BRYANT PARKLANE

CAPITAL TOWN PAMPANGA

Sales Kit

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CAPITAL TOWN PAMPANGA

This name is of Irish and Breton origin, derived from an Old Celtic word, meaning “noble, strong, and virtuous”.

Bryant Park

Bryant Park is a year-round New York City destination. Known as Manhattan's Town Square, the park is famous for its lush seasonal gardens, skating rink, holiday village, free activities, and al fresco dining.

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Project Details

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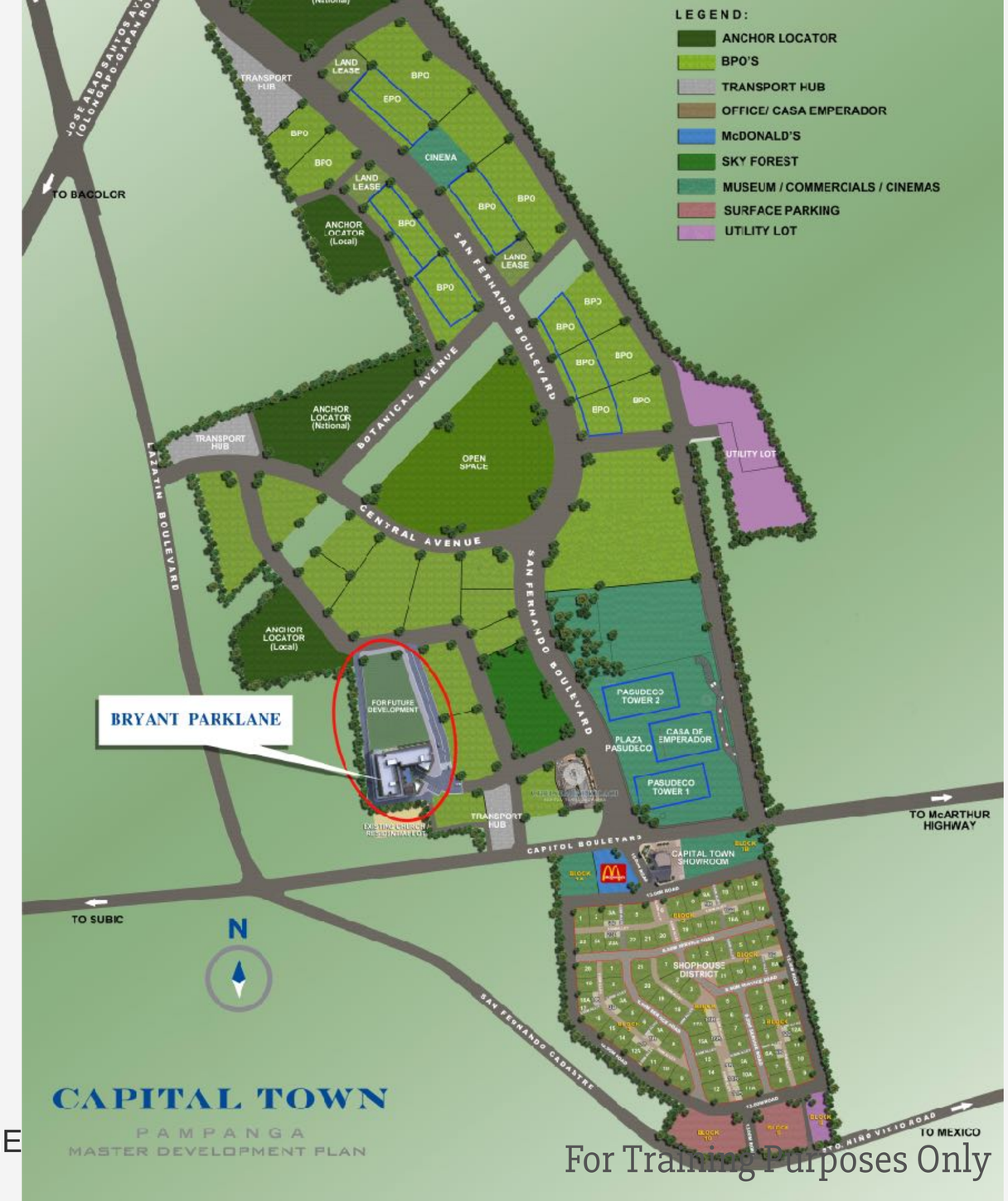
Location

