



MEGAWORLD
INTERNATIONAL

Suntrust
Kirana

ARCHITECT'S PERSPECTIVE





The Global Economic Awards 2020

Most Innovative Residential Developer – Philippines



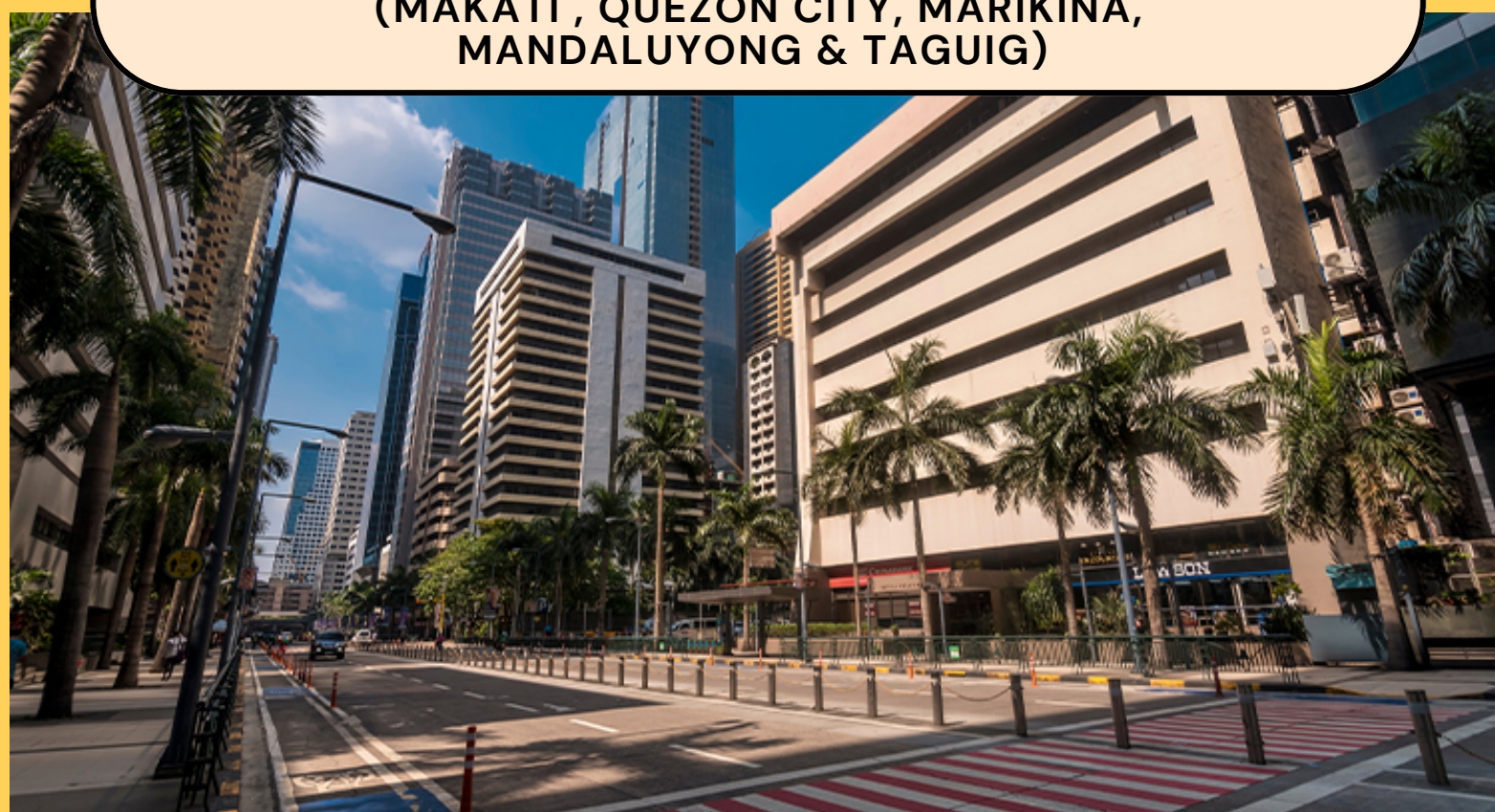
International Finance Awards 2019

Most Innovative Residential Developer – Philippines

Why Pasig?



