



ZoTan
GREENFIELD DISTRICT

The Possibilities of Connection

INFORMATION KIT

SMART AND CONNECTED LIVING AT THE GREENFIELD DISTRICT

Zitan is part of the newly masterplanned Greenfield District, a 12-hectare property bounded by EDSA, Shaw Boulevard, Sheridan and Reliance Streets.

Through the smart and connected blueprint of the Greenfield District, Zitan is part of a technologically advanced urban center that measures up to, if not surpasses, the highest urban planning standards in the world.

Through Greenfield's vision of world-class sustainable development that simultaneously works with nature and employs the latest technological advancements, Greenfield District shall stand as the highest standard-bearer of cosmopolitan living in the years to come.

PROJECT CONCEPT

Zitan is the flagship mixed-use condominium development of Equus Property Venture, Inc., a wholly-owned subsidiary of Greenfield Development Corporation.

Located at the gateway of the smart and connected Greenfield District, Zitan connects residents to malls, lifestyle centers, green open spaces and offices in the Greenfield District; it connects residents to the metropolis via its direct link to the MRT and connects residents to the world in unparalleled speed through its technologically advanced fiber optic infrastructure.

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

BUILDING FEATURES

BUILT-IN RETAIL COMPLEX

A retail complex will be housed in the first three floors of Zitan and will be packed with shops and services.

DISTINCTIVE DESIGN

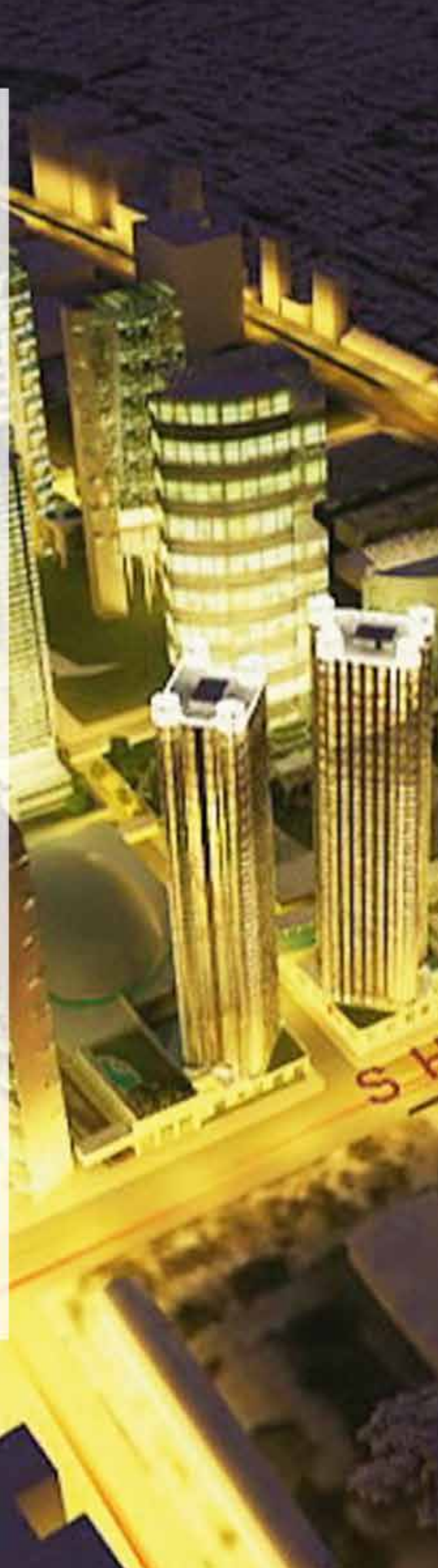
Zitan is poised to become an EDSA landmark because of its unique building design (an effect from the alternating balconies) and copper-colored hue.

SAFETY AND SECURITY

- Fire alarm and sprinkler system
- 24-hour security and building maintenance
- Provision for CCTV monitors
- Stand-by power supply

CONVENIENCE AND SERVICE

- Three high-speed elevators which can accommodate up to 10 persons each
- One service elevator
- Mail room
- Water storage facilities
- Centralized sanitary disposal system





Zitan is a 35-storey mixed-use condominium development, rising near the corner of EDSA avenue 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 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

The development also offers fiber-to-the-floor 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



Zitan building perspective

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.