In Capital Town Pampanga



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For Training Purposes Only

Site Development Plan

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For Training Purposes Only

Facade

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Building Facade

Artist's Impression

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Car Entrance

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Retail Area

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Artist's Impression

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Project Details

Fast Facts

ADDRESS
Capital Town San Fernando, Pampanga

TOTAL BUILDING FOOTPRINT
approximately 8,606 sqm

TOTAL SALEABLE AREA
11,911.50 sqm

TURNOVER
June 30, 2023 + 12 months grace period

DESIGN TEAM
Design Alliance

Artist's Impression

Project Details

Fast Facts

NO. OF FLOORS
16 storeys

NO. RESIDENTIAL LEVELS
12 levels

TOTAL NO. OF UNITS
216 units

NO. OF PARKING LEVELS
2 levels (G/F & 2/F)

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Artist's Impression

Project Details

	5TH to 16TH FLOOR Residential Units
	3RD FLOOR Amenity Floor and Residential Units
	2ND FLOOR Parking
	GROUND FLOOR Retail Area and Parking

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Artist's Impression

Project Details

GROUND FLOOR

Retail Area and Parking

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Artist's Impression

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Project Details

2ND FLOOR

Parking

Artist's Impression

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Project Details

3RD FLOOR

Amenity Floor and Residential Units

Artist's Impression

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Project Details

5TH to 16TH FLOOR

Residential Units

Amenities

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The Lobby

We envision the lobby to be bi-level functional shared spaces that will create a strong first impression on the uniqueness of the project.

It will also encourage interaction among its residents and foster a sense of community.

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Bi-level functional receiving area where residents can also hang out and interact

Peg only

Peg only

Components of the lobby (game rooms + lounge areas combined)

Billiard tables

Lounge/Seating areas

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The Lobby Features

Peg only

Indoor Turf

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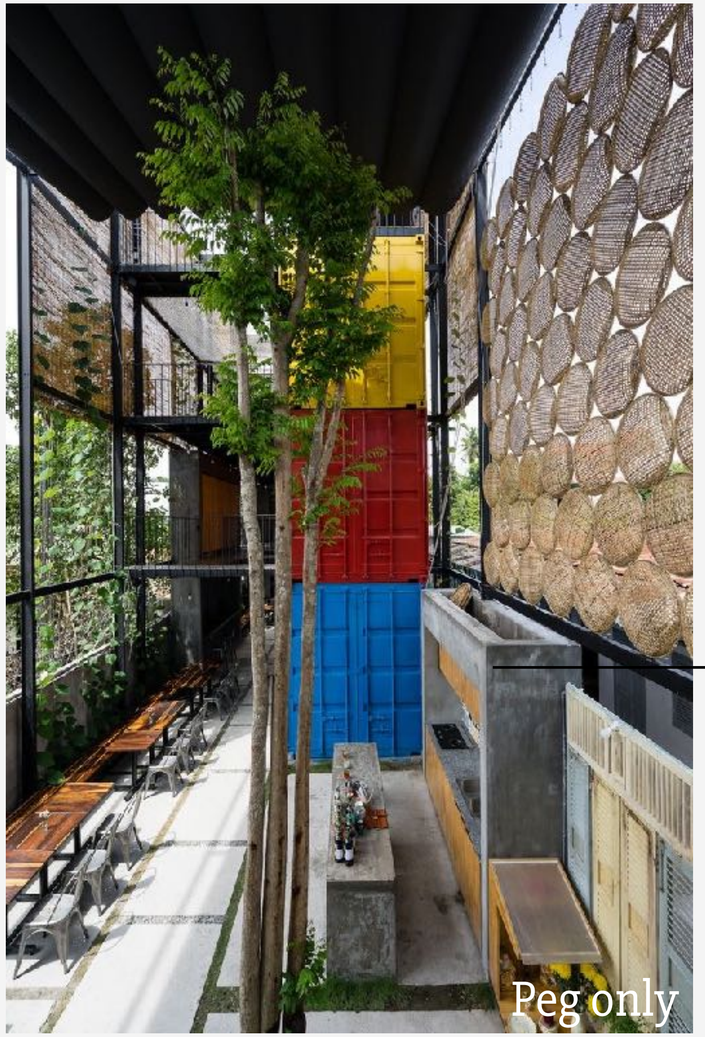
The Lobby Features

