

# Ziptan

GREENFIELD DISTRICT

*The Possibilities of Connection*

Information Kit  
As of May 2016

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Artist's Illustration

# Greenfield District



**GREENFIELD DISTRICT** was carefully designed to become an ideal city that would lie at the heart of the metropolis, providing people high-tech conveniences combined with natural wonders, and a true break from the chaos and congestion.

At Greenfield District, people who live, work and shop here will have the opportunity to be fully "connected."

## **SMART AND CONNECTED CONVENIENCE**

Thanks to careful city-planning and reliable state-of-the-art fiber-optic and wireless technology, everything runs smoothly in Greenfield District. You're connected to the city outside and the rest of the world with high-tech facilities and sufficient Wi-Fi zones.

## **BREATHTAKING VIEWS**

A generous portion of Greenfield District is dedicated to open spaces like parks and lush gardens, giving you more breathtaking views and a greater sense of well-being.



*Architect's perspective of Greenfield District*

## **SHADED SKYWAYS**

Interconnected skyways and parking areas connect buildings in Greenfield District, making it easy and comfortable to get from one place to another.

## **AN IDEAL NEIGHBORHOOD WITH A COURTYARD**

Greenfield District's neighborhood cluster is made up of high-rise and mid-rise residential towers and a two-storey structure for shops. Connecting all these is a courtyard with a landscaped garden, recreational facilities, and special areas for intimate gatherings.

## **A PARK OF WONDERS FOR CHILDREN**

One of the main attractions of the district is the Children's Park. A green playground divided into several sections by rolling hills, trees and plants, there will be picnic lawns, delightful fountains and a space for sandwich and hotdog booths. While children and their nannies run around the park of wonders, you can relax in any of the small restaurants, shops and recreational facilities.



# Greenfield District



Located at the center of the country's three established Central Business Districts (CBDs): Makati, Bonifacio Global City (BGC) and Ortigas, Greenfield District is the youngest CBD in Metro Manila.

Greenfield District has frontages and is accessible via four roads, two of which are major thoroughfares, namely, EDSA and Shaw Boulevard, making it the center of trade and commerce of Mandaluyong City. At the center of city living, a comfortable life awaits you.

# Greenfield District



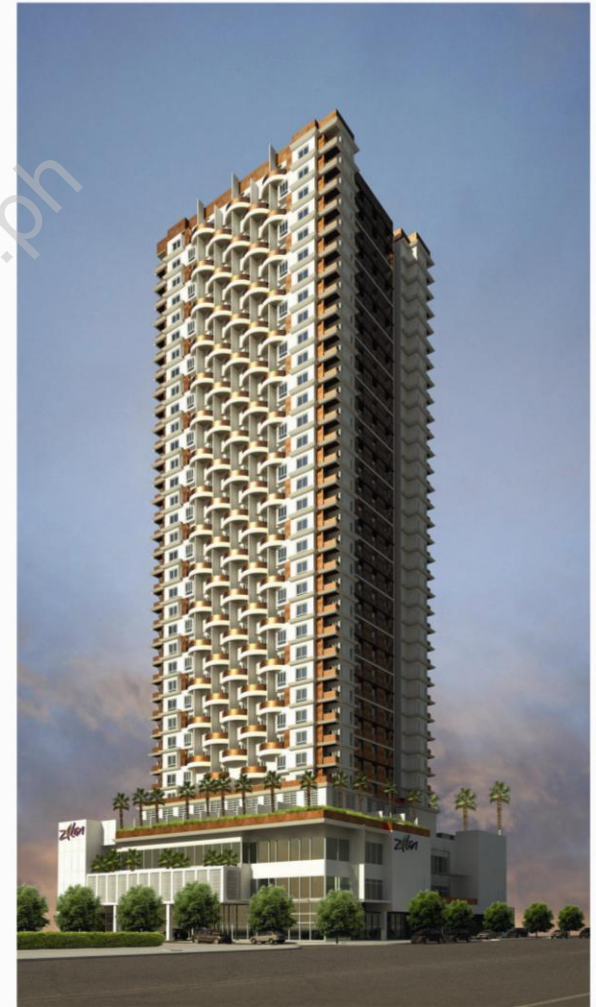
Location: Greenfield District, Mandaluyong, Metro Manila

# The Possibilities of Connection

Zitan is a 35-storey mixed-use condominium development, rising near the corner of EDSA and Shaw Boulevard. It boasts of a premium location that connects the residents to malls, lifestyle centers, green open spaces and offices. It connects residents to the metropolis via its direct access to the MRT.