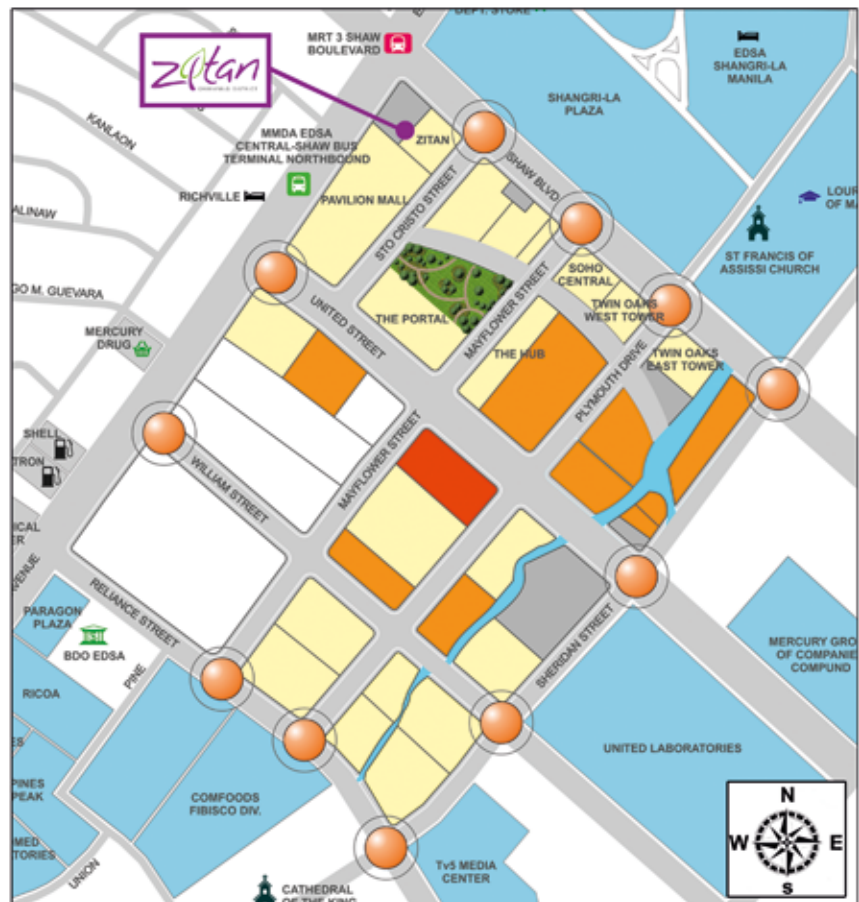
Location and Accessibility

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
 - Puregold Jr. - EDSA Starmall
 - Robinsons Galleria
 - Shangri-La Plaza
 - SM Megamall
 - The Podium
- TRANSPORTATION**
 - EDSA bus stops
 - Jeepney terminal
 - MRT-3 Station
 - Taxi lane
- OFFICES**
 - Asian Development Bank
 - Globe Telecom
 - Greenfield Development Corp.
 - OSRP/PCMALL
 - Philippine Stock Exchange
 - Rainmaker Asia, Inc.
 - Robinsons Cybergate Pioneer
 - San Miguel Corporation
 - Teleperformance
 - Unilab
- BANKS**
 - BPI - Shaw Sheridan
 - BPI Mandaluyong
 - PSBank
 - RCBC - Square
 - Robinsons Bank
 - Security Bank
 - UnionBank
- 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 Golf & Country Club
 - Wack Wack Golf & Country
- PLACES OF WORSHIP**
 - Christ the King Parish Kapitolyo
 - Holy Family Parish
 - Mary Queen of Peace Shrine (EDSA Shrine)
 - Mary the Queen Parish
 - Santuuario de San Jose
 - St. Francis of Assisi Parish Church
- HEALTH CARE**
 - Cardinal Santos Medical Center
 - FriendlyCare Clinic
 - Health First
 - Medical City
 - Victor R. Potenciano Medical Center
- FIRE STATION**
- MANDALUYONG POLICE STATION**

CURRENT DEVELOPMENT

- Residential/Commercial
- Office/Commercial
- Hotel/Commercial
- Central Park
- Key Landmarks
- Creek



Written and visual materials herein, although based on present plans may not reflect the most current developments, hence may be subject to change without prior notice.

