



PORTICO
THE AMETRINE

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FLOW INTO A NATURAL RHYTHM

Flourish in places that follow your daily motions. Tucked in the quiet side of the city, a neighborhood enclave opens up to contemporary lifestyles with a classic charm. Portico, a novel courtyard setting by Alveo Land in Ortigas, refreshes the tempo of life, unhurried.

Now on its second phase, Portico introduces its third tower—The Ametrine. 70% green open spaces dedicating shared courtyards for leisurely active pursuits. Breathe in the al fresco within a vibrant vertical community where you can keep in step with every day.

Tracing the Path to Vitality

Ortigas continues to be one of the main central business and lifestyle districts in the Philippines. Strategically located at the core of four influential cities—Pasig, Mandaluyong, San Juan, and Quezon City—and interconnected with the country's leading business districts, it is one of the choice headquarters of top local and international corporations.

As the address of one of the world's most formidable regional banks, the Asian Development Bank (ADB), a prestigious legacy of diversity and vibrancy of opportunities drives growth and investment further. Urbanites looking to surround themselves with an atmosphere of ease are enveloped with vast possibilities, all close at hand.

Alveo Land taps into a destination rich with potential through Portico—a landmark mixed-use neighborhood, balancing environments of calm and vibrancy in the midst of a dynamic CBD.

DEVELOPERS

A Tradition of Excellence

Ayala Land continues to shape masterplanned districts, marked by more than 80 years of experience, setting the standard for unparalleled property development. Presenting the nation's most highly regarded addresses ranging from an ensemble of sustainably integrated growth centers to multi-generational homes, Ayala Land continues to deliver versatile destinations, spotlighting a singular vision of enhancing land and enriching lives for more people.

Reinforcing the Ayala Land quality of distinction, Alveo Land pushes the envelope further with Portico, initiating a groundbreaking portfolio of innovative living solutions, remarkable neighborhoods, and integrated communities in the most strategic destinations across the country—ensuring sound investments and giving you a place for living well.





Refreshing Urban Courtyard Living

Portico reimagines city living through a unique interpretation of the urban sanctuary with courtyards. Tying people and space, inside and outside, together in a versatile mixed-use residential development of high-rise residences, brownstone-inspired townhouses, and verdant environments, Portico creates a rare breathing space amidst a bustling CBD.

Revealing its second phase, a gathering of shared courtyard amenities for leisurely active lifestyles. A harmony of varied recreational spaces for energized pursuits foster neighborly connections among its residents, encouraging them to step out, linger, and imbibe in the distinct environment. In this new phase, The Ametrine springs with fresh opportunities for urban living attuned to a natural pace.

Portico welcomes the intersection of urban and natural, laid-back and dynamic—the doorway to fresh experiences. Residential developments are named after stones and minerals that express earthiness and warmth, of affinities to the living world.

The Ametrine is a naturally occurring variety of quartz representing spiritual and mental clarity. It alludes to an abode that nurtures a lightness of being through heightened connections with community and environment.

VICINITY AND ACCESSIBILITY

Ease of Access

Located along Capt. Henry P. Javier Street, Oranbo, Pasig City, Portico rests at a highly-networked location in Ortigas, bounded by main access points—EDSA, C5, Ortigas Avenue, and Shaw Boulevard, interlinking the district to major metropolitan destinations and beyond.

APPROXIMATE DISTANCE TO PORTICO

Avenues and Connections	
0.8 km.	0.5 mi. E
1.7 km.	1.0 mi. NW
1.7 km.	1.0 mi. NW
10.2 km.	6.4 mi. S
11.0 km.	6.8 mi. SW

Shopping and Entertainment Destinations	
0.5 km.	0.3 mi. NW
0.5 km.	0.3 mi. W
1.5 km.	0.9 mi. W
2.0 km.	1.2 mi. NW
2.3 km.	1.4 mi. NE
2.5 km.	1.5 mi. N
4.2 km.	2.5 mi. NW
4.9 km.	3.0 mi. SW
5.0 km.	3.1 mi. S
7.0 km.	4.3 mi. SW
10.8 km.	6.7 mi. N

Hotels and Serviced Apartments	
0.9 km.	0.6 mi. W
1.5 km.	0.9 mi. W
1.5 km.	0.9 mi. NW
1.7 km.	1.0 mi. N
1.7 km.	1.0 mi. NW
1.9 km.	1.2 mi. NW
2.1 km.	1.3 mi. NW
2.5 km.	1.5 mi. NW

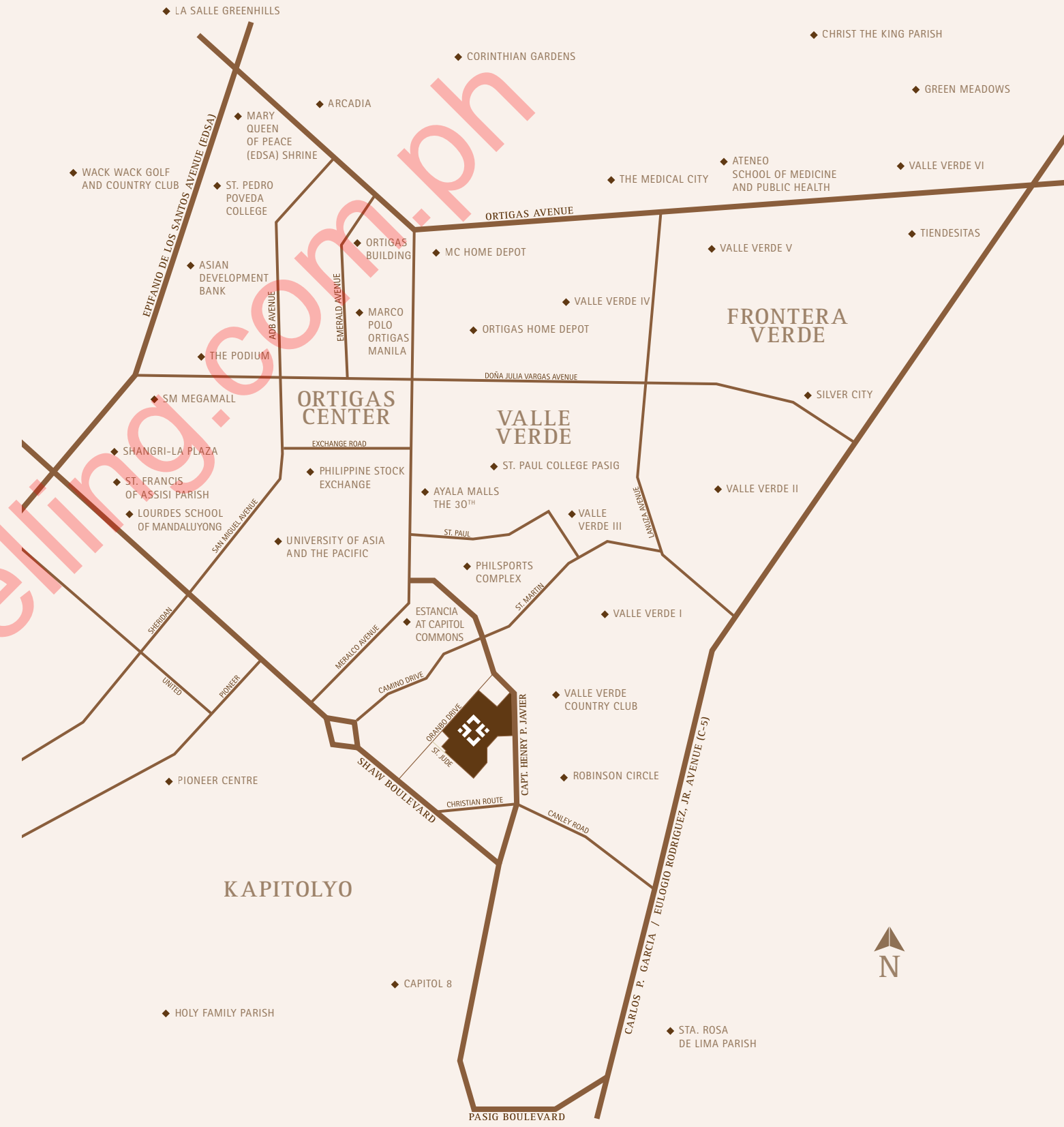
Churches and Places of Worship	
1.2 km.	0.7 mi. W
1.5 km.	1.5 mi. E
1.5 km.	1.5 mi. SW
2.2 km.	1.3 mi. N
2.7 km.	1.7 mi. NW
2.8 km.	1.8 mi. NE
3.0 km.	1.9 mi. E
3.2 km.	2.0 mi. N
3.5 km.	2.1 mi. N

