

MEET THE TEAM

AYALA LAND
PREMIUM
BROKER NETWORK

 Ayala Land PREMIUM

ALVEO



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PARKLINKS ESTATE
ALP BGC PROJECTS
MAKATI CBD/LEGACY PROJECTS
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PARK EAST
PLACE

PARKLINKS
NORTH AND SOUTH TOWERS

THE
LATTICE
Parklinks



METRO MANILA'S GREENEST URBAN ESTATE

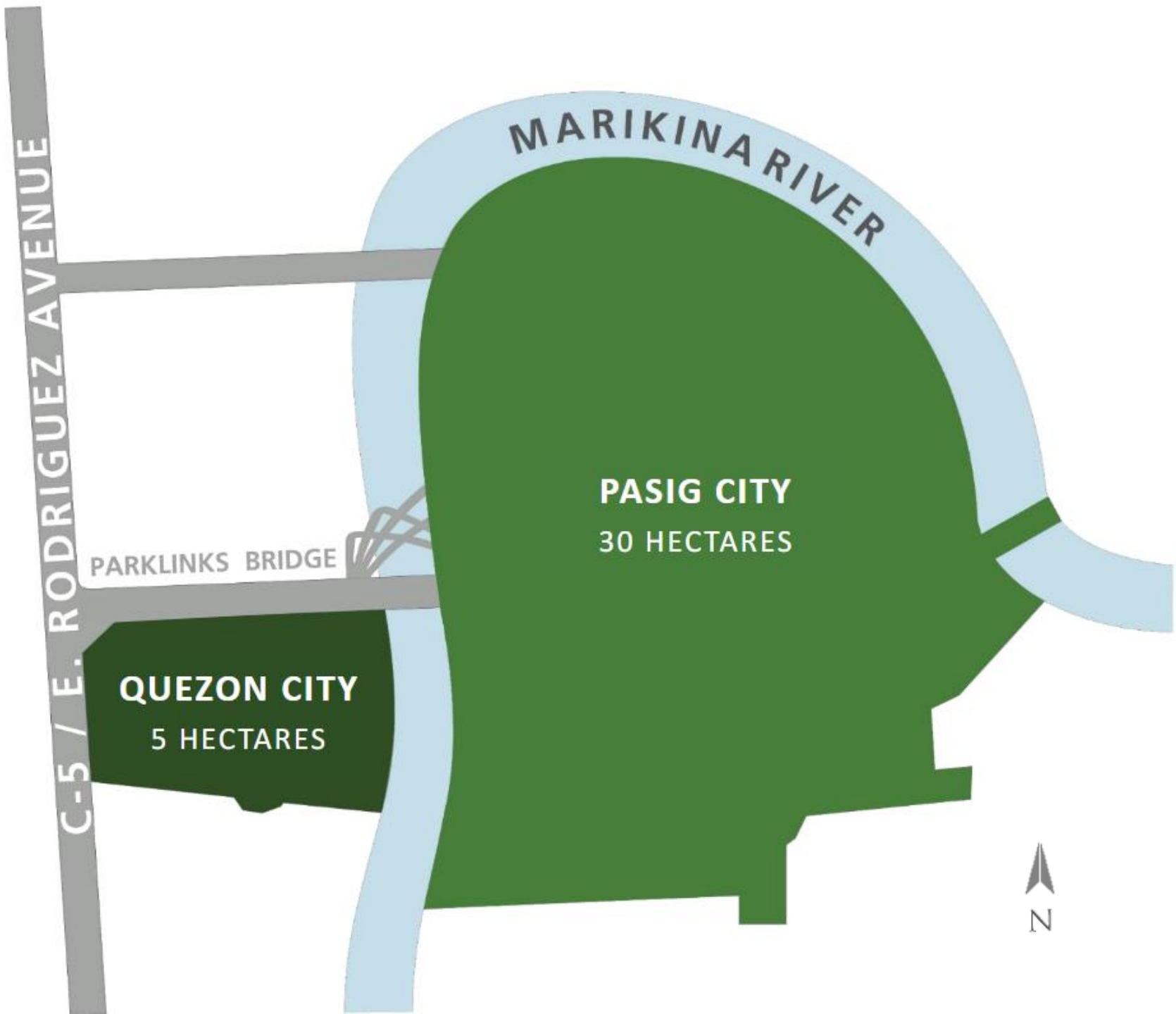


PARKLINKS ESTATE
SITE DEVELOPMENT PLAN

Quezon City	5 hectares
Pasig City	30 hectares

52%
Dedicated to Open Spaces
(18 Hectares)