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 wifi-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.

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'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 and shops beneath a glass pavilion.



The Hub



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 latest CBD in Metro Manila.

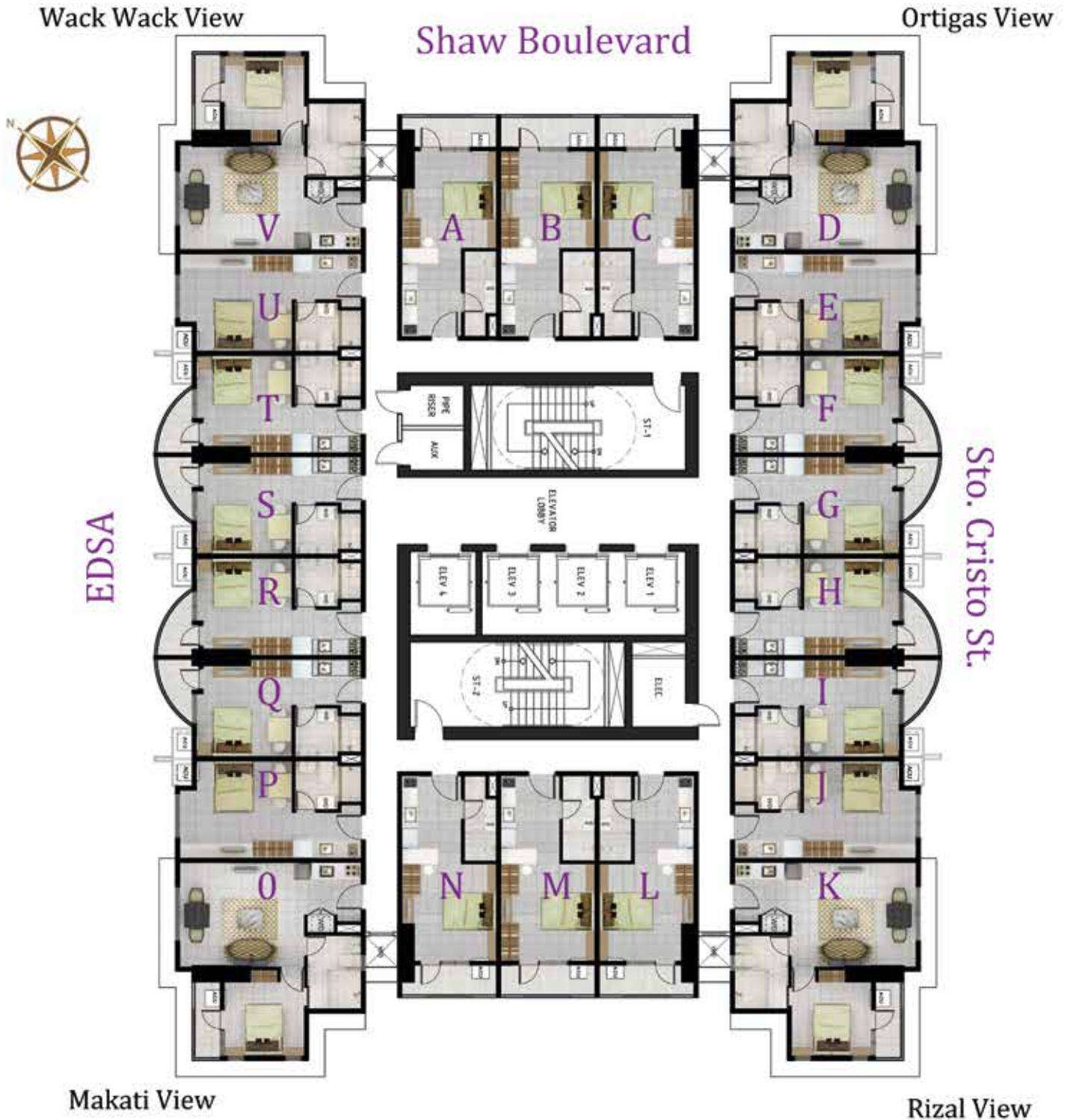
Greenfield District has frontages on three major road arteries, namely, EDSA, Shaw Boulevard and Sheridan Street, making it the center of trade and commerce of Mandaluyong City. At the center of city living, a comfortable life awaits you.



