITH BALCONY

27.90 SQM

ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m ²)	Square Feet (ft ²)
Balcony	3.41	36.70
Bedroom Area	7.36	79.22
Living & Dining Area	9.38	100.97
Toilet and Bath	3.44	37.03
Kitchen	4.31	46.39
TOTAL	27.90	300.31



GOLD RESIDENCES PHASE 2

2 BEDROOM END UNIT WITH BALCONY

50.40 SQM

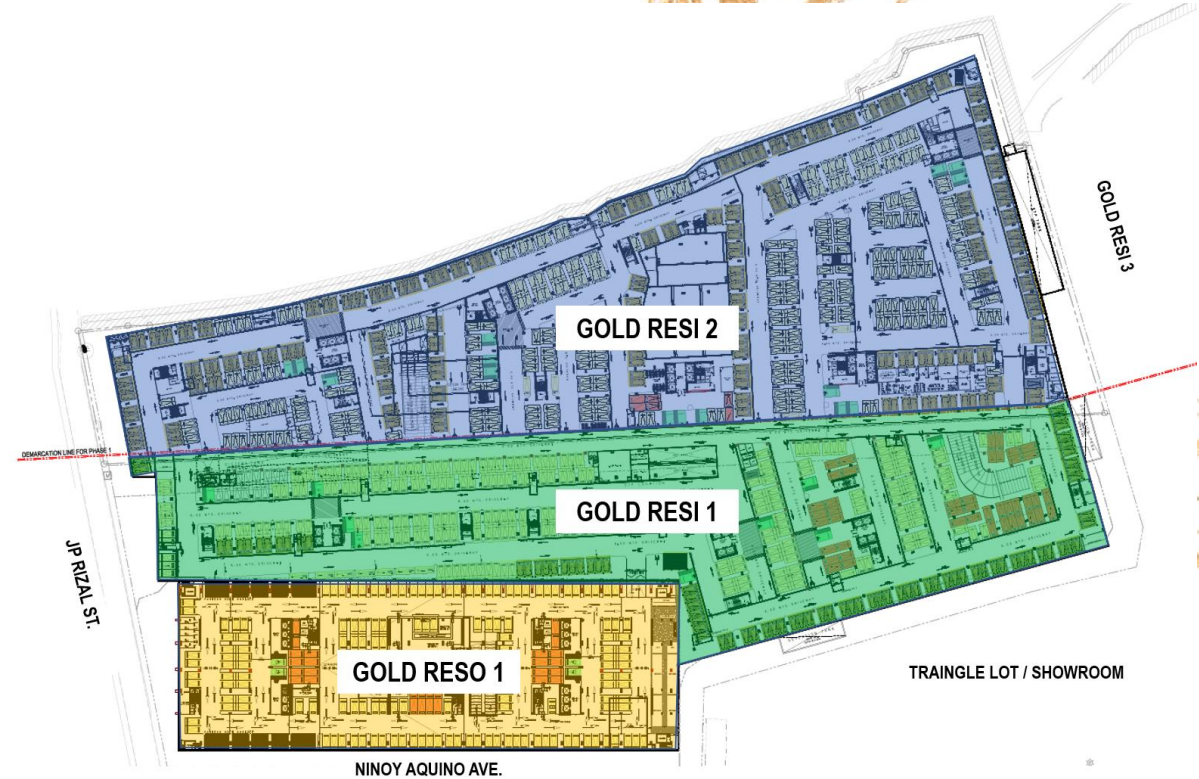
ROOM DESCRIPTION	FLOOR AREA	
	Square Meters (m ²)	Square Feet (ft ²)
Bedroom Area 1	10.02	107.85
Bedroom Area 2	9.71	104.52
Living Area	7.72	83.10
Kitchen/Dining Area	12.09	130.14
Toilet and Bath	4.70	50.59
Balcony	6.16	66.31
TOTAL	50.40	542.51



RESI PHASE 1 - RESI PHASE 2 - RESO PARKING LAUNCHING

Project	Parking Type	Total List Price
GOLD RESIDENCES	Regular	1,300,000.00
	Premium	1,400,000.00
	Tandem Parking (per tandem slots)	2,200,000.00
GOLD TOWERS RESIDENTIAL-OFFICES (RESO)	Regular	1,500,000.00
	Premium	1,600,000.00
	Tandem Parking (per tandem slots)	2,400,000.00

BOOK NOW



LINKS FOR PARKING FLOOR PLAN:

[Gold Residences Phase 1 Basement Parking Layout](#)

[Gold Residences Phase 2 Basement Parking Layout](#)

[Gold Towers Residential-Offices \(RESO\) Basement Parking Layout](#)

[Gold Towers Residential-Offices \(RESO\) Ground Floor Parking Layout](#)

[Gold Towers Residential-Offices \(RESO\) Mezzanine Floor Parking Layout](#)

Unit Specifications

FLOOR FINISHES

Homogenous tiles

WALL FINISHES

Cement smooth semi-gloss paint finish

CEILING FINISHES

Off-form skim coat, painted finish ceiling



Unit Specifications

KITCHEN

- Granite counter top with base and overhead cabinets
- Cooktop and Rangehood
- 7kg Front Load Washing Machine



Unit Specifications

TOILET AND BATH

- Floor to ceiling tiles
- Laminated flush door with non-key lever type
- Tank type water closet with accessories
- Vanity counter and facial mirror
- Shower Set



Unit Specifications

DINING AND LIVING AREA

- Base paint
- 3 lower sockets
- Open space across 3 lower sockets



Unit Specifications

BEDROOM

- 1 BR Unit – Wood laminated sliding door
- 2 BR Unit – Laminated flush door, wood laminated sliding door