Recreation and Leisure Spots	
0.2 km.	0.1 mi. N
0.4 km.	0.2 mi. N
2.5 km.	1.5 mi. W
4.0 km.	2.5 mi. NW
6.0 km.	3.7 mi. SW

Hospitals and Health Facilities	
1.6 km.	0.9 mi. NW
2.5 km.	1.5 mi. N
4.3 km.	2.7 mi. NW
5.2 km.	3.3 mi. SW
7.7 km.	4.8 mi. SW

Schools and Educational Institutions	
0.7 km.	0.4 mi. N
1.2 km.	0.7 mi. W
1.4 km.	0.8 mi. NW
2.4 km.	1.5 mi. N
2.5 km.	1.5 mi. NW
2.9 km.	1.9 mi. NW
4.3 km.	2.7 mi. S
4.5 km.	2.8 mi. S
5.1 km.	3.1 mi. NW
5.2 km.	3.2 mi. NW
8.0 km.	4.9 mi. N
8.3 km.	5.1 mi. N
9.0 km.	5.5 mi. N

Business and Lifestyle Districts	
1.2 km.	0.7 mi. NW
4.0 km.	2.5 mi. S
5.1 km.	3.2 mi. SW
10.5 km.	6.5 mi. N
11.5 km.	6.8 mi. W



SITE DEVELOPMENT PLAN

Harmonious Elements

A 3.6-hectare destination converges a vibrant mix of high-rise residences, limited edition townhouses, shared environments, and artisanal retail concepts. Allotting 65-70% to open spaces amplifies the living experience with heightened mobility and convenience. Portico presents a neighborhood for quiet respite in a bustling commercial district, creating an atmosphere of safety and security.

Brownstone-inspired architecture, wrought-iron designs, and cobblestone pavements lend a classic touch to a contemporary haven, where buildings are thoughtfully spread out, making the district permeable.

DEVELOPMENT SUMMARY

PROJECT NAME	Portico
LOCATION	Captain Henry Javier Street, Oranbo, Pasig City
OWNER	Portico Land Corp.
DEVELOPMENT TYPE	High-Rise Residential Condominiums and Low-Rise Townhouse Clusters integrated to a Retail Component





Portico enlivens open spaces for **leisurely active lifestyles** in its second phase. With **shared spaces** for interaction and exchange in full view, residents can easily access an expanse of experiences right inside their community—cultivating a **bigger sense of space** and **belonging**.

RETAIL

An Artisanal Beat

The Shoppes at Portico revives the artisanal culture, offering more than just an alternative to the usual fare of restaurant chains and stores. This one-hectare commercial sanctuary, inspired by intimate alleyways and charming plazas, embraces with a refreshing atmosphere, nurtures genuine connections between consumers and makers.

OWNER	Alveo Land Corp.
LEASE MANAGER	Alveo Land Corp.
TOTAL RETAIL FLOORS	1-2 retail floors
PARKING ACCESS	Along Oranbo Drive and Capt. Henry Javier Street





The Ametrine at Portico
Artist's Perspective

Space to Flourish

A vibrant 45-storey vertical community presents contemporary residences within Portico's second phase. Embraced by an abundance of settings for leisurely active lifestyles, home keeps in step with your everyday.

The Ametrine emerges with 582 living spaces from Studio to Three-Bedroom formats. Intuitively designed spaces suited for urban dwellers of distinct tastes and inclinations enliven courtyard living anew.



PORTICO
THE AMETRINE

GENERAL INFORMATION

PROJECT NAME	The Ametrine at Portico
TURNOVER DATE	Q4 2024 (Tranche 1)
TOTAL RESIDENTIAL UNITS	582 units
TOTAL UNITS PER FLOOR PLAN TYPE	
Courtyard Villas	Ground Floor: 3 units
Typical Residential Floors	2 nd to 3 rd , 12 th to 30 th Floor: 14 Units 4 th to 11 th , 31 st to 43 rd Floor: 14 Units
Penthouse Floor	45 th Floor: 5 Units
TOTAL STOREYS	43 physical storeys, without the roof deck
Courtyard Villas	1
Typical Residential Floors	41
Penthouse Floor	1
TOTAL PARKING FLOORS	4 basement floors
Residential Parking	Basement 1 to Basement 4
ELEVATOR LOBBY WIDTH	3.0 m. 9.8 ft.
TYPICAL RESIDENTIAL FLOOR HALLWAY WIDTH	1.5 m. 4.9 ft.
TYPICAL FLOOR-TO-CEILING HEIGHT	
Signature Lobby	4.0 m. 13 ft.
Courtyard and Penthouse	2.7 m. to 3.0 m. 8.8 ft. to 9.8 ft.
Typical Residential Floor	2.4 m. to 2.7 m. 7.8 ft. to 8.8 ft.
Typical Parking Floor Clear Height	2.4 m. 7.8 ft.





Merging classic and contemporary design, urban courtyard living creates an intimate community, a rare urban enclave amidst the Ortigas CBD. It's all about life unhurried in a buzzing locale. Lifestyles follow a natural rhythm where shared courtyards, residences, retail experiences, and green open spaces flow together.