Mini-library

Seating areas



Business Center

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The Lobby Features

Hangout Areas

Peg only

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The Lobby Features

Front Desk

Unique Front Desk

Peg only

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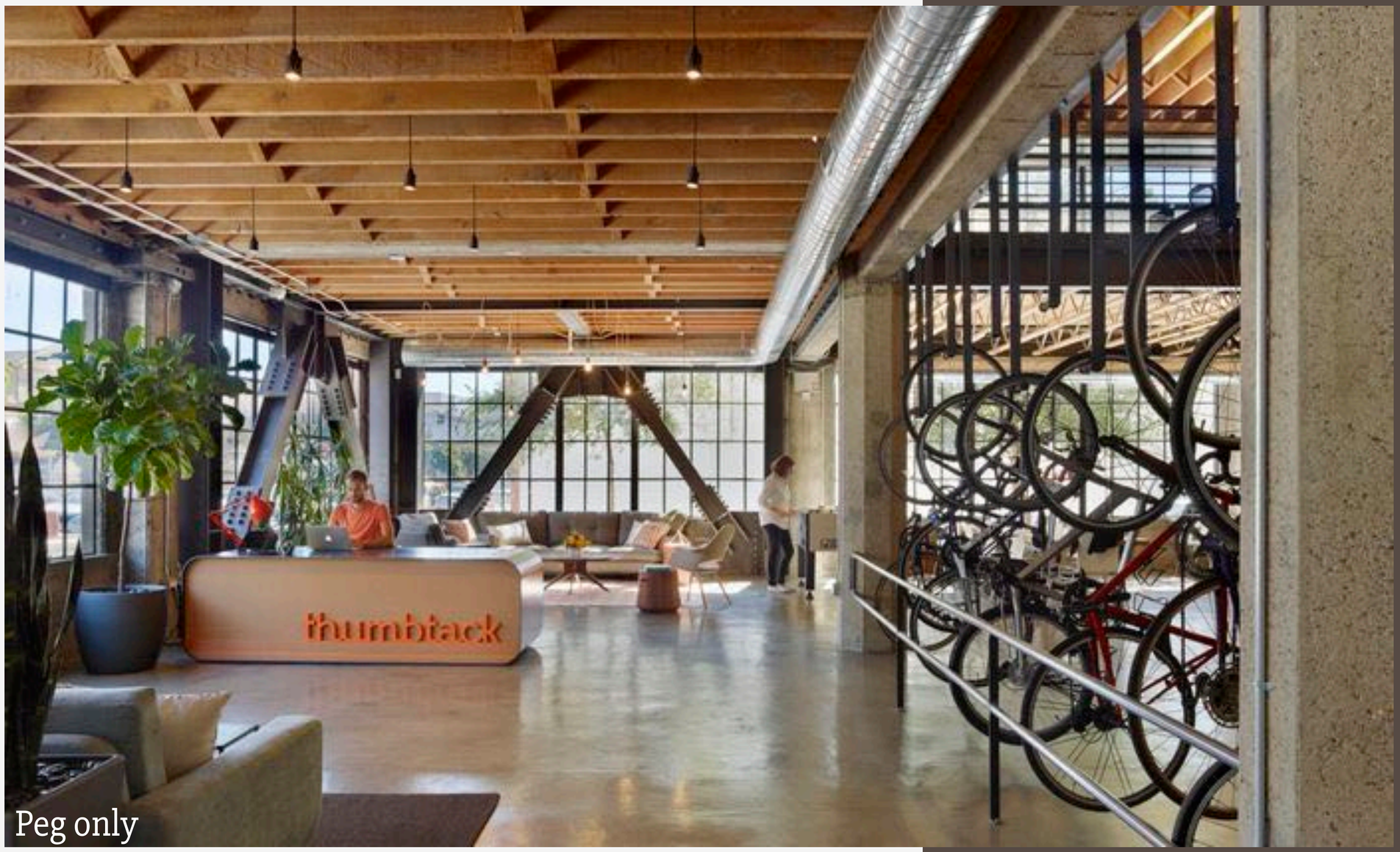
Indoor Bike Racks as part of the lobby design