HAS ACCESS TO KEY CITIES IN THE METRO
(MAKATI, QUEZON CITY, MARIKINA,
MANDALUYONG & TAGUIG)



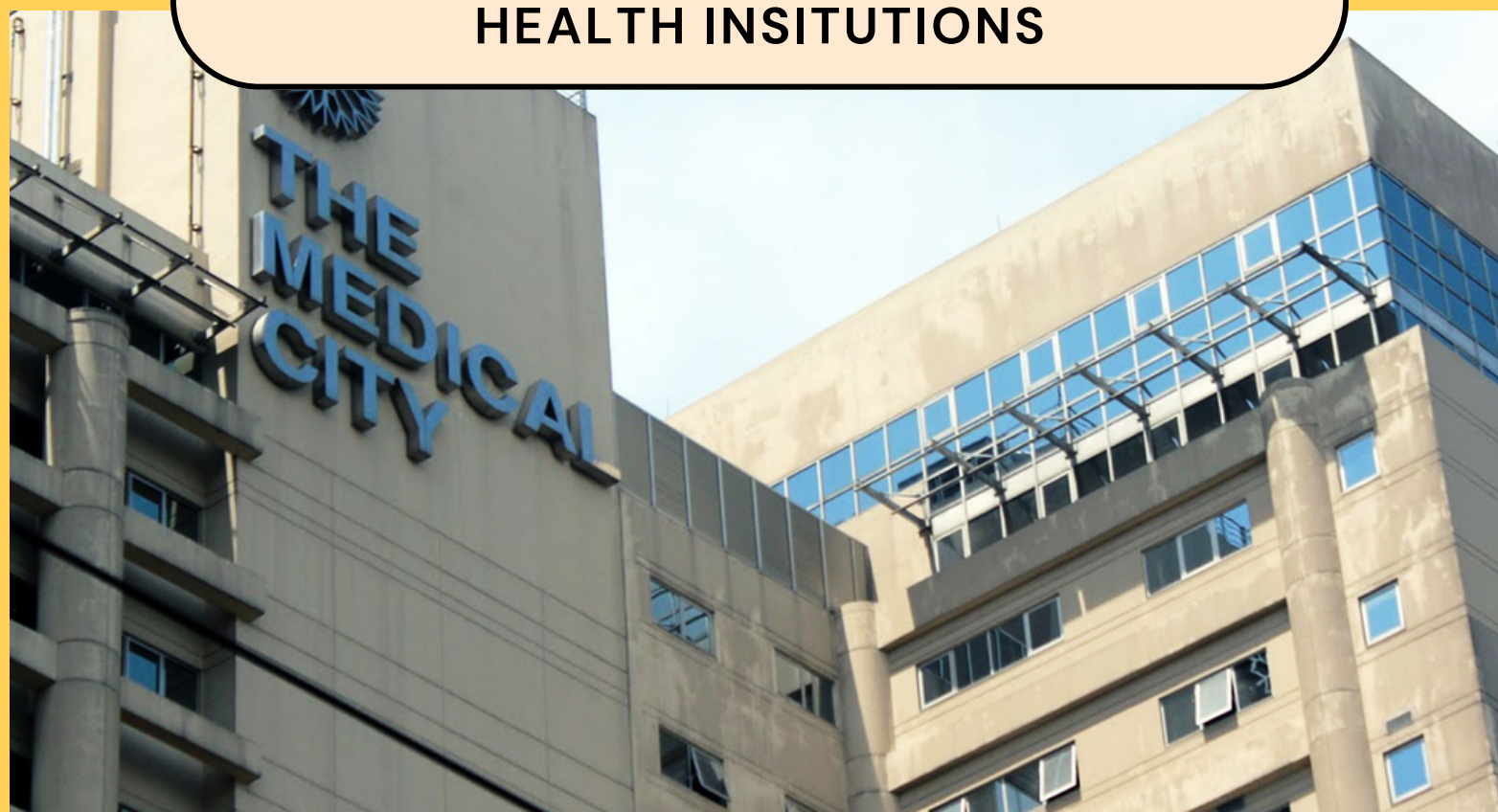
KNOWN AS A "GREEN CITY"
SUSTAINABLE CITY DOING CLEAN AIR AND
SAFE WATER INITIATIVES



