



THE  
**ADDRESS**  
AT MADRIGAL BAYOT



# PROJECT BRIEF



## LOCATION:

Strategically located in Mandaluyong City, **THE ADDRESS AT WACK WACK** provides the location advantage suited for everyone's needs. This modern structure is close to almost all the city conveniences – business districts, commercial centers, top-notch schools and world-class hospitals. A luxurious modern building situated right at the heart of Metro Manila and on the exclusive Wack Wack Road.

**THE ADDRESS AT WACK WACK** sits across the famed Wack Wack Golf and Country Club. This means that right across the building is more than 120 hectares of guaranteed Open Space with scenic views of the fairways, cityscape and the mountain ranges of Sierra Madre. Now that's a rarity anywhere in Metro Manila. Plus, We also have units that have the views of Makati, Ortigas, Antipolo and Manila Bay.

## SPECIFICATIONS:

- **32 Storey Condominium**
- **With only 368 units (low population density)**
- **An Average of 8 to 15 units per floor**
- **TYPE OF UNITS**
  - 1 Bedroom Executive  
Floor Area = 59.56 sqm.
  - 1 Bedroom Special  
Floor Area = 67.09 sqm
  - 2 Bedroom  
Floor Area = 74.47 sqm.
  - 3 Bedroom  
Floor Area = 108.98 sqm.
  - 4 Bedroom (Penthouse)  
Floor Area = 194.61 sqm.
- **3 Elevators ( 2 for Passengers / 1 for Service )**  
Waiting time: 2.5 meters/sec.
- **9 Airways**
- **One Parking space for each Bedroom with a total of over 668 parking slots.**

## FEATURES & AMENITIES

- **Roof Deck Amenities**
  - ◇ Infinity Pool
  - ◇ Pool Bar
  - ◇ Kiddie pool
  - ◇ Gaming and Entertainment
- **Rooms**
  - ◇ Fitness Room
  - ◇ Function halls
  - ◇ Multi-Purpose Deck
  - ◇ Sky Garden
- **Mini-Garden on the 6<sup>th</sup> floor**
- **Upscale Commercial Spaces on the Ground and Second floor**
- **Earthquake Sensors**



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## THE COLLABORATORS

- Project Contractor:  
**MONOLITH CONSTRUCTION & DEVELOPMENT CORPORATION**
- Project Management  
**JOSE ALILING & ASSOCIATES**
- Structural Engineering Design  
**R.S. CAPARROS & ASSOCIATES (RSCA)**
- Architectural Design  
**ARCHITECT WILBERT TAN & ASSOCIATES**

## THE DEVELOPER

**MADRIGAL BAYOT DEVELOPMENT CORP., MBDC.**, a company that has solid roots in several Philippine industries, making it a reliable and trusted developer. It is an affiliate of the **MADRIGAL BAYOT GROUP OF COMPANIES (MBGC)** which engages in property development. MBGC's roster of real estate projects include: **Madrigal Business Park**, a sprawling commercial development in Alabang; **Susana Heights**, a suburban development in the south of Metro Manila; **Corinthian Gardens**, an exclusive residential development in Quezon City; and **Ayala Alabang Village**, an exclusive and premier residential development in the South.

## INVESTMENT PACKAGES

- Ranging from P6.5 Million up to P26.8 Million
- Price Per Sqm: P90,735 per sqm up to P115,675 per sqm.

## EXCLUSIVE MARKETING

**MBDC Marketing Group**