Creating a distinct design across the Mandaluyong skyline, the building's copper-colored balconies are located alternately, creating a weave-like pattern. The building features the following:

- 22 units per floor
- 32 residential floors
- Three (3) levels of retail spaces
- Three (3) levels of basement parking
- Main lobby with concierge
- Three (3) high speed residential elevators
- One (1) service elevator
- Mail room
- Water storage facilities
- Centralized sanitary disposal system
- Fire alarm and sprinkler system
- Provision for CCTV monitors
- Stand-by power supply



*Zitan building perspective*

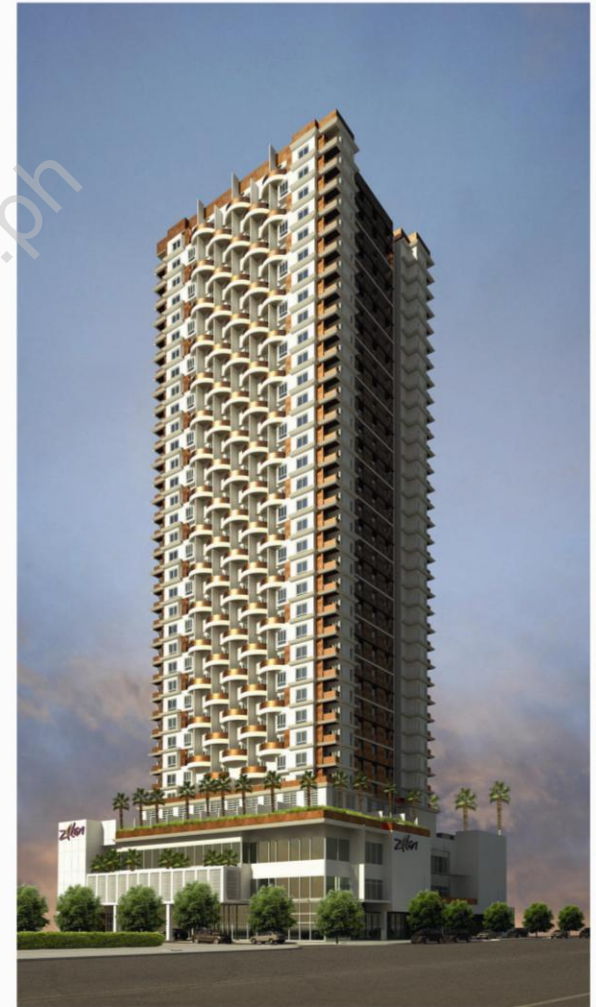
# The Possibilities of Connection

The development also offers fiber-to-the-home technology, consistent with the development of the smart and connected Greenfield District. This enables residents to be connected to the world via the internet with unparalleled speed. Residents will also be able to enjoy amenities such as:

- 24-hour security and building maintenance
- Outdoor Pool
- Gym
- Function Rooms
- Landscaped gardens

At Zitan, the possibilities of connection are limitless and beyond compare.

Zitan is the flagship development of Equus Property Venture, Inc., a wholly-owned subsidiary of Greenfield Development Corporation. Like its parent company, Equus will only offer quality-built homes, using only the best quality materials at its price range.



*Zitan building perspective*

# Location and Accessibility

Zitan is centrally located along Shaw Boulevard. Residents need only to take a five-minute stroll or a 10-minute drive to the major conveniences of the city.