Peg only

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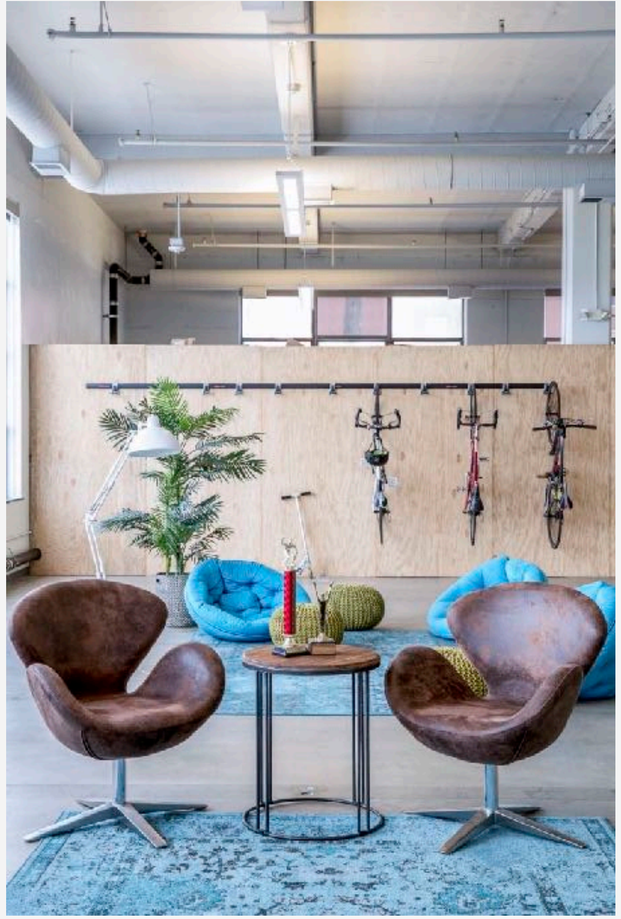