Key Floor Plan 1

For floors:

6th, 8th, 10th, 12th, 15th, 17th, 19th, 21st, 23rd, 25th, 27th, 29th, 31st, 33rd, 35th

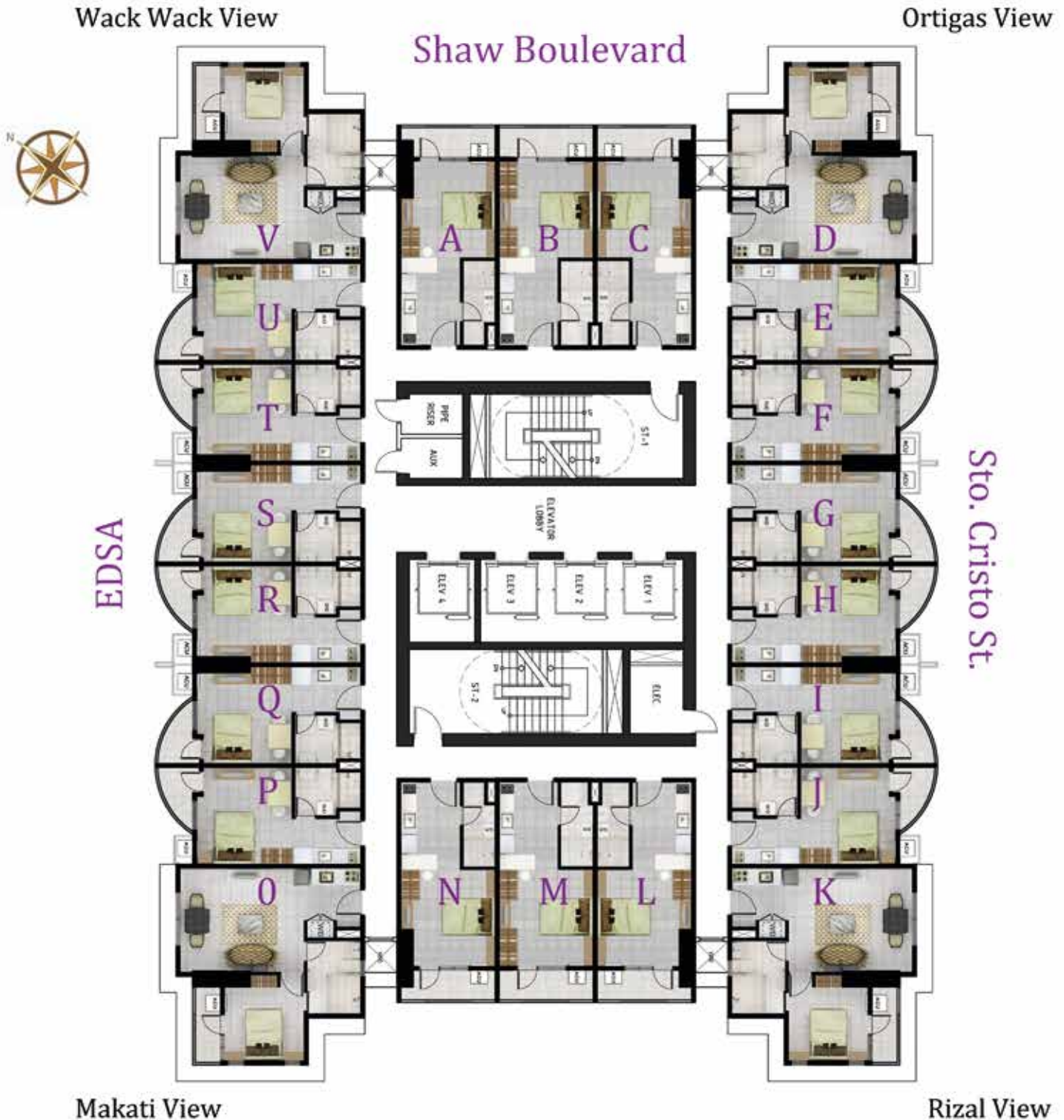


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Key Floor Plan 2

For floors:

7th, 9th, 11th, 14th, 16th, 18th, 20th, 22nd, 24th, 26th, 28th, 30th, 32nd, 34th, 36th



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The Vantage Points

Standing near the corner of EDSA and Shaw Boulevard, residents will be afforded with a great view of the metropolis.

From the Northern corner of the building, residents can marvel at the sight of Wack Wack. The morning sun with the view of the Ortigas skyline greets residents from the east while the