## RETAIL

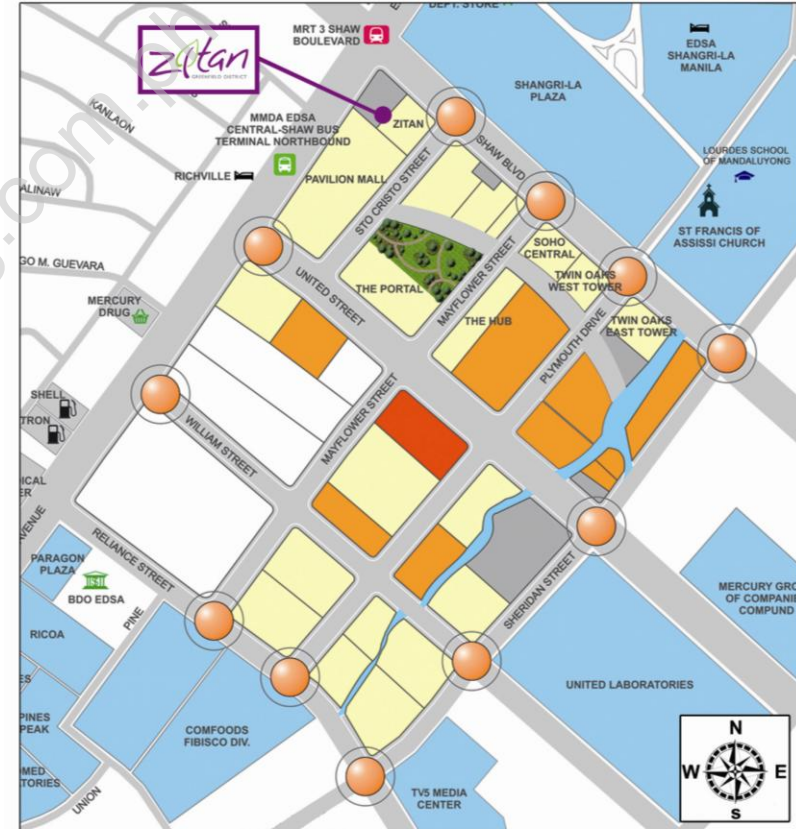
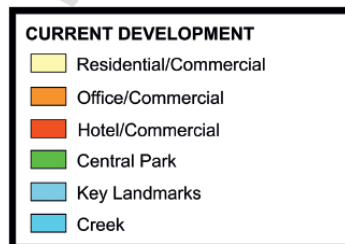
- Greenhills Shopping Center
- AllDay Supermarket
- Robinsons Galleria
- Shangri-La Plaza
- SM Megamall
- The Podium

## TRANSPORTATION

- EDSA bus stops
- Jeepney terminal
- MRT-3 Shaw Blvd. Station
- Taxi lane

## OFFICES

- Asian Development Bank
- Globe Telecom
- Greenfield Development Corp.
- PCM BPO, LLC.
- Philippine Stock Exchange
- Shore Solutions Global, Inc.
- Robinsons Cybergate Pioneer
- San Miguel Corporation
- Teleperformance
- United Laboratories (Unilab)



Location: 730 Shaw Boulevard corner Sto. Cristo Street, Greenfield District, Brgy. Highway Hills, Mandaluyong City. Zitan is 77m away from EDSA corner Shaw Boulevard.



# Location and Accessibility



## **BANKS**

- AUB - Pavilion
- BPI Mandaluyong
- BPI Shaw Sheridan
- BPI Family - Soho Central
- PSBank - Square
- RCBC - Square
- Security Bank - Soho Central
- UnionBank - Soho Central

## **EDUCATION**

- Immaculate Conception Academy Greenhills
- La Salle Greenhills
- Lourdes School of Mandaluyong
- OB Montessori Center
- Saint Pedro Poveda College
- St. Paul College Pasig
- University of Asia and the Pacific
- Xavier School

## **GOLF COURSES AND COUNTRY CLUBS**

- Club Filipino
- Green Valley Country Club
- Valle Verde Country Club
- Wack Wack Golf & Country Club