Indoor Bike Racks as part of the lobby design

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The Lobby Features

Pingpong Café

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The Lobby Features

Mini Daycare and play area as part of the lobby

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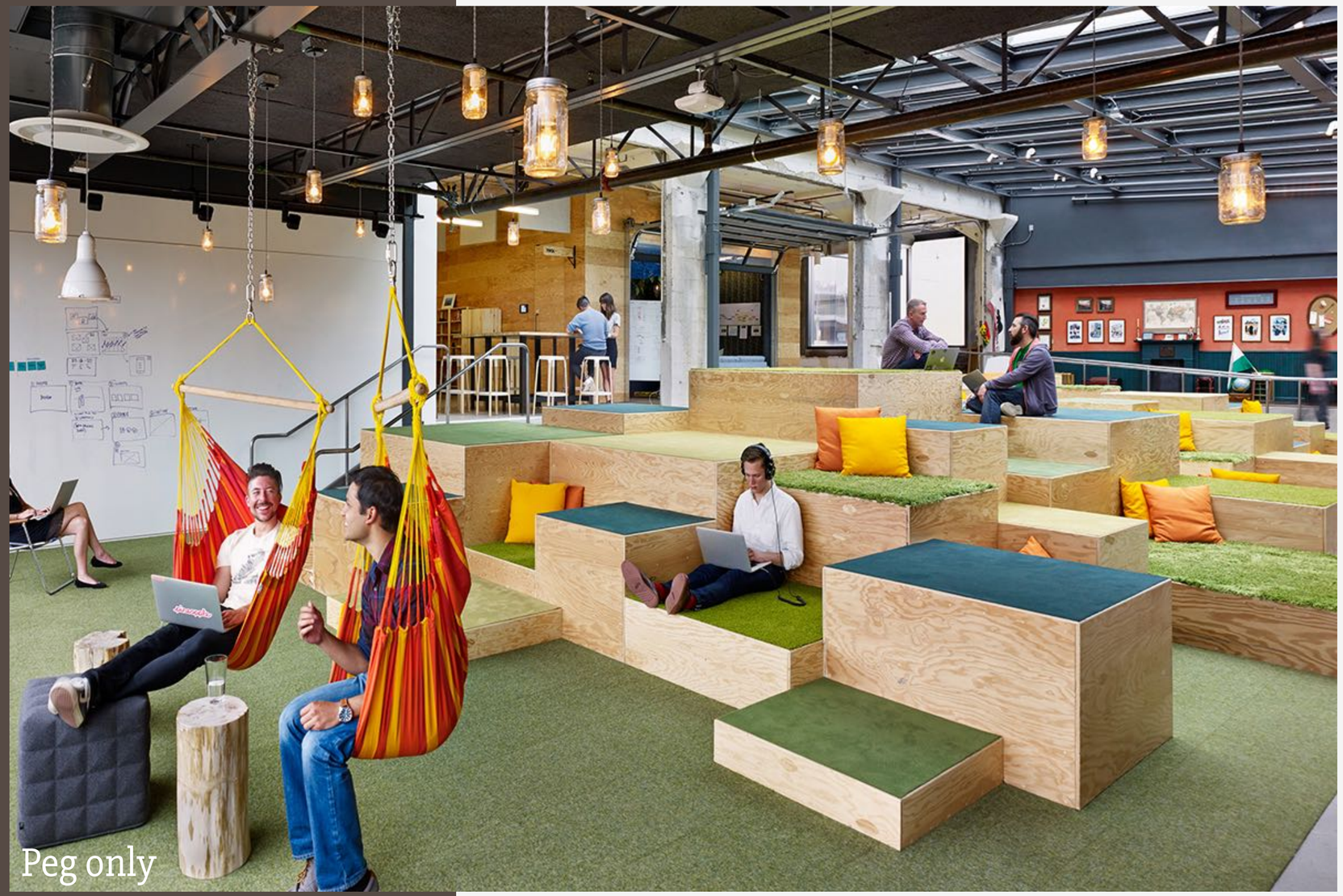