A Balance of Essentials

An assembly of inspired details and creature comforts capture the fundamental features for contemporary living. Together with innovative features, programs, and management systems, everyday escapes let you flow with ease and calm in an accessible, safe, and convenient environment.

- Ground floor lobby
- Indoor Amenities (Function Room and Gym) and Outdoor Amenities (Swimming Pool, Multipurpose Court and Courtyards)
- Interior-designed lobbies and select common areas
- Mail room
- Allocated emergency load for residential units in case of power outage
- Fire detection, alarm and sprinkler system
- Two (2) Fire Exits per residential floor
- 24-hour building security
 - CCTV cameras in selected areas
- 24-hour building maintenance

FLOOR	BUILDING ZONE
RD	Roof Deck
45	Penthouse Floor
43	Typical Floor with Pop Out (31 st to 43 rd)
42	
41	
40	
39	
38	
37	
36	
35	
34	
33	Typical Floor with Balcony (12 th to 30 th)
32	
31	
30	
29	
28	
27	
26	
25	
24	
23	Typical Floor with Pop Out (4 th to 11 th)
22	
21	
20	
19	
18	
17	
16	
15	Typical Floor with Balcony (2 nd to 3 rd)
14	
12	
11	Amenities Courtyard Villas
10	
9	
8	
7	Basement Floors (B1 to B4)
6	
5	
4	
3	Basement Floors (B1 to B4)
2	
B1	
B2	
B3	Basement Floors (B1 to B4)
B4	

SUSTAINABILITY

Living in Tune

Portico keeps in step with efficient practices towards efficiency and sustainability. Verdant open spaces, natural light and ventilation are integrated with the masterplan while green methods, facilities, and management programs are implemented with a keen consciousness of the environment to create a community naturally evolving with the flow of time.

SUSTAINABLE BUILDING FEATURES

Masterplanned with 70% greens and open spaces

Green Building Code compliant

Maximized natural lighting

Low-energy consumption lighting fixtures in common areas

Naturally ventilated elevator lobbies and hallways

Rainwater harvesting system

Dual-flush toilets

Low-flow valves



Pockets of Life

A diverse selection of shared courtyards create a genuine neighborly ambiance with a full range of settings for recreation and relaxation, all connected by gardens and paths. A 3,021-square-meter central courtyard, play area, and multipurpose court expands opportunities for interaction and exchange between the first and second phase of the development.

From the outside to contemporary essential amenities within The Ametrine, leisurely active lifestyles flourish with areas catering to every whim and inclination, every day.



Multipurpose Court
Artist's Perspective

AMENITIES

Indoor Amenities

Gym

Function Room

Outdoor Amenities

Swimming Pool

Multipurpose Court

Courtyards

Jogging Path

Back-of-House Facilities

Residential Administration Office

Security and Fire Command Center Rooms

Maintenance and Janitor Rooms

Garbage Holding Area





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STANDARD UNIT AREAS AND DIMENSIONS

THE AMETRINE

UNIT AREA	sq.m.	sq.ft.	坪
Studio	30-31	323-334	99.2-102.5
One-Bedroom	55-57	592-614	181.9-188.5
Two-Bedroom	86-92	926-980	284.3-300.9
Three-Bedroom	122	1249-1313	383.5-403.4
Courtyard Villa	107-210	980-2013	300.9-618.2
Penthouse	92-278	990-2820	304.13-866.12



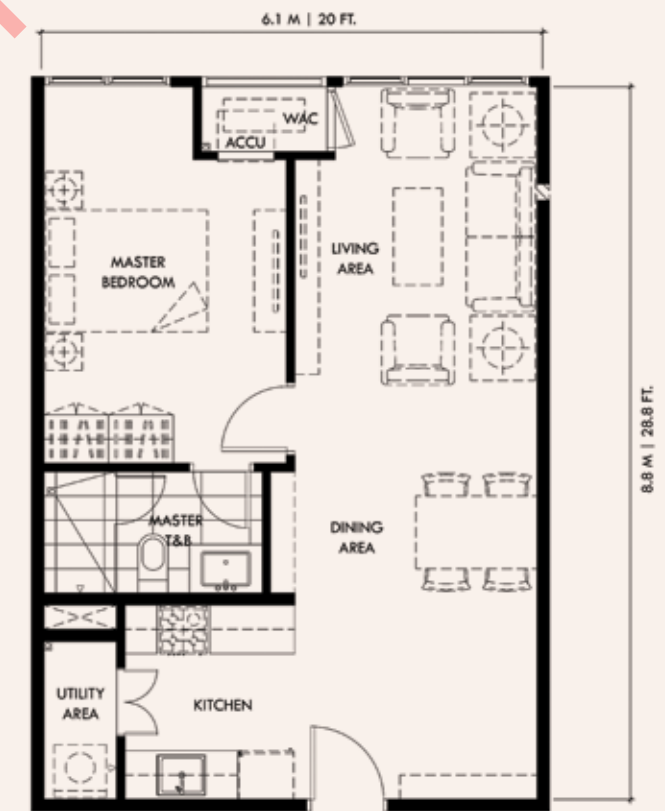
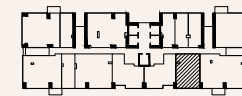
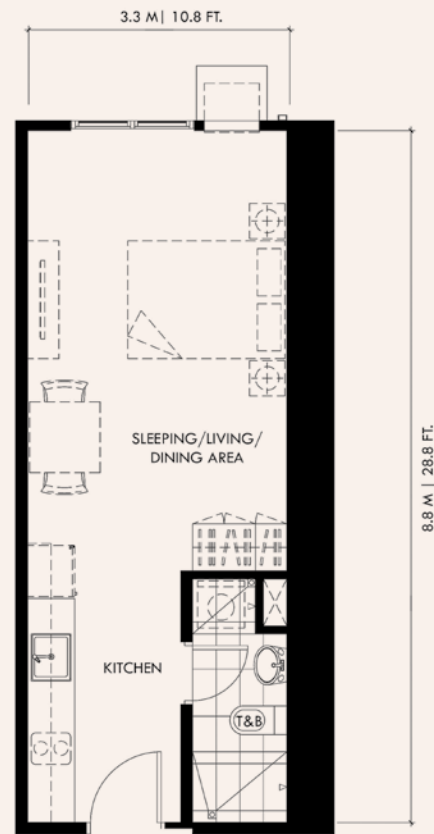
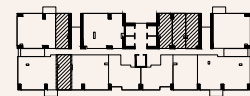
STANDARD UNIT FEATURES AND PROVISIONS