48%
For Developments
(17 Hectares)

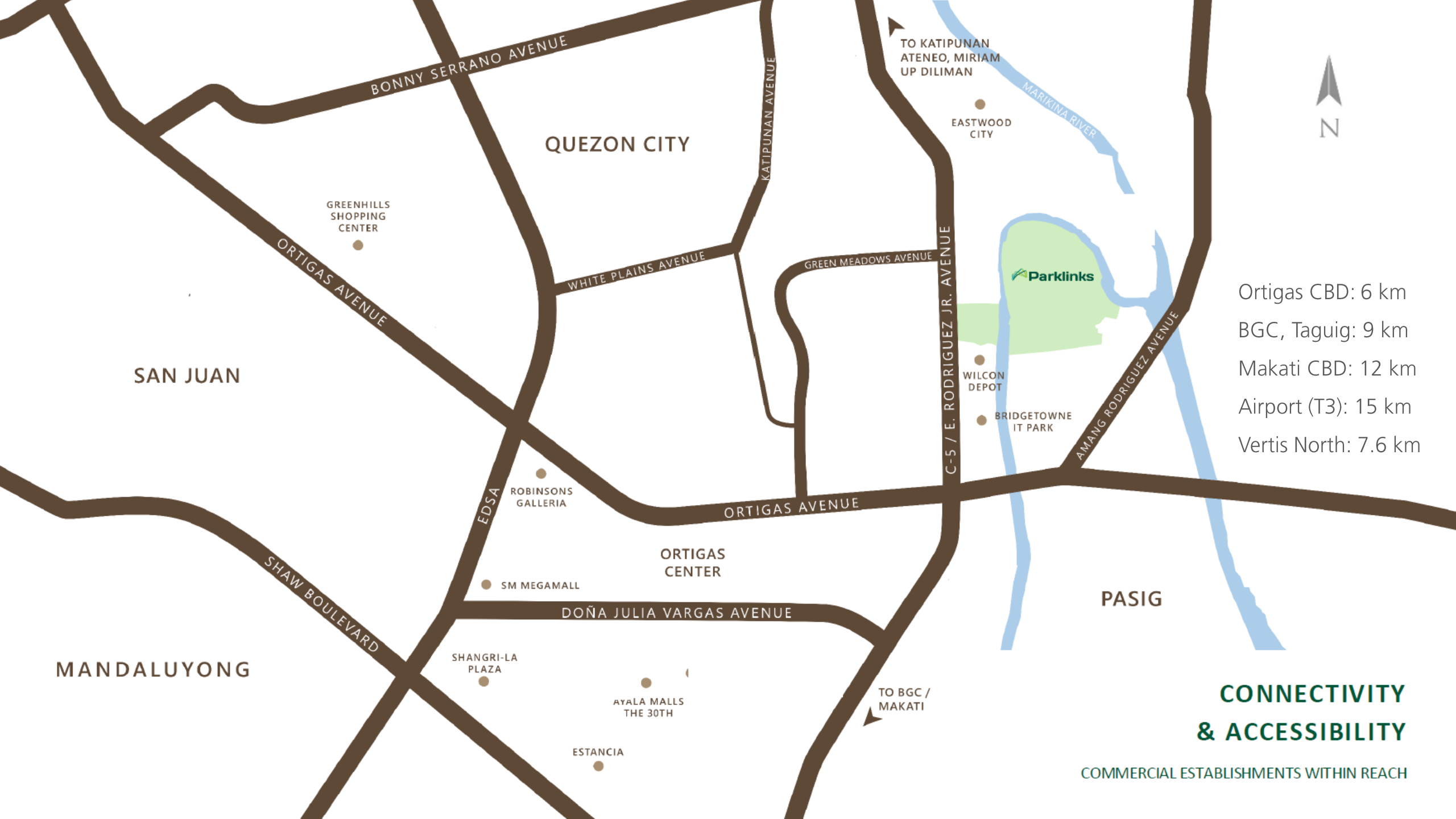




QUEZON CITY PARCEL
5 HECTARES

PASIG CITY PARCEL
30 HECTARES

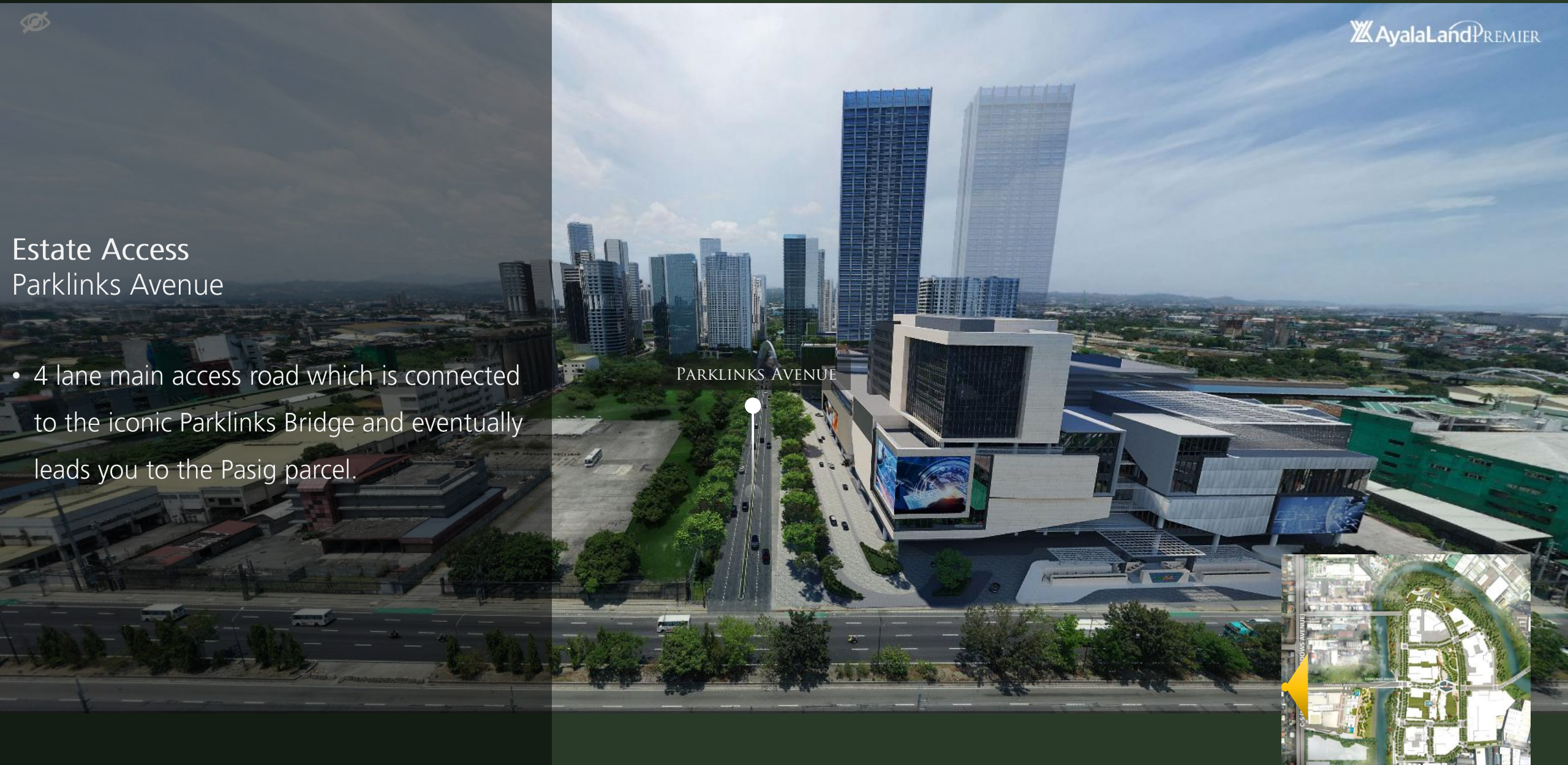
C-5 | E. RODRIGUEZ AVENUE





Estate Access Parklinks Avenue

- 4 lane main access road which is connected to the iconic Parklinks Bridge and eventually leads you to the Pasig parcel.