## **PLACES OF WORSHIP**

- Christ the King Parish Kapitolyo
- Holy Family Parish
- Mary Queen of Peace Shrine (EDSA Shrine)
- Mary the Queen Parish
- Santuario de San Jose
- St. Francis of Assisi Parish Church

## **HEALTH CARE**

- Cardinal Santos Medical Center
- FlexiCare
- FriendlyCare Clinic
- The Medical City-Pasig
- Victor R. Potenciano Medical Center

## **MANDALUYONG POLICE STATION**

## **FIRE STATION**

# Key Floor Plan 1



Wack Wack View

Ortigas View



Makati View

Rizal View

For floors:  
6<sup>th</sup>, 8<sup>th</sup>, 10<sup>th</sup>, 12<sup>th</sup>, 15<sup>th</sup>, 17<sup>th</sup>, 19<sup>th</sup>,  
21<sup>st</sup>, 23<sup>rd</sup>, 25<sup>th</sup>, 27<sup>th</sup>, 29<sup>th</sup>, 31<sup>st</sup>, 33<sup>rd</sup>,  
35<sup>th</sup>

# Key Floor Plan 2



Wack Wack View

Ortigas View

For floors:  
7<sup>th</sup>, 9<sup>th</sup>, 11<sup>th</sup>, 14<sup>th</sup>, 16<sup>th</sup>, 18<sup>th</sup>, 20<sup>th</sup>,  
22<sup>nd</sup>, 24<sup>th</sup>, 26<sup>th</sup>, 28<sup>th</sup>, 30<sup>th</sup>, 32<sup>nd</sup>, 34<sup>th</sup>,  
36<sup>th</sup>



Shaw Boulevard

Sto. Cristo St.

Pavilion

Makati View

Rizal View

EDSA  
WWW.PREC.COM

# Studio Unit Layouts

For floors: 6<sup>th</sup>, 8<sup>th</sup>, 10<sup>th</sup>, 12<sup>th</sup>, 15<sup>th</sup>, 17<sup>th</sup>, 19<sup>th</sup>, 21<sup>st</sup>, 23<sup>rd</sup>, 25<sup>th</sup>, 27<sup>th</sup>, 29<sup>th</sup>, 31<sup>st</sup>, 33<sup>rd</sup>, 35<sup>th</sup>



## Studio A

25.40 sqm., more or less  
Layout for Units E & P  
Mirror for Units J & U



## Studio B

26.24 sqm., more or less  
Layout for Units F, H, Q & S  
Mirror for Units G, I, R & T