Unit Finishes	Floor	Wall	Ceiling
Living/Dining/Kitchen (including Studio Sleeping Area)	600x600mm porcelain tiles	Paint Finish	Paint Finish
Bedroom	1BR & up: wood laminates	Paint Finish	Paint Finish
Toilet & Bath (except Utility T&B)	300x600mm porcelain tiles	300x600mm porcelain tiles	Paint Finish
Utility Room/ Laundry Cubicle	300x600mm porcelain tiles	Paint Finish	Paint Finish
Balcony (for select units only)	Porcelain Tiles		Paint Finish
Other Materials and Finishes	Granite kitchen countertops and master T&B counters Laminated wood kitchen cabinets and bedroom closets		

UNIT FEATURES AND DELIVERABLES

- Complete kitchen system (countertop, cabinets and sink)
- Complete toilet fixtures (bathroom sink, toilet bowl, shower set and facial mirror)
- Shower enclosure (for master T&B of 1BR and up only)
- Bedroom closet
- Fire detection and alarm system
- Audio guest annunciator
- Provision for split-type air conditioning stub-out
- Provision for telephone lines
- Provision for CATV outlet
- Provision for fiber-to-the-home
- Provision for T&B multi-point water heater (except for maid's T&B)





UNIT AREA*	sq.m.	sq.ft.	坪
Sleeping/Living/Dining Area	19	203	62.4
Kitchenette	8	82	25.2
T&B/Laundry Cubicle	4	44	13.4
TOTAL AREA	31	329	101.1

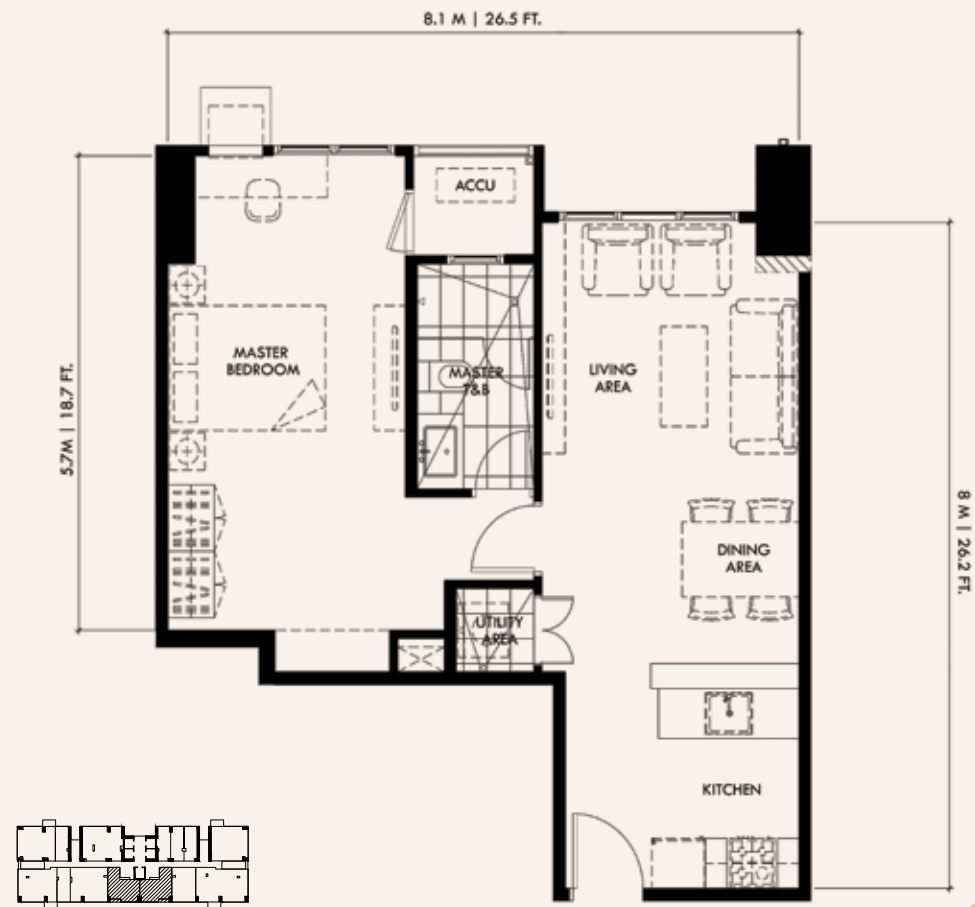
UNIT AREA*	sq.m.	sq.ft.	坪
Master Bedroom	14	149	45.7
Master T&B	5	49	15.2
Living/Dining Area	28	300	92.0
Kitchen	5	59	18.1
Utility Area	2	23	7.1
ACCU Ledge	2	16	5.0
TOTAL AREA	55	596	183.1

* Approximate sizes only
* The typical unit plans reflect the suggested furniture layouts

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* The typical unit plans reflect the suggested furniture layouts

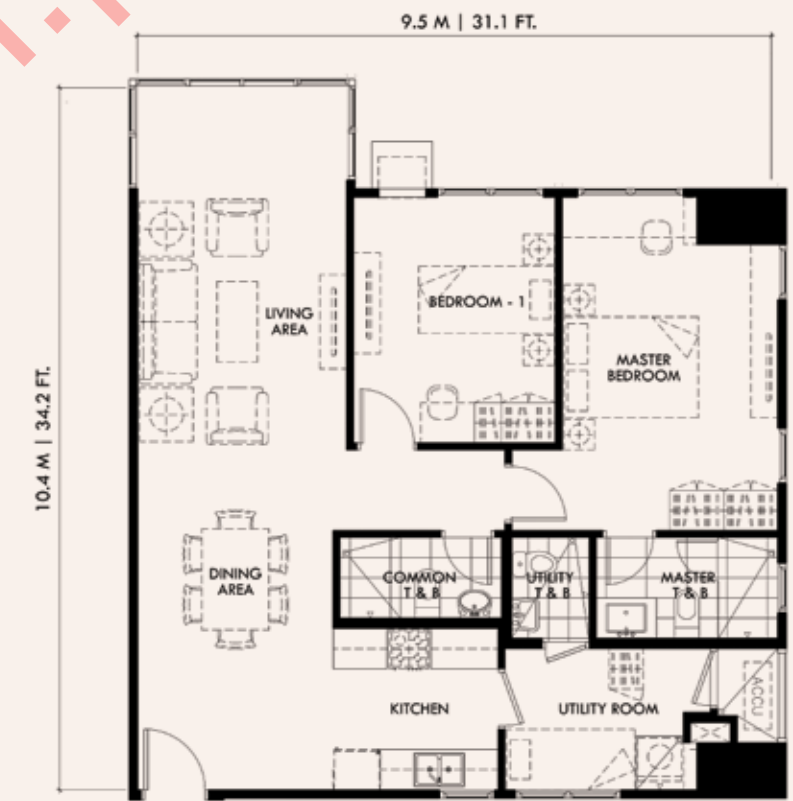
One-Bedroom
Type B

Two-Bedroom
Type A



UNIT AREA*	sq.m.	sq.ft.	坪
Master Bedroom	21	231	70.9
Master T&B	5	50	15.3
Living/Dining Area	19	209	64.1
Kitchen	8	88	27.1
Utility Area	1	14	4.2
ACCU Ledge	2	23	7.1
TOTAL AREA	57	615	188.8