South-East side features the view of Rizal and the Antipolo mountain range. The Makati skyline is in sight from the building's Southwest side while Fort Bonifacio skyline is visible from the south corner.



Zitan offers a distinctive urban experience not only because of its location's stunning vistas. Zitan also creates well-appointed living spaces. Studio units run along the four sides of the building. They come in four different sizes to suit the needs of independent urbanities and start-up families. One-bedroom units can be found at the four corners of each residential floor.

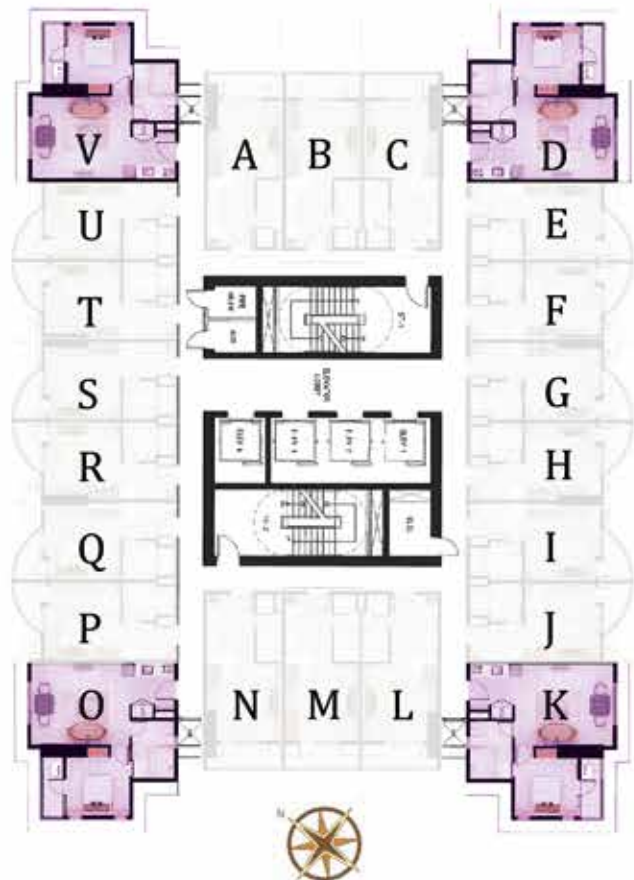
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One Bedroom Unit Layout