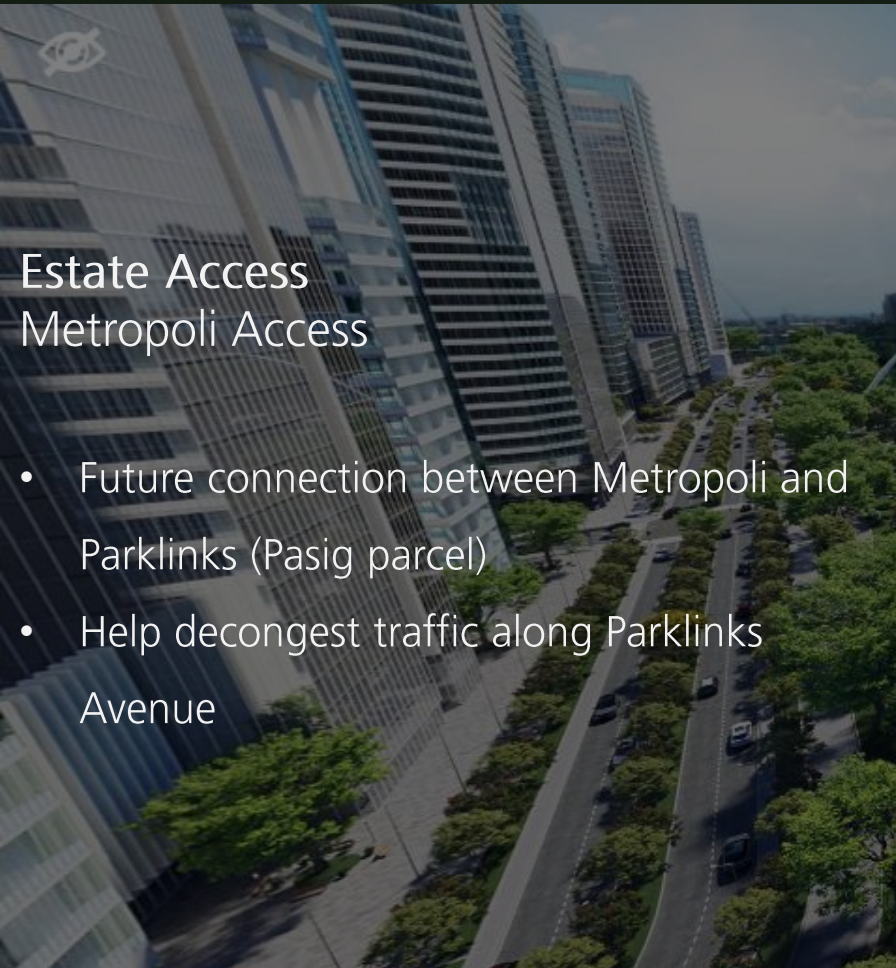
ICONIC PARKLINKS BRIDGE

Estate Access Iconic Parklinks Bridge

- 110-meter iconic bridge which connects the Quezon City and Pasig City parcels. The bridge also features a 3-meter bike lane.
- 40-meter-high arch



Future Access



Estate Access Metropoli Access

- Future connection between Metropoli and Parklinks (Pasig parcel)
- Help decongest traffic along Parklinks Avenue





Estate Access Circulo Verde Access

- Access road linking Parklinks and Circulo Verde which allows greater connectivity amongst estates along the C-5 corridor.