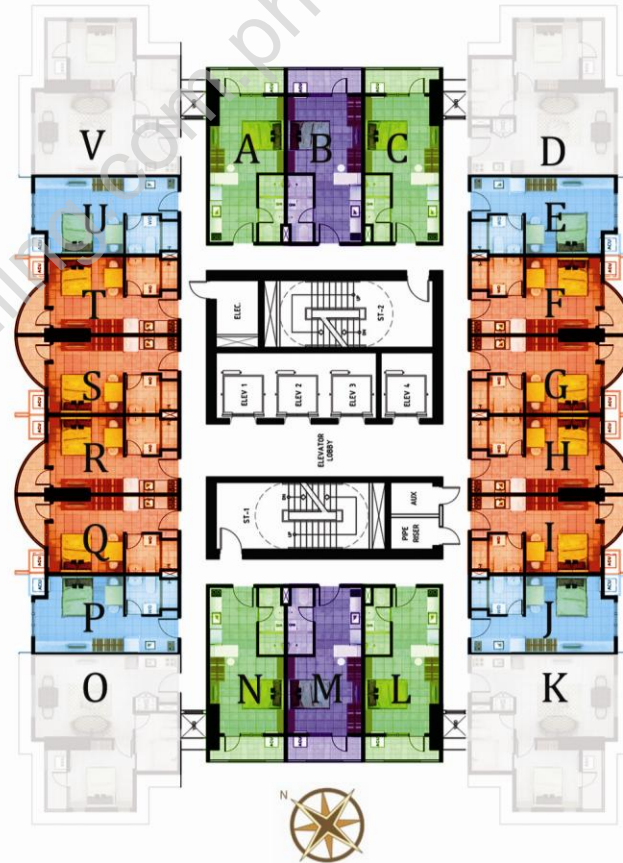
## Studio C

30.56 sqm., more or less  
Layout for Units A & L  
Mirror image for Units C & N



## Studio D

30.15 sqm., more or less  
Layout for Unit M  
Mirror image for Unit B



# Studio Unit Layouts

For floors: 7<sup>th</sup>, 9<sup>th</sup>, 11<sup>th</sup>, 14<sup>th</sup>, 16<sup>th</sup>, 18<sup>th</sup>, 20<sup>th</sup>, 22<sup>nd</sup>, 24<sup>th</sup>, 26<sup>th</sup>, 28<sup>th</sup>, 30<sup>th</sup>, 32<sup>nd</sup>, 34<sup>th</sup>, 36<sup>th</sup>



## Studio B

26.24 sqm., more or less

Layout for Units E, G, I, P, R & T  
Mirror image for Units F, H, J, Q, S & U



## Studio C

30.56 sqm., more or less

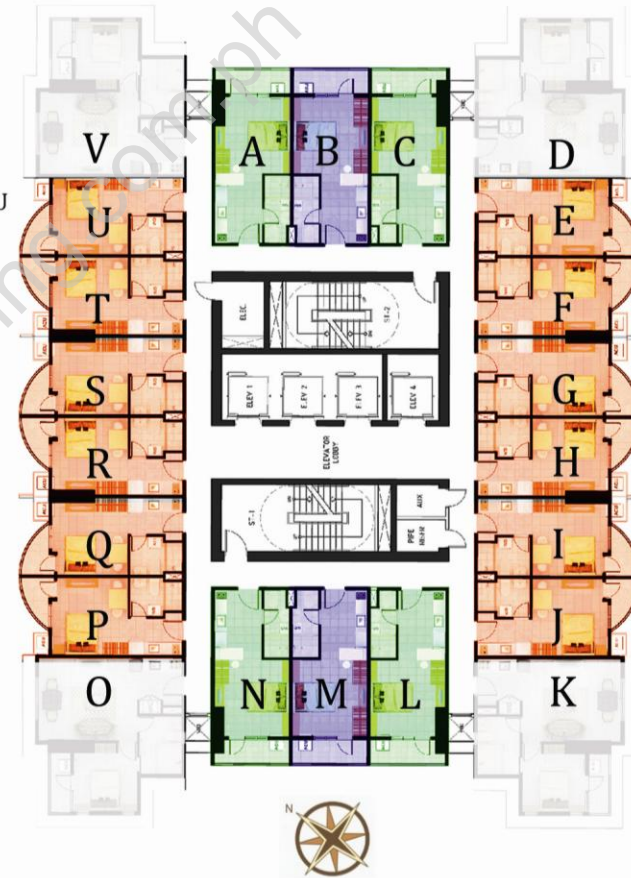
Layout for Units A & L  
Mirror image for Units C & N