One Bedroom Unit

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



Studio Unit Layouts

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



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



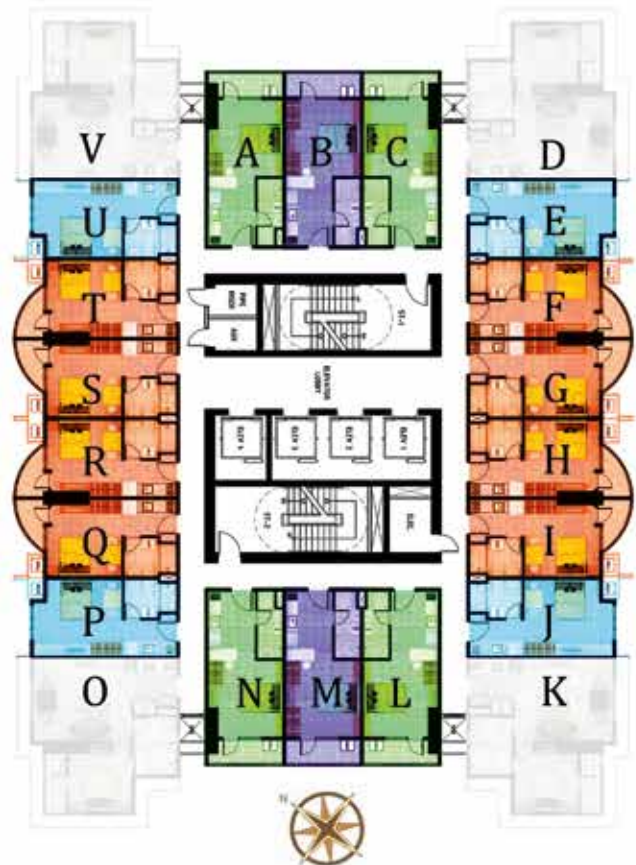
Studio C

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



Studio D

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



Studio Unit Layouts

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



Studio B

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



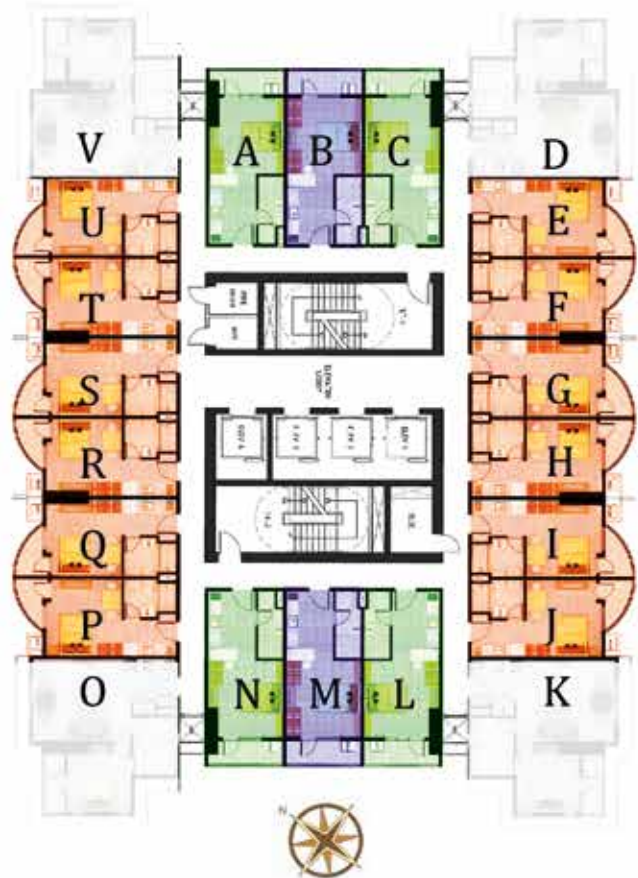
Studio C

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



Studio D

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



Unit Specifications

	1-BEDROOM	STUDIO A	STUDIO B	STUDIO C	STUDIO D
CEILING					
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 FICEM BOARD ON METAL FURRING SYSTEM WITH WHITE, FLAT LATEX FINISH	NOT APPLICABLE	4.5mm THICK FICEM BOARD ON METAL FURRING SYSTEM WITH WHITE, FLAT LATEX FINISH		
T&B	12mm THICK MOISTURE RESISTANT GYPSUM BOARD ON METAL FURRING SYSTEM IN WHITE, FLAT LATEX FINISH.				
WALLS					
Interior Walls	12mm THICK DOUBLE WALL GYPSUM BOARD ON METAL STUDS SYSTEM. WITH ROCKWOOL INSULATION IN WHITE, SEMI-GLOSS FINISH	NOT APPLICABLE			
Baseboard	100mm HEIGHT PAINT BASEBOARD				
Toilet & Bath (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.				
FLOORS					
Bedroom	400mm X 400mm CERAMIC TILES				
Living, Dining & Kitchen	400mm X 400mm CERAMIC TILES				
Balcony	300mm X 300mm NON-SKID CERAMIC TILES	NOT APPLICABLE	300mm X 300mm NON-SKID CERAMIC TILES		
Toilet	300mm X 300mm NON-SKID CERAMIC TILES				
DOORS					
Main Door	SOLID CORE WOOD FLUSH DOOR ON STEEL JAMB, VENEER FINISH AT HALLWAY SIDE, DUCO WHITE AT INTERIOR SIDE				
Bedroom Door	HOLLOW CORE WOOD FLUSH DOOR ON WOODEN JAMB IN WHITE, DUCO PAINT FINISH	NOT APPLICABLE			