* Approximate sizes only
* The typical unit plans reflect the suggested furniture layouts



UNIT AREA*	sq.m.	sq.ft.	坪
Master Bedroom	18	191	3.3
Master T&B	5	49	3.3
Bedroom-1	12	126	3.3
Common T&B	3	36	3.3
Living/Dining Area	28	301	3.3
Kitchen	6	68	3.3

* Approximate sizes only
* The typical unit plans reflect the suggested furniture layouts

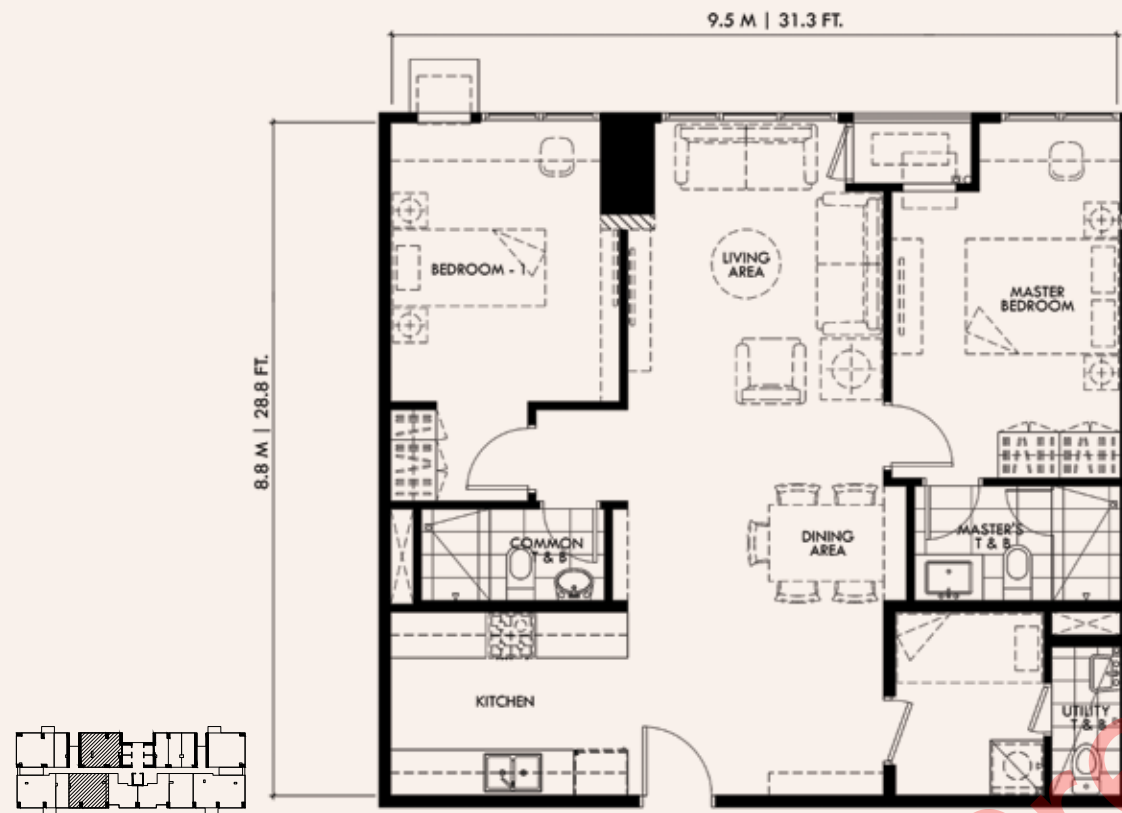
UNIT AREA*	sq.m.	sq.ft.	坪
Utility Room	7	77	3.3
Utility T&B	2	22	3.3
Hallway	3	33	3.3
Pop Out	5	55	3.3
ACCU Ledge	2	21	3.3
TOTAL AREA	91	980	36.4