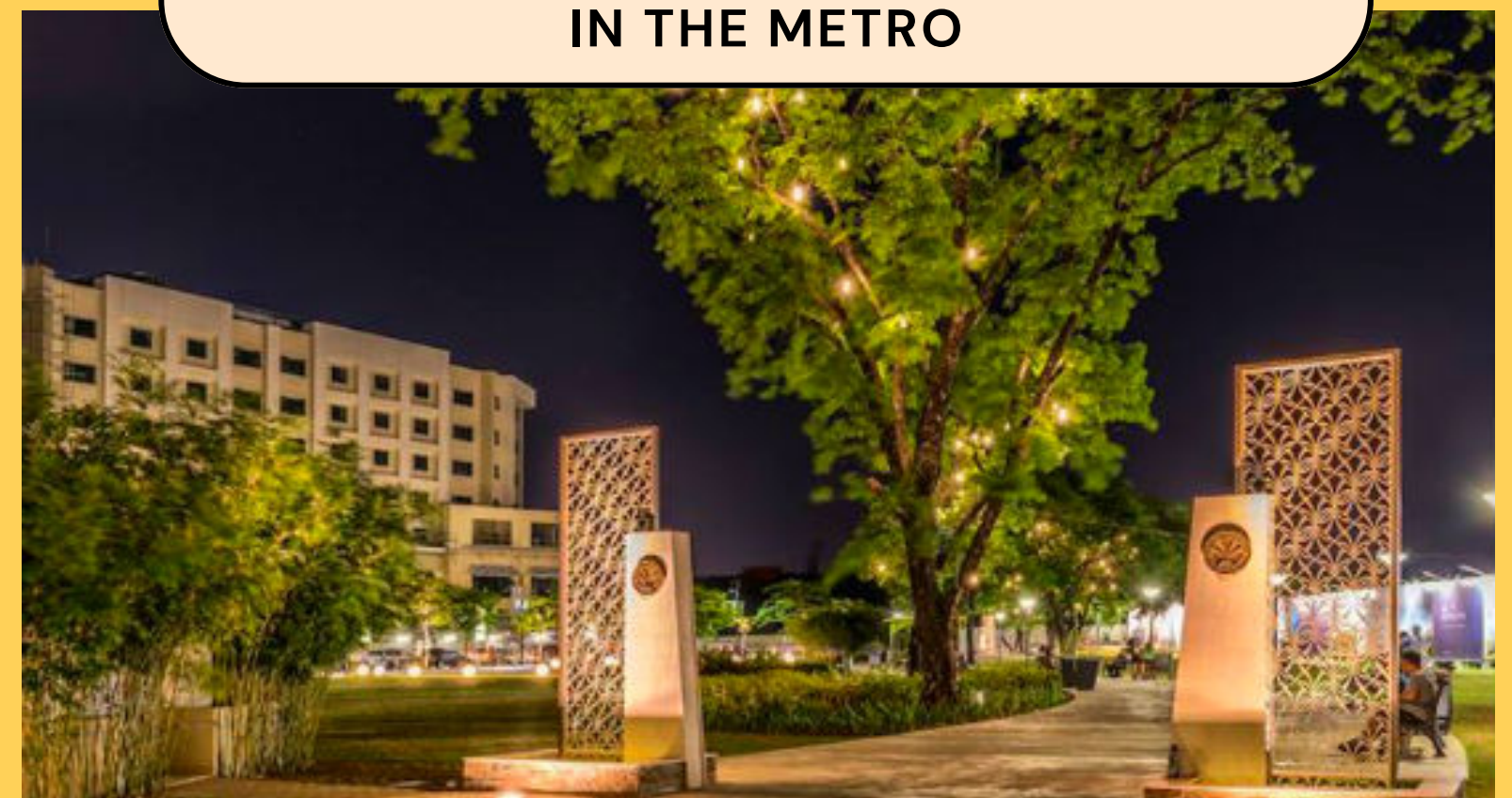
Why Pasig?