Toilet Door	(1) FLUSH DOOR IN WHITE, DUCO FINISH (1) SLIDING DOOR IN WHITE, DUCO FINISH	FLUSH DOOR IN WHITE, DUCO FINISH			
Balcony Door	6mm THICK TEMPERED GLASS PANEL ON ALUMINUM FRAME	NOT APPLICABLE	6mm THICK TEMPERED GLASS PANEL ON ALUMINUM FRAME		
WINDOW					
Window	6mm THICK TEMPERED GLASS PANEL ON ALUMINUM FRAME				

Unit Specifications



	1-BEDROOM	STUDIO A	STUDIO B	STUDIO C	STUDIO D
KITCHEN					
Counter Top	SOLID SURFACE COUNTER TOP IN WHITE				
Cabinet	MEDIUM DENSITY FIBER DOORS AND CARCASS, LAMINATED FINISH (UNDER-COUNTER ONLY)				
ELECTRICAL					
Switches	STANDARD SWITCH ASSEMBLY IN WHITE				
Outlets	STANDARD OUTLET ASSEMBLY IN WHITE				
Lighting	SURFACE MOUNTED LIGHT SOCKET				
MECHANICAL					
Aircon	STUB-OUT				
Exhaust	STUB-OUT				
Rangehood	STUB-OUT				
PLUMBING/SANITARY					
Sink	UNDER COUNTER TYPE, STAINLESS				
Lavatory	WALL-HUNG TYPE IN WHITE				
Water Closet	TANK TYPE ELONGATED WATER CLOSET IN WHITE				
Grease Trap	PVC GREASE TRAP				
Drain	100mm X 100mm STAINLESS FLOOR DRAIN				
Shower	TELEPHONE SHOWER				
FAUCET					
Kitchen	STAINLESS GOOSNECK TYPE				
Lavatory	SINGLE TAP, LEVER TYPE				
Washing Machine	HOSE BIBB TYPE, STAINLESS				
HARDWARE					
Door Handle					
Main Door	LEVER TYPE IN SATIN CHROME FINISH				
Balcony Door	LEVER TYPE IN SATIN CHROME FINISH	NOT APPLICABLE	LEVER TYPE IN SATIN CHROME FINISH		
Toilet Door	DOOR KNOB IN SATIN CHROME FINISH				
Kitchen Cabinet	STAINLESS SLIM TYPE HANDLE IN SATIN CHROME FINISH				
Closet	STAINLESS SLIM TYPE HANDLE IN SATIN CHROME FINISH				
OTHERS					
Hinges	Mortise Type				
Door Stop	Floor-Mounted, Satin Chrome Finish				
FLOOR-TO-CEILING HEIGHT					
Floor-To Soffit	2.7 meters				
Floor-to-drop ceiling (Kitchen and T&B)	2.3 meters				

Specifications contained herein are subject to change without prior notice.



A wholly-owned subsidiary of Greenfield Development Corporation
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