Three-Bedroom Living and Dining
Artist's Perspective

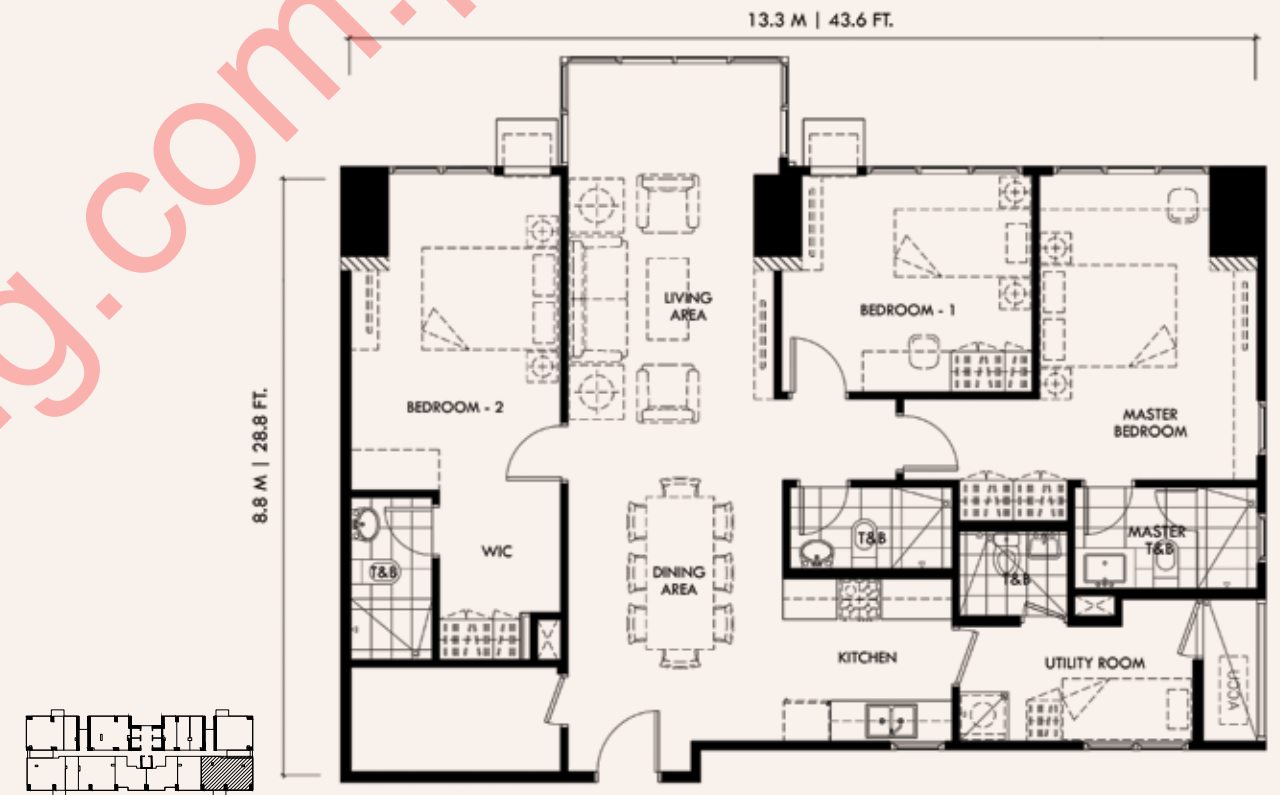
Two-Bedroom
Type B

Three-Bedroom



UNIT AREA*	sq.m.	sq.ft.	坪	UNIT AREA*	sq.m.	sq.ft.	坪
Master Bedroom	14	149	45.7	Utility Room	5	57	17.5
Master T&B	5	49	15.2	Utility T&B	2	23	7.1
Bedroom-1	14	153	47.1	Hallway	2	17	5.2
Common T&B	3	36	10.9	ACCU Room	2	16	5.0
Living/Dining Area	31	334	102.7	TOTAL AREA	86	922	283.2
Kitchen	8	87	26.7				

* Approximate sizes only
* The typical unit plans reflect the suggested furniture layouts

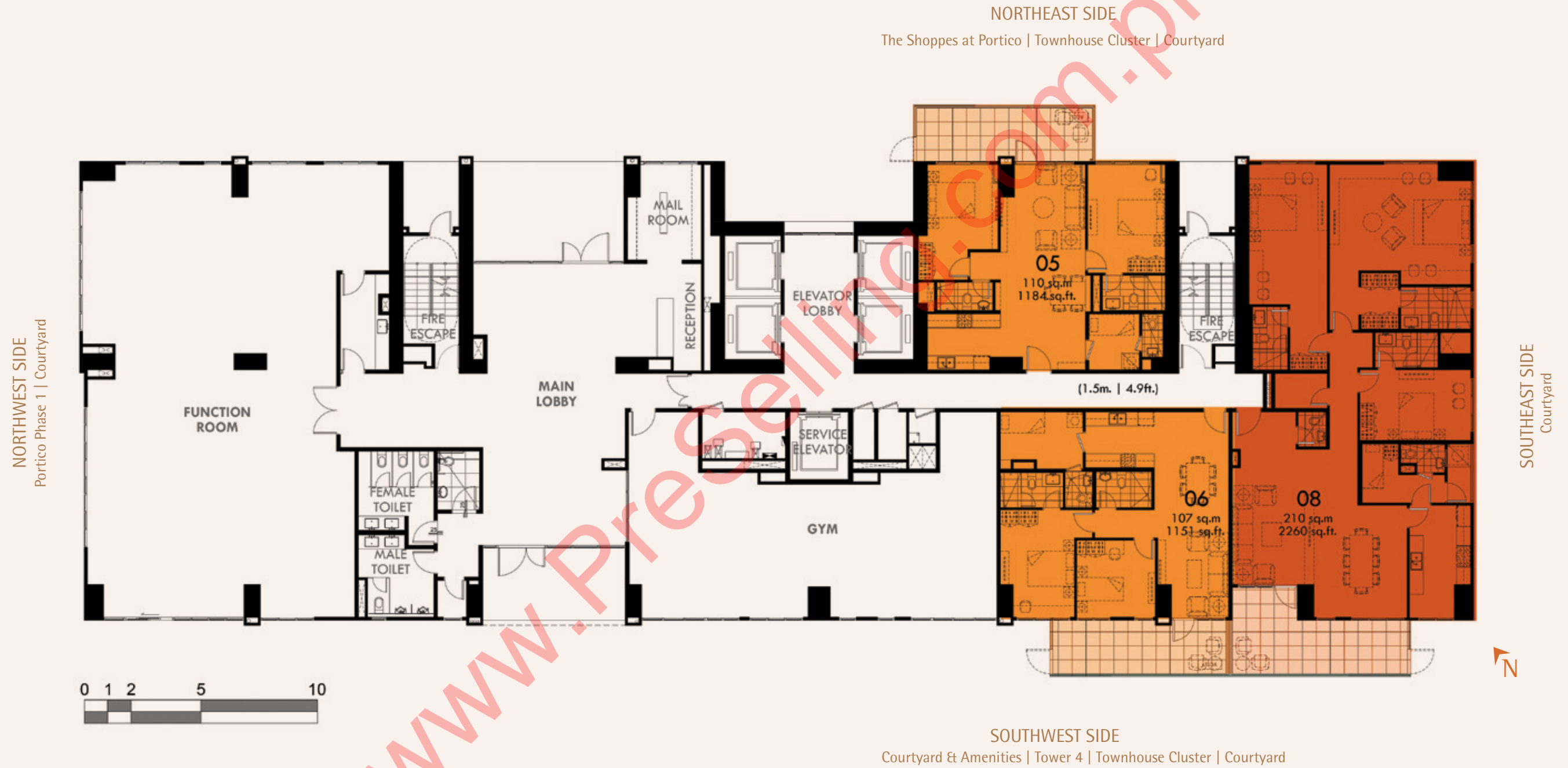


UNIT AREA*	sq.m.	sq.ft.	坪	UNIT AREA*	sq.m.	sq.ft.	坪
Master Bedroom	19	198	5.6	Utility Room	7	79	2.2
Master T&B	5	49	1.4	Utility T&B	2	25	0.7
Bedroom-1	13	133	3.7	Hallway	2	25	0.7
Bedroom-2	20	209	5.9	Pop-out Living Area	5	36	1.0
Bedroom-2 T&B	3	36	1.0	Storage Room	5	36	1.0
Common T&B	3	36	1.0	ACCU Room	2	16	0.4
Living/Dining Area	28	360	10.1	TOTAL AREA	122	1,308	36.7
Kitchen	6	70	2.0				

* Approximate sizes only
* The typical unit plans reflect the suggested furniture layouts