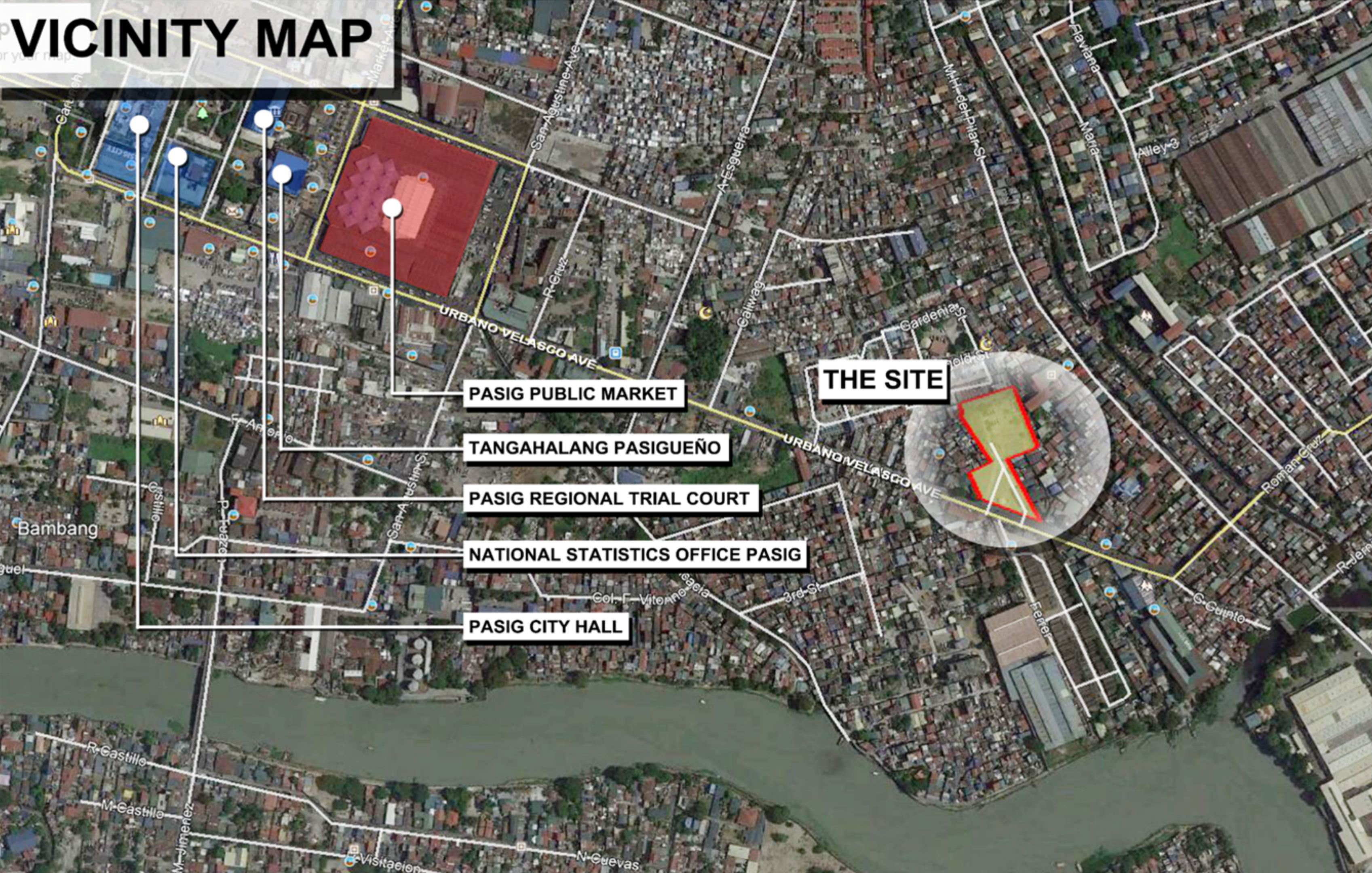
HOME TO REPUTABLE EDUCATIONAL &
HEALTH INSTITUTIONS



ESTABLISHED LIFESTYLE HAVEN
IN THE METRO



VICINITY MAP



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Kirana

The Location



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Project Profile

#1

YOUR GATEWAY
to the best of Pasig City

#2

NEIGHBORING
schools, hospitals, and
commercial establishments

#3

MODERN-ASIAN
theme