## Studio D

30.15 sqm., more or less

Layout for Unit M  
Mirror image for Unit B



# Studio Unit



Actual photo of Studio B model unit



Actual photos of Studio C model unit

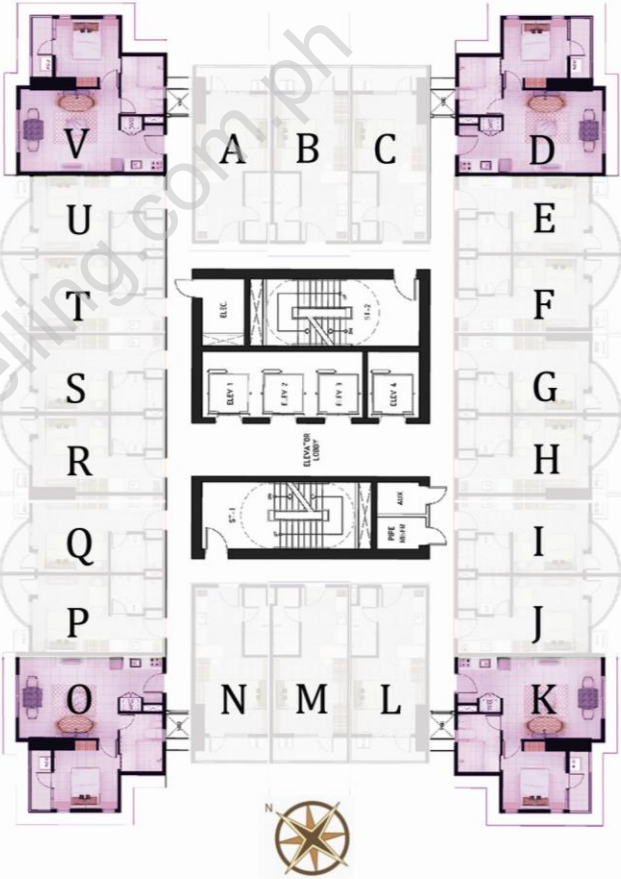


# One Bedroom Unit Layout



One Bedroom Unit

46.04 sqm., more or less  
Layout for Units D & O  
Mirror image for Units K & V



# One Bedroom Unit Layout



*Actual photo of model unit*



# Unit Specifications

	1-BEDROOM	STUDIO A	STUDIO B	STUDIO C	STUDIO D
<b>CEILING</b>					
Bedroom	EXPOSED SLAB SOFFIT IN WHITE, FLAT LATEX FINISH				
Living/Dining	EXPOSED SLAB SOFFIT IN WHITE, FLAT LATEX FINISH				
Kitchen	12mm THICK GYPSUM BOARD ON METAL FURRING SYSTEM IN WHITE, FLAT LATEX FINISH				
Balcony	4.5mm THICK FIBER CEMENT BOARD, PAINTED FINISH	NOT APPLICABLE	4.5mm THICK FIBER CEMENT BOARD, PAINTED FINISH		
T&B	12mm THICK MOISTURE RESISTANT GYPSUM BOARD ON METAL FURRING SYSTEM IN WHITE, FLAT LATEX FINISH				
<b>WALLS</b>					
Interior Walls	100mm THICK CHB WALL PLASTERED SEMI-GLOSS LATEX PAINT FINISH				
Partition Walls	12mm THICK GYPSUM BOARD ON METAL FURRING SYSTEM IN WHITE, FLAT LATEX FINISH	NOT APPLICABLE			
Baseboard	100mm HEIGHT PAINT BASEBOARD				
T&B	300mm x 300mm CERAMIC WALL TILES FROM FLOOR TO 1200mm HEIGHT FLUSHED CONCRETE WALLS IN WHITE ABOVE 1200mm SHOWER AREA: FLOOR-TO-CEILING 300mm x 300mm WALL TILES				
<b>FLOORS</b>					
Bedroom	400mm x 400mm CERAMIC TILES				
Living, Dining & Kitchen	400mm x 400mm CERAMIC TILES				
Balcony	300mm x 300mm NON-SKID HOMOGENEOUS TILES	NOT APPLICABLE	300mm x 300mm NON-SKID HOMOGENEOUS TILES		
Toilet	300mm x 300mm NON-SKID CERAMIC TILES				