Ground Floor

- LEGEND
- STUDIO
 - ONE-BEDROOM
 - TWO-BEDROOM
 - THREE-BEDROOM



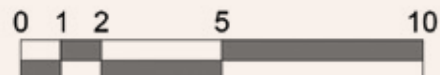
FLOOR PLANS

2nd to 3rd, 12th to 30th Floors

- LEGEND
- STUDIO
 - ONE-BEDROOM
 - TWO-BEDROOM
 - THREE-BEDROOM

NORTHEAST SIDE

The Shoppes at Portico | Townhouse Cluster | Courtyard



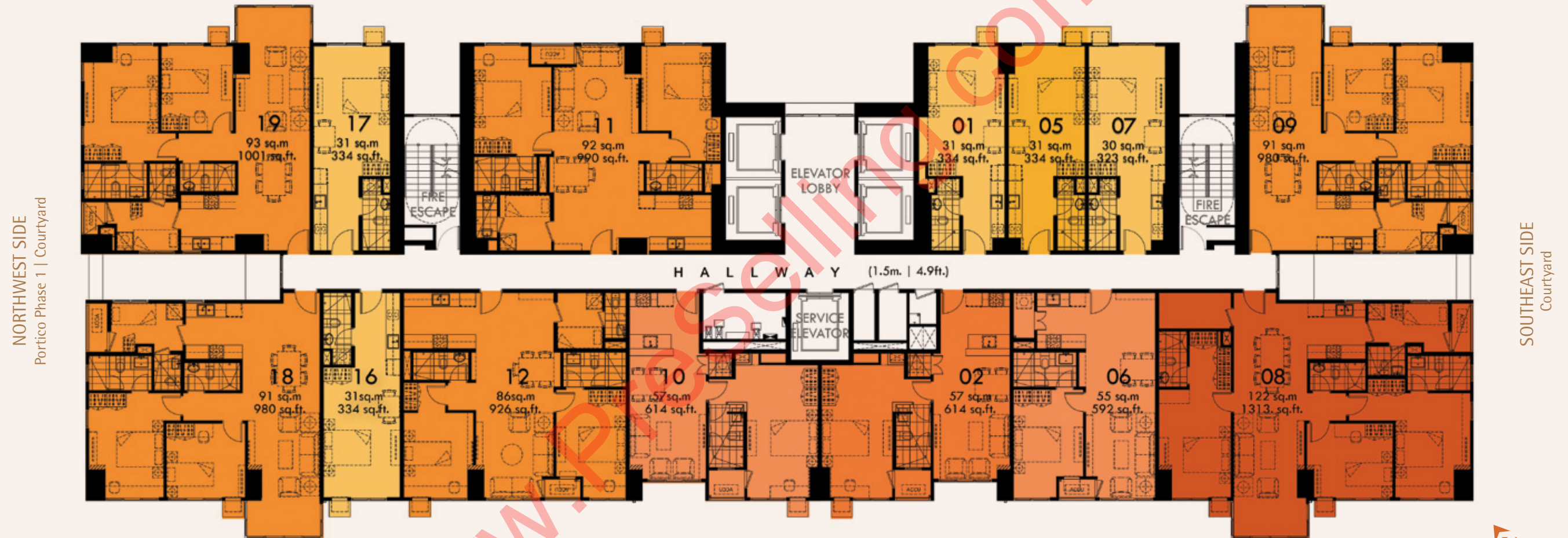
FLOOR PLANS

4th to 11th, 31st to 43rd Floors

- LEGEND
- STUDIO
 - ONE-BEDROOM
 - TWO-BEDROOM
 - THREE-BEDROOM

NORTHEAST SIDE

The Shoppes at Portico | Townhouse Cluster | Courtyard



SOUTHWEST SIDE

Courtyard & Amenities | Tower 4 | Townhouse Cluster | Courtyard

FAQs

About the Project

What is Portico?

Portico is Alveo Land's pioneer project in an emerging residential node in Pasig City. It shall comprise of several high-rise residential condominium developments with a retail district, straddling the CBDs of Ortigas, Makati, and BGC. Located in the midst of Ortigas, it breathes new life into the bustling city by offering a unique urban courtyard living experience characterized with generous courtyards and an uncompromised unit experience.

Why name it Portico?

A 'portico' is an architectural threshold easing indoor to outdoor in a refreshing shared space. The project is named to evoke the airy feel of a porous community, with immediate access to fresh experiences and abundant social spaces nurturing pause in a lively urban setting.

About the Developer

Who is the developer of Portico? What is the role of Alveo in Portico?

The developer of the whole district is Portico Land Corp., which is a joint venture between Mitsubishi Corp. and Alveo Land Corp.

Alveo Land is not only a part-owner of the company which will develop Portico, but also the exclusive sales and marketing manager for the project. Portico is marketed under the Alveo Land brand.

About the Site

How far is the site from the West Valley Fault (WVF) Line?

The site is located approximately 248 meters away from the surface trace of the WVF. Underneath the earth's surface, the WVF dips further East. An earthquake's seismic source is usually where the fault line is at least 10 km. below the earth's surface.

Are the buildings in Portico compliant with safety standards?

The buildings within Portico are compliant with the provisions stated in the National Building Code. As an extra mile, the professional services of Sy² and Arup, who are both structural experts, were engaged to ensure that the structural design of the building will conform to international standards.

Further, Philippine Institute of Volcanology and Seismology or PHIVOLCS Certification had been acquired in order to get clearance for the development of the buildings within Portico.

About the Buildings

When is the turnover date of the residential components within Portico?

The Ametrine at Portico | Q4 2024 (Tranche 1)

What are the views available from Portico Phase 2?

Amenity, Courtyard, Multipurpose Court and The Shoppes at Portico. The parcels of land surrounding Portico are owned and controlled by various other entities. Portico Land Corp. cannot make any projections or assurances on the condition of the surrounding areas or views.

Is Portico PWD accessible?

Yes, Portico is thoughtfully-masterplanned to consider the requirements of individuals who may have special physical needs. Elevators are provided in multi-floor public spaces and standard access ramps are provided near the elevators, at transitions areas leading to the gardens, and at vehicular drop-off points and The Shoppes at Portico porte-cochère. Hallways and lobbies can accommodate wheelchairs, while the height of switches in units and common areas can be reached by people in wheelchairs.

About the Units

Are alterations to/merging of units at Portico allowed? If so, how do we go about with the alterations?

Unit alterations will be subject for approval by the developer. Requests for unit alteration can be made through the submission of Unit Alteration Forms (UAFs) within the specified deadline.

About the Amenities

Who will be allowed to use the amenities in Portico?

Only residents of The Ametrine shall be allowed access to use the amenities in Phase 2's courtyards within Portico. However, Phase One residents may also access a portion of Phase 2's property that is part of the Central Courtyard. The Central Courtyard is a landscape area within Portico that is open to both residents of Phase 1 and Phase 2.

Central Courtyard

The Central Courtyard is a 3,020.56 sq.m. portion of the General Common Area of Portico Phase 1 and Portico Phase 2. It was designed as a shared common use area to enhance the living experience of the residents in both Phase 1 and Phase 2 by providing bigger and a seamless landscape area that is aligned with the vision of Portico.

It shall be open to use by residents and unit owners of Portico Phases 1 and 2. Likewise, the cost to maintain and operate shall be equally shouldered by the Condominium Corporation of Portico Phase 1 and the Condominium Corporation of Portico Phase 2. The respective Condominium Corporations of Portico Phases 1 and 2 shall execute a written agreement detailing the cost and maintenance-sharing arrangement for the Central Courtyard.