#4

Developed by
SUNTRUST PROPERTIES INC.



Location

Urbano Velasco Avenue, Pasig City

Theme

Modern-Asian

Total Lot Area

7,083 sq.m.

Towers

4

Turnover Dates

Tower A	_____	June 2027
Tower B	_____	June 2026
Tower C	_____	June 2025
Tower D	_____	June 2025
Commercial Building	_____	June 2027

+ 6 months GP



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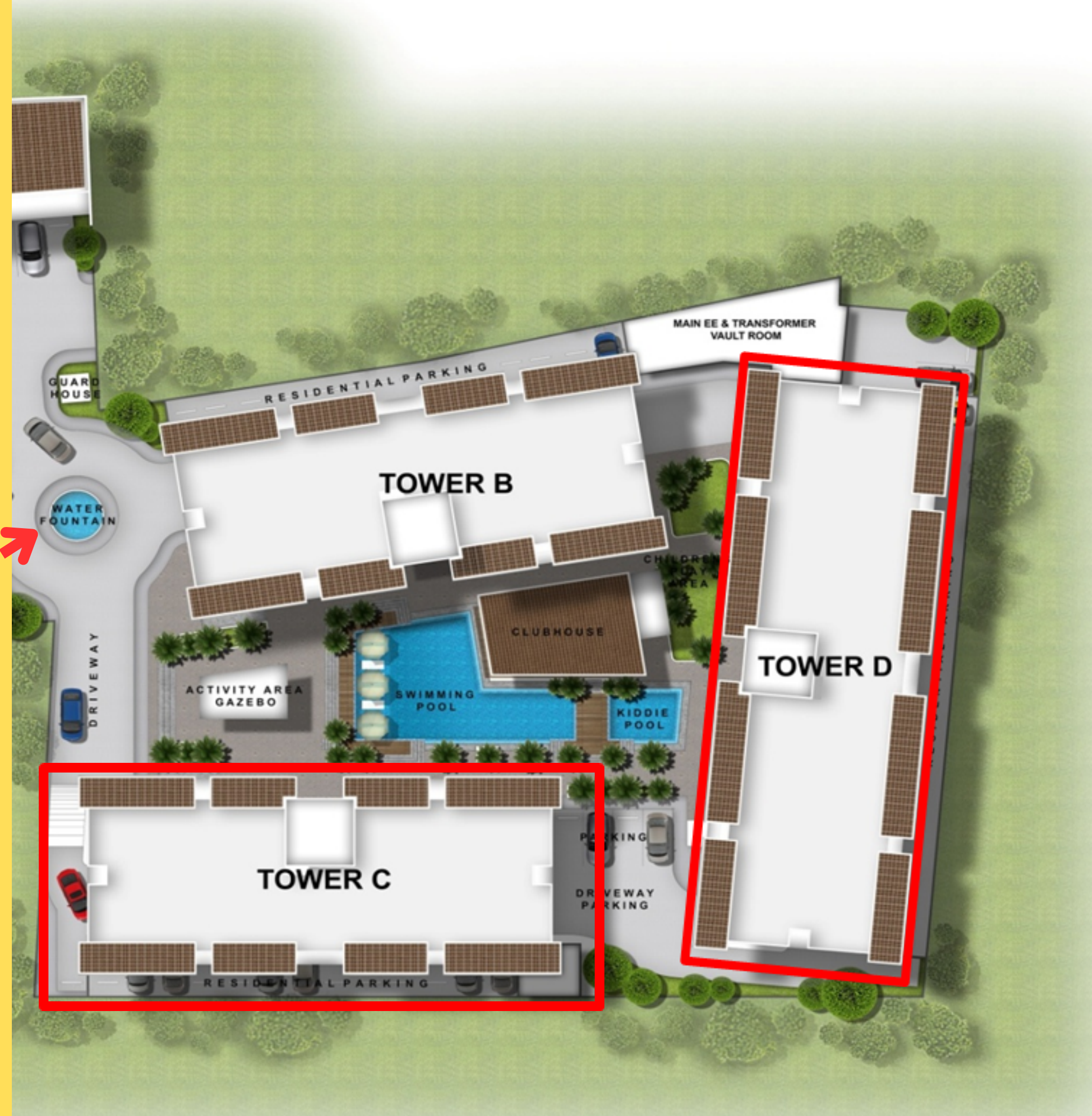
SITE DEVELOPMENT PLAN