The Lobby Features

Hammock Area

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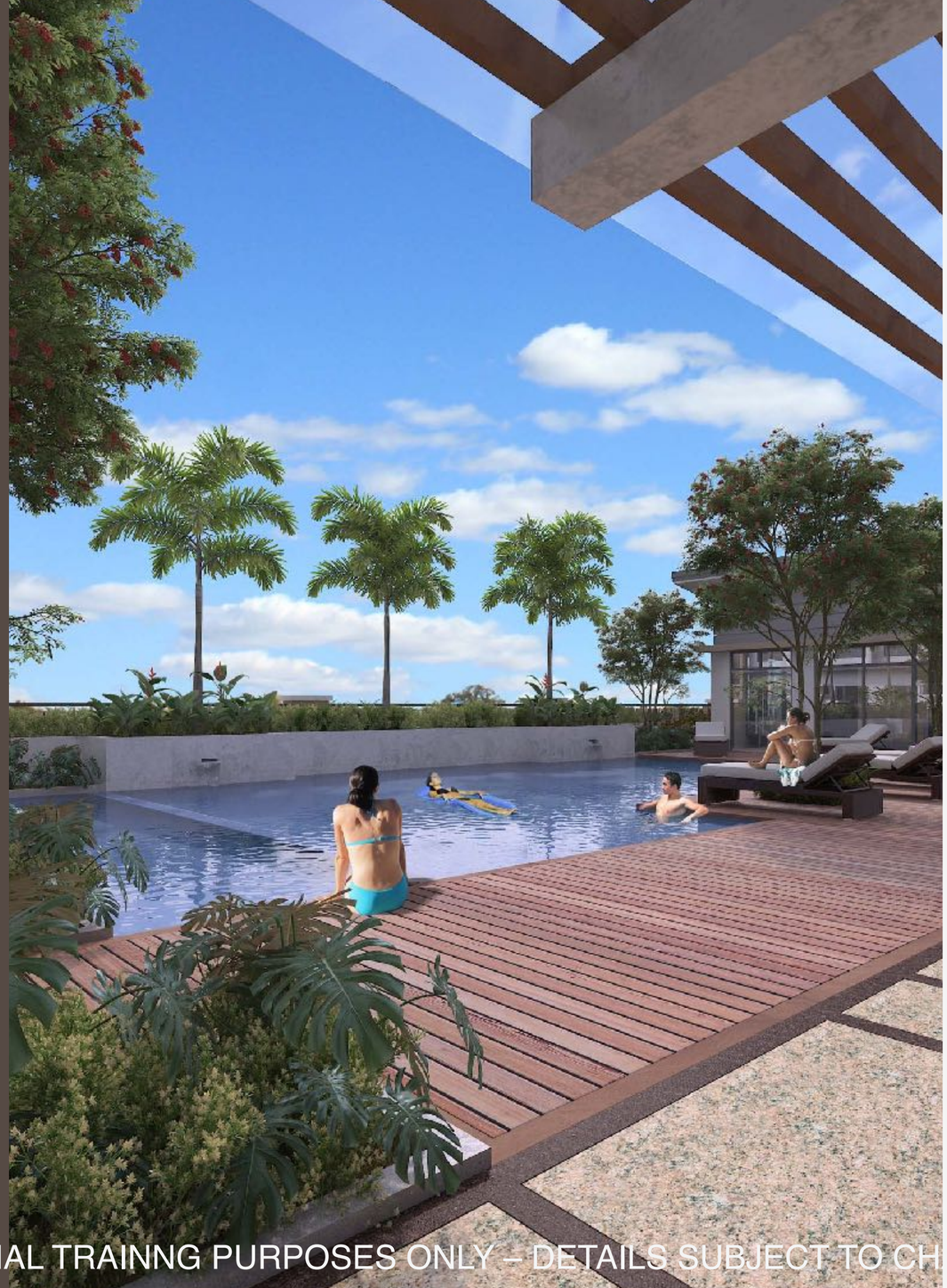
Peg only

Hammock Area



Amenity List

Mini Daycare with hammock area
Turf Lounge
Play and Cafe
Mini library area
Adult pool, kiddie pool
Pool deck
Function hall
Fitness center
Covered outdoor lounge
Outdoor fitness area
Outdoor play area
Foot/jogging path
Male & female shower rooms

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Pool View

Artist's Impression

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Pool View

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Outdoor Fitness Area and Play Area

Artist's Impression

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Fitness Center

Artist's Impression

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Unit Mix

Bryant Parklane (West Wing)			
Unit Type	Area Range (sqm)	Count	% Mix
Studio	22.00 and 23.50	88	41%
Studio with Balcony	24.50 and 25.00	77	36%
Studio with Lanai	27.00 and 28.50	15	7%
1BR with Balcony	38.00 and 41.00	33	15%
1BR with Lanai	42.5	3	1%
Total		216	100%

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Floor Plans

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3rd Floor Unit Mix

WEST WING			
	Type	Total Area	# of Units
	Studio with Lanai	27	14
	Studio with Lanai	28.5	1
	1BR with Lanai	42.5	3
TOTAL			18