For the avoidance of doubt however, each of Phase 1 and Phase 2 shall be directly responsible for the maintenance and operation of a 1,510.28 sq.m.-portion of the Central Courtyard.

FAQs

About Access and Parking

How can residents access the parking areas?

Residents of Portico Phase 2 may access the 4 parking basements through a ramp/driveway from Capt. Henry P. Javier which is shared by Phase 1 and Phase 2 and through a ramp coming from St. Jude Street.

How do residents and their guests access the retail area?

The residents in Portico can enjoy a leisure walk through Portico's private courtyards to directly access the retail area from a pedestrian entrance.

About the Association

With a multi-building development shared by a single landscaped area, how will the development be managed and maintained?

Each phase of Portico shall have a separate Condominium Corporation which shall be responsible for the management and administration of the operations and affairs of the their respective phases. The Condominium Corporation of Phase 2 shall be responsible for maintaining the common areas within Phase 2 and the collections of association dues from its members in accordance with the provisions of RA 4726 and the Phase's Master Deed with Declaration of Restrictions and its succeeding amendments and supplements.

How much are the association dues?

The association dues will be determined by the Condominium Corporation. To give an indicative idea of association dues, the rate of a comparable Alveo Land project located in BGC is approximately P99 per square meter (as of Q3 2018).

Will the area of the balcony be included in the association dues?

The Balcony is part of the unit area and will be considered in the computation of the unit's association dues.

Top Reasons to Invest

Central Location

Within easy distance from the diverse lifestyle destinations and key institutions of the Ortigas CBD.

Improved Accessibility: BGC-Ortigas Link and Metro Manila Subway

Refreshing Breathing Space

A masterplan designed to provide ample breathing space, with more than 70% of Open Spaces composed of Courtyards and Open Lawns

Phase 2 Amenities include a Multipurpose Court, Jogging Paths, Swimming Pool, Function Room and Gym with outdoor views that cater to a refreshingly active lifestyle

Sound Investment

A low density mixed-use neighborhood with established upscale residences by Alveo

High potential value appreciation backed by Ayala and Alveo's track record

Secure living environment managed by APMC

APMC

Modern Courtyard Living

Every Alveo Land development—vibrant neighborhoods, groundbreaking living solutions, masterplanned communities—nurtures individuals and hard-earned investments with a singular vision: giving you a place for living well.

Ayala Property Management Corporation (APMC) assures Portico's promise of Modern Courtyard Living through expert property maintenance and services. By keeping the strictest home and building guidelines, APMC asserts a firm commitment to a healthy community that will flourish for generations.

CONSULTANTS

A Dynamic Collaboration

Portico rounds up a formidable team of specialists to realize the unique vision of a courtyard community, delivering a singular living experience that is effortless, secure, and complete.

Masterplanning and Conceptual Design

CARLOS ARNAIZ ARCHITECTS (CAZA)

An innovative architectural practice through and through, CAZA is a New York-based design firm with transformative works recognized globally and prestigious portfolio featured in several industry publications worldwide.

Architectural and Façade Design

PIMENTEL RODRIGUEZ SIMBULAN AND PARTNERS (PRSP) ARCHITECTS

Established in 1988, PRSP is one of the most recognized design firms in the Philippines with wide-ranging and high-profile projects across several esteemed clientele as their experience extends to a comprehensive portfolio of residential, office, institutional, and industrial mixed-use buildings found both locally and internationally.

Landscape Design

INSPIRA DESIGN CORE, INC.

Inspira Design Core is a consulting firm established in 2006 dedicated to provide planning and design services specific to landscape architecture and environmental design.

Structural Design

SY² + ASSOCIATES, INC.

Firmly grounded in a proud tradition of structural engineering, Sy² has maintained a continuous practice of consulting engineering since its inception in 1983.

Structural Peer Review

ARUP

With more than 30 years' experience in the Philippines, Arup has established itself as an industry leader in building design, seismic engineering and infrastructure delivery (particularly in the water sector) across the country.

Mechanical, Electrical, Fire Protection, Sanitary & Plumbing Design

MEINHARDT PHILIPPINES INC.

Backed by the Meinhardt Group's wealth of expertise and experience, Meinhardt Philippines Inc., provides clients with the full spectrum of engineering consultancy services for its local engineers and technicians, and ensures clients have the latest trends and technology combined with local knowledge.

Lift and Vertical Conveyance System Design

INTERNATIONAL ELEVATOR & EQUIPMENT, INC. (IEEI)

An affiliate of Mitsubishi Electric Corp., Mitsubishi Corp., and Mitsubishi Electric Building Techno-Service Co., Ltd. of Japan, IEEI offers high quality elevators, escalators, and related vertical conveyance services, such as design, installation, and maintenance.

Quantity Surveying

PMQS CONSTRUCTION SOLUTIONS INC.

PMQS Construction Solutions, Inc. is a management and construction cost consultancy firm which is merged by all-Filipino entrepreneurs who on their own rights have gained extensive cumulative years in building, engineering and construction consultancy.

Common Area Interior Design

DESIGN HQ (HIRAYAMA + QUESADA)

Design HQ is a prominent interior design firm based in the Philippines and was established in 2000 by Hisako Hirayama and Frenjick Quesada who have worked on an interesting mix of projects executing a dynamic range of design styles for over a hundred different residential and commercial interiors, including homes, restaurants, and store designs for a variety of brands.

Project Management & General Contractor

MAKATI DEVELOPMENT CORP. (MDC)

Ayala Land's own construction arm is the largest and one of the most advanced EPC/CM companies in the Philippines, spanning more than 40 years of experience building projects that have transformed over 8,000 hectares of land and have shaped the lives of millions of people.

Property Management

AYALA PROPERTY MANAGEMENT CORP. (APMC)

A wholly owned subsidiary of Ayala Land engaged in integrated property management services including building administration and maintenance, lease administration activities, commercial center and subdivision maintenance, and special technical services.

PORTICO LAND CORP.

Innovating in Sync

Alveo Land collaborates with Mitsubishi Corporation to transform prime land in Ortigas into an integrated mixed-use district. Expanding its portfolio with the first residential project of Mitsubishi Corporation in the Philippines, Alveo Land reinforces the established union behind Portico Land Corp. with the realization of the vision for Portico—gathering diverse residential developments and novel retail and leisure concepts.

Mitsubishi Corporation's influence in worldwide business encompasses seven core areas which include finance, banking, energy, machinery, chemicals, and food. Converging Alveo Land's progressive urban development ideals, Portico Land Corp. pursues a shared vision of improving the quality of life.

www.PreSelling.com.ph



The Ametrine LTS No. 033483

Oranbo Drive and Capt. Henry Javier St. Brgy. Oranbo, Pasig City

Completion Date: 31 December 2025 | HLURB No. ENCR AA 2019/02-2276

Project Owner: Oranbo Realty Corporation and Alveo Land Corp.

Project Developer: Portico Land Corp.