SCALE 1:170M

Site Development Plan

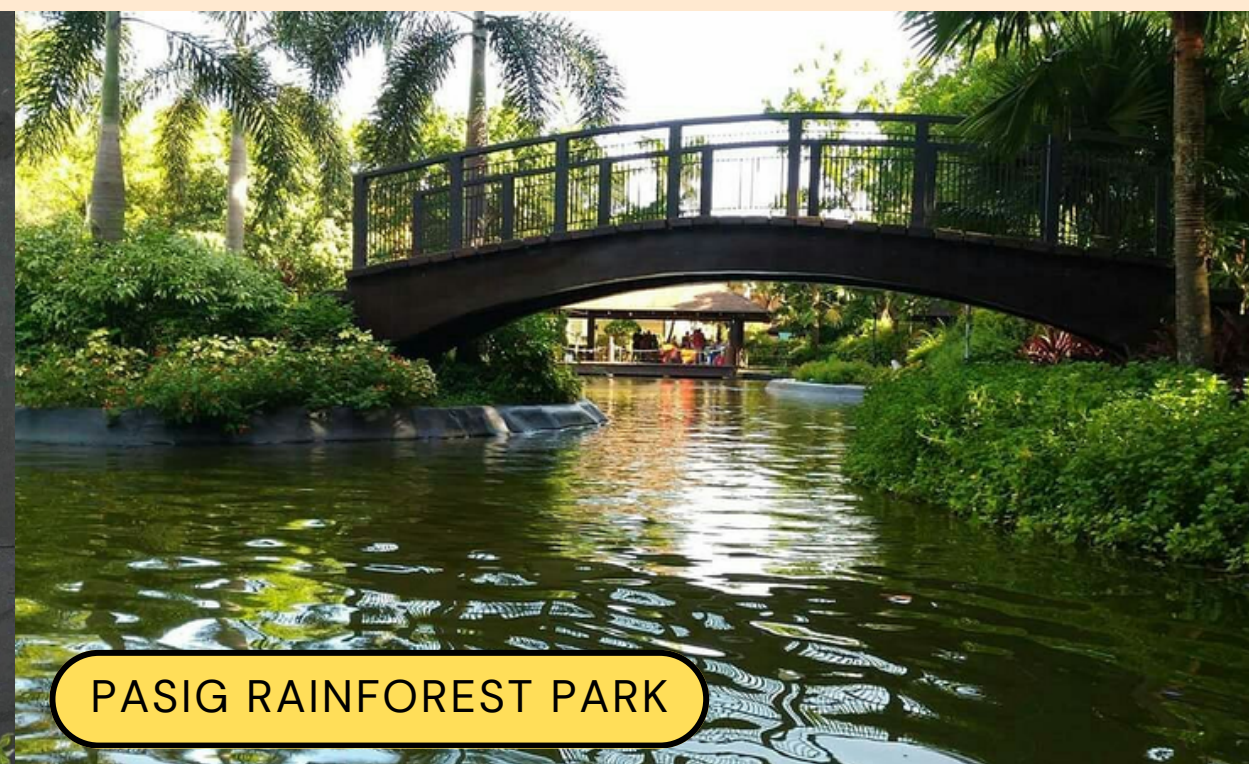


Site Development Plan



Places of Interest

- Pasig City





Kirana Tower C



5 Residential Floors

65 Units

23 Slots for
GF Parking Level

Kirana Tower D



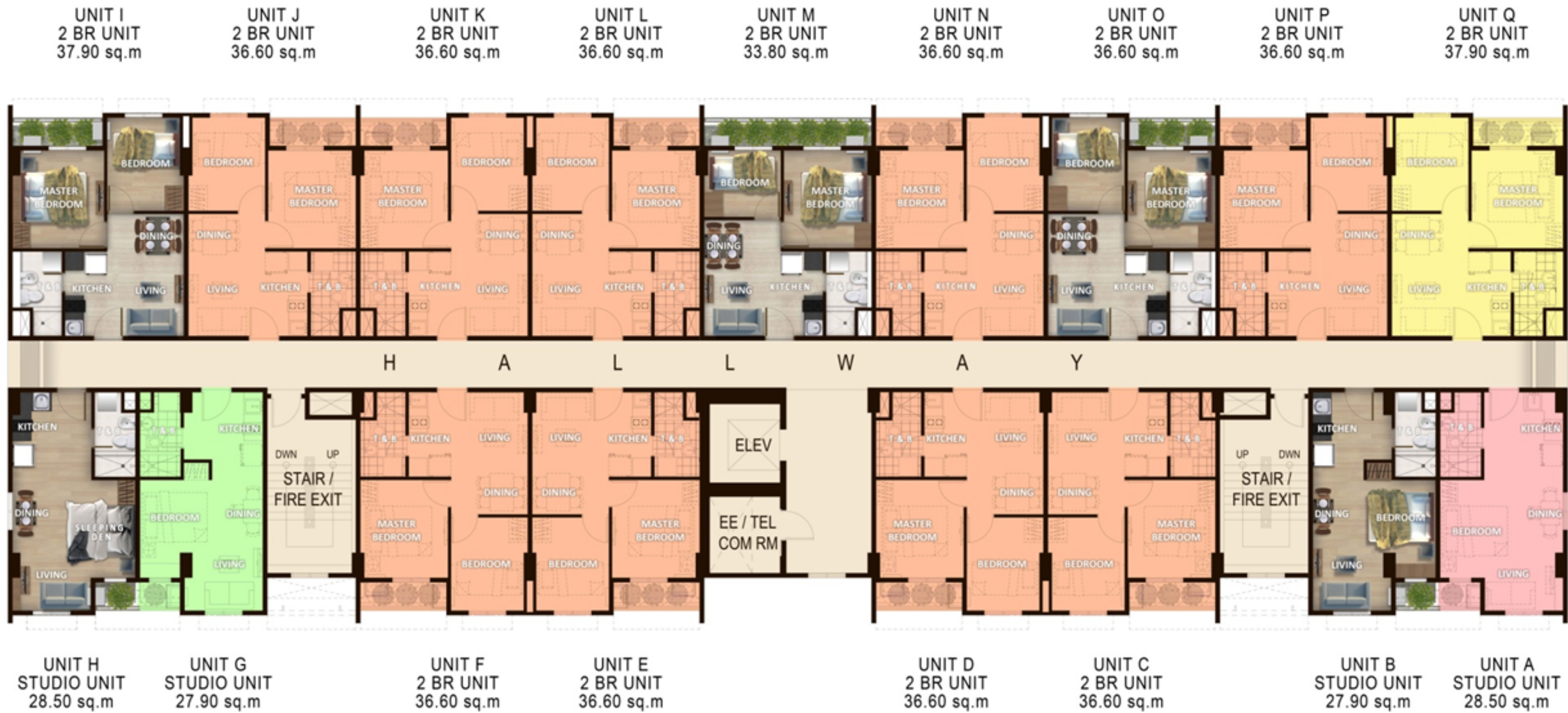
5 Residential Floors

85 Units

27 Slots for
GF Parking Level



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TOWER D TYPICAL FLOOR PLAN

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from the actual deliverable condition.



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Unit Layout



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Studio Unit
Model A
Area: 28.50 sq.m



Studio Unit
Model B
Area: 27.90 sq.m



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2 Bedroom Unit