BALCONY

- Aluminum railing with powder coating





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

FOR TRAINING PURPOSES ONLY

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SMDC GOOD STAYS



SERVICES OFFERED

**Long-Term Lease
Enrollment
Package**

Basic & Premium

**Daily Lease
Enrollment
Package**

Key Areas

**Tenancy
Management**
Cleaning, Repair,
Maintenance, &
Messengerial Services

**Unit Furnishing
Package**
Partnership with Our
Home, SM Home, SM
Appliance, & Ace
Hardware

Package Inclusions

- Bed with Mattress
- Floor Lamp
- Dining Set
- Shower Heater
- Fire Extinguisher
- Washing Machine
- Refrigerator
- Aircon
- TV
- Microwave
- Curtain
- Shower Curtain
- Linens
- Dresser / Cabinet*
- Side / Center Table*
- Sofa*



SM HOME

Studio	170,000
1 BR	235,000
2 BR	370,000



OUR HOME

Studio	235,000
1 BR	270,000
2 BR	470,000

*For 1 BR and 2 BR units
Prices valid for one year



SMDC GOOD STAYS

**Your trusted leasing and
tenancy management group**

FOR INQUIRIES

You may contact us at:

mobile number



+63-917-552-5943 (Globe)

e-mail address



smdc.leasing@smdevelopment.com

landline number



+863-8857-0300 local 0328



Frequently Asked Questions

What is Gold Residences?

Gold Residences is a premium residential condominium development located inside a master-planned community that is located across NAIA Terminal 1.

Where is Gold Residences?

Gold Residences is located along Ninoy Aquino Ave., Brgy. Sto. Niño, Parañaque City.

Who is the developer of Gold Residences?

Gold Residences is developed by Summerspring Development Corporation. It is a wholly owned subsidiary of SM Development Corporation, the leading developer of condominiums in the Central Business Districts of Metro Manila.

Accessibility

The project is accessible via Sucat Road and NAIA Terminal Expressway (Terminal 1 and 2 Exit). Public utility vehicles such as jeepneys and AUV vans ply along Ninoy Aquino Avenue.

How many buildings will Gold Residences have?

Gold Residences Phase 1 has 3 residential buildings and Phase 2 has 5 residential buildings with one common basement parking.

How many floor levels does Gold Residences have?

The Project will have 15 physical floor levels

What are the amenities of Gold Residences?

- Adult Pool
- Kid's Wadding Pool
- Kid's PLAYce
- Fitness Center
- Social Hall
- Central Parks
- Enclaved Gardens
- Jog Path
- Social Lounge



Frequently Asked Questions

What is the overall look of our lobbies?

Our Hotel-Like Lobbies with high-grade finishes, sculpted ceiling lights and design pieces will provide a grand and opulent sight while the bespoke furnishings will provide a very comfy feel.

Tower A – 729 units

Tower B – 856 units

Tower C – 883 units

Tower D – 855 units

Tower E – 935 units

Tower F – 1,038 units

Tower G – 698 units

Tower H – 796 units

What are the available tower facilities of Gold Residences ?

- Passengers Elevator and Service Elevator per Tower
- 24 hour Security System
- Automated Fire Sprinkler System
- Mail Room for each Tower
- Centralized Garbage Collection and Disposal System
- Standby Generator for Common Areas and Selected Residential Outlets
- Provision for Telcom and Cable Lines
- Wi-Fi Ready (selected areas)
- CCTV System
- Property Management

When is the project completion date?

Phase 1 – September 2025

Phase 2 – July 2027

What are the back-up power?

- For common areas: 100% back-up power
- For residential units: 1 convenience outlet, 1 refrigerator outlet, 1 lighting outlet in living area

What is ceiling height of the unit?

2.80m

What is the hallway or corridor width?

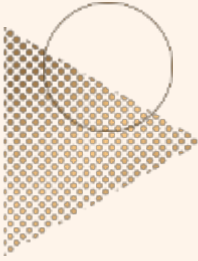
1.50m

What will be the ventilation type on typical residential floors?

Windows are provided at the end of each hallways

Where is the garbage collection area located

Garbage room are located every floor with a centralized Material Recovery Room located at the basement area



Frequently Asked Questions

What is the recommended A/C capacity (provision only)?

- Window Type
- Split Type

How close is the project from the airport?

- NAIA Terminal 1 - $\pm 338.5\text{m}$
- NAIA Terminal 2 - $\pm 1.6\text{km}$
- NAIA Terminal 3 - $\pm 2.3\text{km}$
- NAIA Terminal 4 - $\pm 2.0\text{km}$

Will unit combination be allowed?

Unit combination is subject for evaluation and approval of the Property Management upon unit turnover.

What is the parking measurement and parking ratio

Parking is 2.5m x 5.0m and parking ratio is 1:6

Frequently Asked Questions

How to install the front load washing machine?

- Recommended washing machine is 7.0-7.5 kg with 850x600x550mm (WxHxD) dimension.
- Intended location for the front load washing machine is at the kitchen counter area. Below the countertop is a void space which can accommodate a commercially available front load washing machine.
- During installation, the installer may connect the water supply hose to the water point provision. The installer may also connect the drainage hose to the drainage provision.

How to extract the front load washing machine for repair and maintenance?

- The water and drainage hose need to be disconnected from the water and drainage points.
- When disconnected, the washing machine may be pulled out of the kitchen counter for repair and maintenance.