# Unit Specifications



	1-BEDROOM	STUDIO A	STUDIO B	STUDIO C	STUDIO D
<b>DOORS</b>					
<b>Main Door</b>	SOLID CORE WOOD FLUSH DOOR ON STEEL JAMB, VENEER FINISH AT HALLWAY SIDE, DUCO WHITE PAINT FINISH INSIDE THE UNIT; WITH PEEPHOLE DOOR VIEWER				
<b>Bedroom Door</b>	HOLLOW CORE WOOD FLUSH DOOR ON WOODEN JAMB IN WHITE, DUCO PAINT FINISH	NOT APPLICABLE			
<b>Toilet Door</b>	(1) FLUSH DOOR IN WHITE, DUCO FINISH (1) SLIDING DOOR IN WHITE, DUCO FINISH	FLUSH DOOR IN WHITE, DUCO FINISH			
<b>Balcony Door</b>	10mm THICK TEMPERED GLASS PANEL ON ALUMINUM FRAME	NOT APPLICABLE	10mm THICK TEMPERED GLASS PANEL ON ALUMINUM FRAME		
<b>WINDOW</b>					
<b>Window</b>	6mm THICK TEMPERED GLASS PANEL ON ALUMINUM FRAME				

# Unit Specifications

	1-BEDROOM	STUDIO A	STUDIO B	STUDIO C	STUDIO D
<b>KITCHEN</b>					
Counter Top	SOLID SURFACE COUNTER TOP				
Cabinet	MEDIUM DENSITY FIBER DOORS AND CARCASS, LAMINATED FINISH (UNDER-COUNTER ONLY)				
<b>ELECTRICAL</b>					
Switches	STANDARD SWITCH ASSEMBLY IN WHITE				
Outlets	STANDARD OUTLET ASSEMBLY IN WHITE				
Lighting	SURFACE MOUNTED LIGHT SOCKET				
<b>MECHANICAL</b>					
Aircon	SPACE ALLOTTED FOR WINDOW-TYPE IN BEDROOM AND SPLIT-TYPE IN LIVING ROOM	SPACE PROVIDED FOR WINDOW-TYPE			
Exhaust	FOR KITCHEN – SPACED PROVIDED FOR TOILET & BATHROOM – CASSETTE TYPE				
Rangehood	SPACE PROVIDED				
<b>PLUMBING/SANITARY</b>					
Sink	UNDER COUNTER TYPE, STAINLESS				
Lavatory	WALL-HUNG TYPE IN WHITE				
Water Closet	TANK TYPE ELONGATED WATER CLOSET IN WHITE				
Grease Trap	STAINLESS STEEL GREASE TRAP				
Drain	100mm X 100mm STAINLESS FLOOR DRAIN				
Shower	TELEPHONE SHOWER				

# Unit Specifications



	1-BEDROOM	STUDIO A	STUDIO B	STUDIO C	STUDIO D
<b>FAUCET</b>					
Kitchen	STAINLESS GOOSENECK TYPE				
Lavatory	SINGLE TAP, LEVER TYPE				
Washing Machine	SPACE PROVIDED FOR FAUCET				
<b>HARDWARE</b>					
<b>Door Handle</b>					
Main Door	LEVER TYPE IN STAINLESS STEEL MATTE FINISH				
Bedroom Door	KNOB TYPE IN SATIN CHROME FINISH	NOT APPLICABLE			
Balcony Door	LEVER TYPE IN SATIN CHROME FINISH	NOT APPLICABLE	LEVER TYPE IN SATIN CHROME FINISH		
Toilet Door	DOOR KNOB IN STAINLESS STEEL MATTE FINISH				
Kitchen Cabinet	STAINLESS SLIM TYPE HANDLE IN SATIN CHROME FINISH				
<b>OTHERS</b>					
Hinges	BALL BEARING TYPE				
Door Stop	FLOOR-MOUNTED, SATIN CHROME FINISH				
<b>FLOOR-TO-CEILING HEIGHT</b>					
Floor-To-Slab Soffit	APPROXIMATELY 2.7 meters				
Floor-To-Drop Ceiling (Kitchen and T&B)	APPROXIMATELY 2.2 meters				

Owner/Developer:



A wholly owned subsidiary of  
Greenfield Development Corporation

[www.PreSelling.com.ph](http://www.PreSelling.com.ph)

CALL +63 999 883 4593 / +63 917 703 7707  
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Zitan is located at 730 Shaw Boulevard corner Sto. Cristo Street, Greenfield District, Brgy. Highway Hills, Mandaluyong City    Completion date: MARCH 2017