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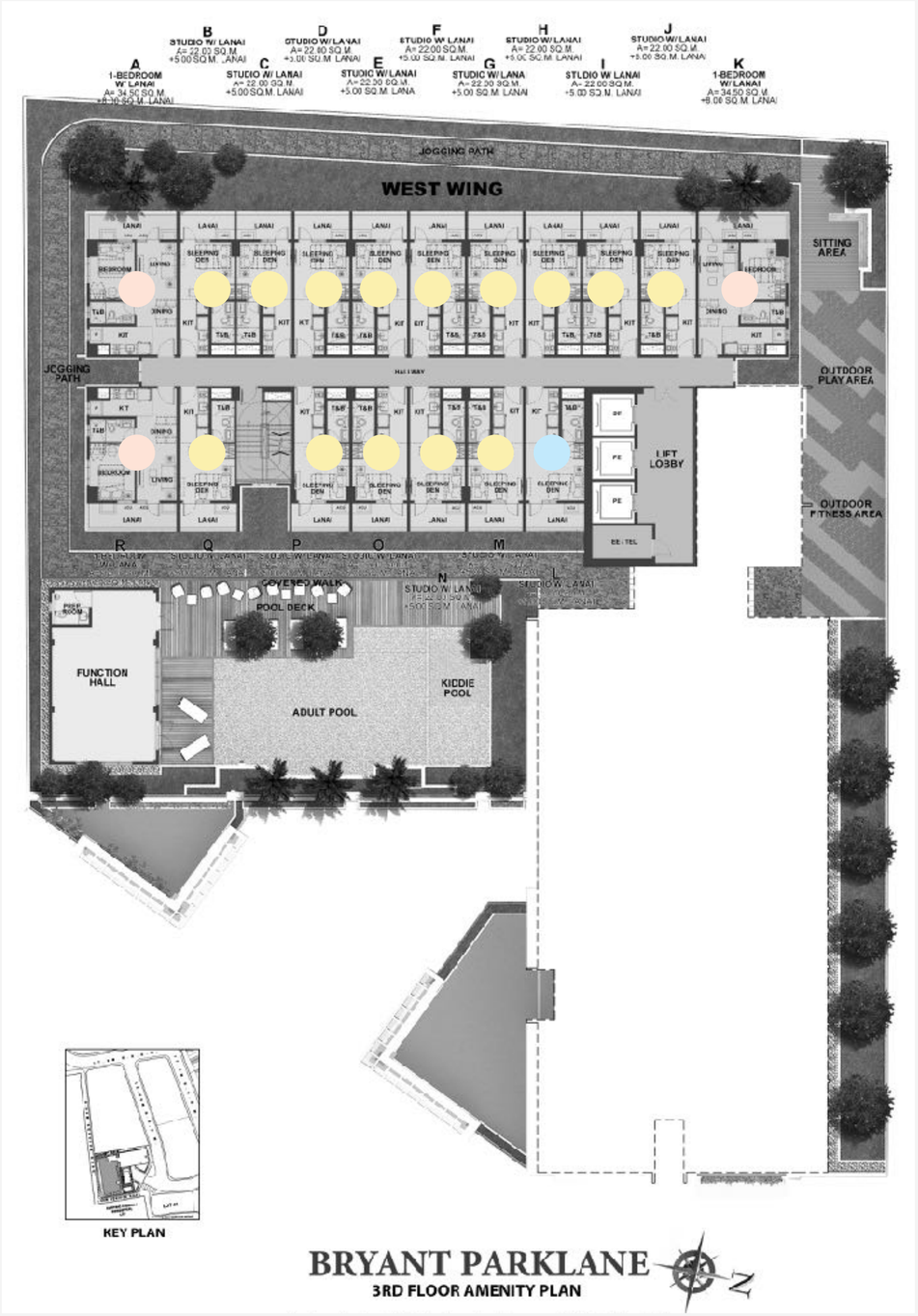

3rd Floor Unit Mix

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	Type	Total Area	# of Units
	Studio with Lanai	27	14
	Studio with Lanai	28.5	1
	1BR with Lanai	42.5	3
TOTAL			18

FOR INTERNAL TRAINING PURPOSES ONLY - DETAILS SUBJECT TO CHANGE

5th-12th Floors Unit Mix

WEST WING			
	Type	Total Area	# of Units
	Studio	22	7
	Studio	23.5	1
	Studio with Balcony	24.5	6
	Studio with Balcony	25	1
	1BR with Balcony	38	3
TOTAL UNITS			18