Model A
Area: 37.90 sq.m



2 Bedroom Unit

Model C
Area: 33.80 sq.m

Typical Residential Features

- PROVISION FOR ACU OPENING IN SLEEPING AREA/BEDROOM
- PROVISION FOR TELEPHONE LINES/ CABLE TV LINE
- PROVISION FOR MECHANICAL VENT IN KITCHEN
- INDIVIDUAL ELECTRIC AND WATER SUB-METERS
- PROVISION FOR SINGLE-POINT WATER HEATER AT ALL TOILET & BATHS
- INDIVIDUAL CONDOMINIUM CERTIFICATE OF TITLE (CCT)

General Building Features

- 1 ELEVATOR PER TOWER
- GROUND FLOOR PARKING SLOTS
- EXCLUSIVE LOBBY AREA PER TOWER
- CENTRALIZED MAIL AREA PER TOWER


Unit Finishes & Features

- CERAMIC TILES IN LIVING, DINING AND KITCHEN & BEDROOM FLOORS
- RUBBED CONCRETE WITH SMOOTH, FLAT FINISH FOR CEILING
- MODULAR BASE KITCHEN CABINET WITH GRANITE COUNTERTOP
- ALUMINUM-FRAMED GLASS PANEL FOR WINDOWS
- KITCHEN AND TOILET AND BATH WITH MECHANICAL VENTILATION PROVISION
- COMPLETE LAVATORY, WATER CLOSET, AND SHOWER SET FOR T&B
- COMPLETE KITCHEN FAUCET, SINK AND COUNTERTOP
- PAINTED CEMENT PLASTER / PAINTED DRYWALL PARTITION FOR THE WALLS

Safety & Security Features

- FIRE ALARM AND SMOKE DETECTION SYSTEM
- AUTOMATIC FIRE SPRINKLER SYSTEM, FIRE EXITS PER FLOOR
- EMERGENCY POWER, CCTV CAMERAS IN CRITICAL AREAS
- 24-HOUR BUILDING SECURITY

Suntrust Kirana Amenities

- 
- CLUBHOUSE
 - SWIMMING POOL
 - KIDDIE POOL
 - GAZEBO & GARDENS
 - ACTIVITY AREA
 - CHILDREN'S PLAY AREA
 - WATER FEATURE
 - RETAIL AREA

Thank you!

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MWI Instagram



TBDG Facebook Group



TBDG Recruitment



TBDG Linked In