FOR INTERNAL TRAINING PURPOSES ONLY - DETAILS SUBJECT TO CHANGE

5th-12th Floors Unit Mix

WEST WING			
	Type	Total Area	# of Units
	Studio	22	7
	Studio	23.5	1
	Studio with Balcony	24.5	6
	Studio with Balcony	25	1
	1BR with Balcony	38	3
TOTAL UNITS			18

FOR INTERNAL TRAINING PURPOSES ONLY - DETAILS SUBJECT TO CHANGE

14th-16th Floors Unit Mix

WEST WING			
	Type	Total Area	# of Units
	Studio	22	7
	Studio	23.5	1
	Studio with Balcony	24.5	6
	Studio with Balcony	25	1
	1BR with Balcony	41	3
TOTAL UNITS			18

FOR INTERNAL TRAINING PURPOSES ONLY - DETAILS SUBJECT TO CHANGE

14th-16th Floors Unit Mix

WEST WING			
	Type	Total Area	# of Units
	Studio	22	7
	Studio	23.5	1
	Studio with Balcony	24.5	6
	Studio with Balcony	25	1
	1BR with Balcony	41	3
TOTAL UNITS			18

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Unit Layouts

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STUDIO

Units B, D, F, H, J, O, Q
5th-16th Floor

UNIT: 22.00 sqm

TOTAL: 22.00 sqm

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STUDIO

Unit L
5th-16th Floor

UNIT: 23.50 sqm

TOTAL: 23.50 sqm

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STUDIO W/ BALCONY

Units C, E, G, I, M, N
5th-16th Floor

UNIT: 22.00 sqm
BAL: 2.50 sqm

TOTAL: 24.50 sqm

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STUDIO W/ BALCONY

Unit P
5th-16th Floor

UNIT: 22.00 sqm
BAL: 3.00 sqm

TOTAL: 25.00 sqm

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STUDIO W/ LANAI

Units B, C, D, E, F, G, H, I, J, M, N, O, P, Q
3rd Floor

UNIT: 22.00 sqm
LANAI: 5.00 sqm

TOTAL: 27.00 sqm

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STUDIO W/ LANAI

Unit L
3rd Floor

UNIT: 23.50 sqm
LANAI: 5.00 sqm

TOTAL: 28.50 sqm

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1-BEDROOM W/ BALCONY

Units A, K, R
5th-12th Floor

UNIT: 34.50 sqm
BAL: 3.50 sqm

TOTAL: 38.00 sqm

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1-BEDROOM W/ BALCONY

Units A, K, R
14th-16th Floor

UNIT: 34.50 sqm
BAL: 6.50 sqm

TOTAL: 41.00 sqm

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1-BEDROOM W/ LANAI

Units A, K, R
3rd Floor

UNIT: 34.50 sqm
LANAI: 8.00 sqm

TOTAL: 42.50 sqm

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Unit Renders

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Studio

Artist's Perspective

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and are 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 actual deliverable condition.

FOR INTERNAL TRAINING PURPOSES ONLY –
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1-Bedroom (Master Bedroom)

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1-Bedroom (Dining and Living Room)

Artist's Perspective

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1-Bedroom (Dining and Living Room)

Artist's Perspective

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Unit Finishes and Deliverables

	STUDIO	1 BR
Living & Dining	Ceramic Planks	Ceramic Tiles
	Provision for Fibr-to-the-Home triple play technology	
Kitchen	Ceramic Planks	Ceramic Tiles
	Modular under counter and overhead cabinets Mechanical ventilation	
Bedroom	Ceramic Planks Modular Closet	
Other Deliverables	Provision for window-type air-conditioning system Individual electrical and water meter Individual mail boxes with keys Individual Condominium Certificate of Title (CCT) Automatic heat/smoke detector and fire sprinkler system	

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Building Facilities and Services

- Entrance lobby with reception counter and lounge area
- Three passenger elevators with one passenger/service elevator
- Security command center for 24-hour monitoring of all building facilities
- Centralized mail room
- Closed Circuit TV (CCTV) monitoring for selected areas
- Retail spaces
- Overhead tank and underground cistern for ample water supply
- Standby power generator for selected common areas
- Building administration/security office

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The End

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