CIRCULO VERDE ACCESS



LEGEND:

- RETAIL AND LIFESTYLE
- RESIDENTIAL
- EDUCATION





ESTATE COMPONENTS



PARKLINKS ESTATE

Estate Features – Parklinks Experience Center

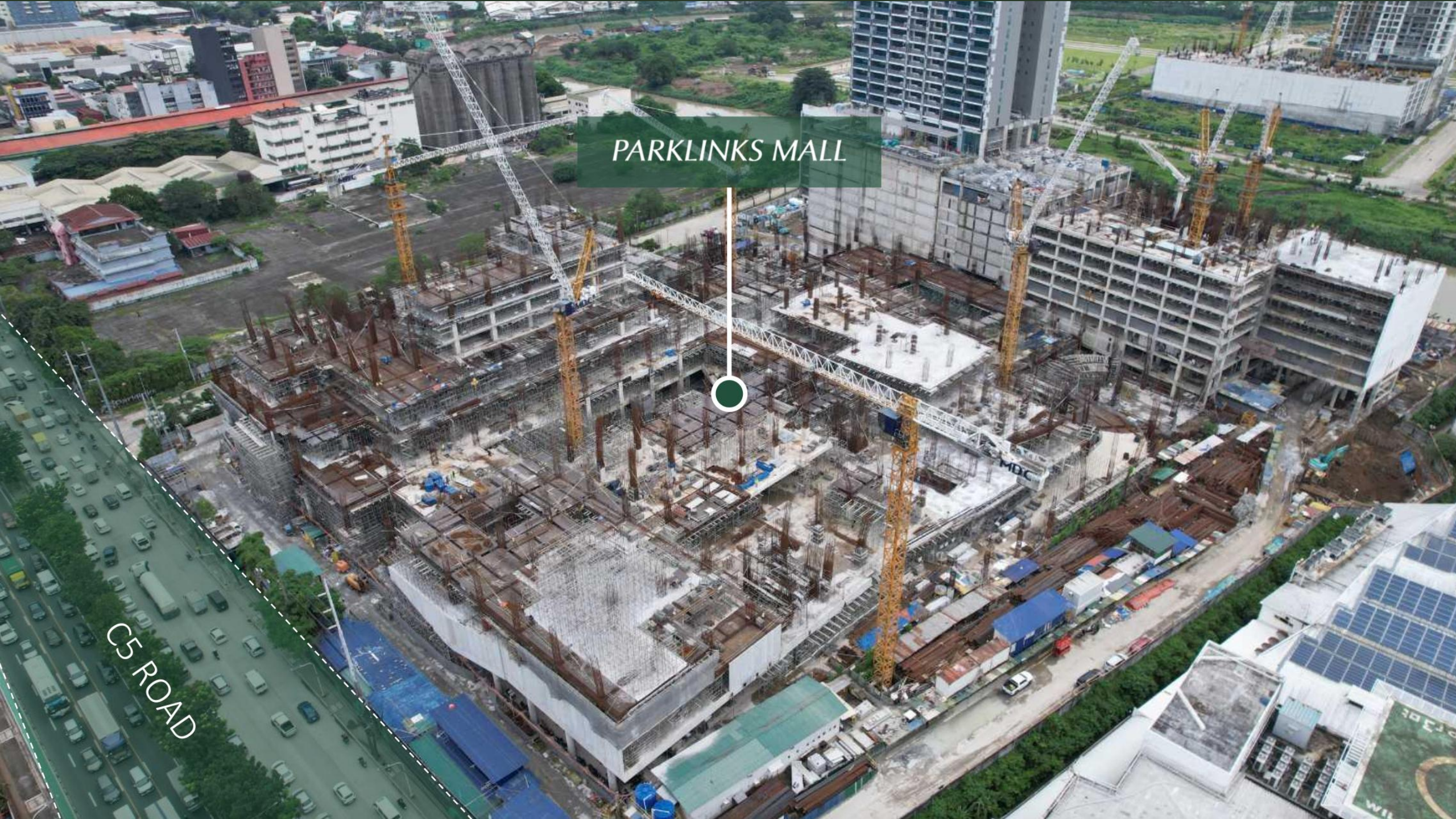


Estate Components

Parklinks Mall

- Mixed-use retail and office building with a direct connection to Parklinks North and South Towers.
- Gross Leasable Area
 - Mall: 53,000 sqm
 - Office: 13,000 sqm
 - 8 Level Podium Parking
- Target Construction Completion: Q2 2027





PARKLINKS MALL

An aerial photograph of a large-scale construction project. The central focus is a multi-story building under construction, with its concrete frame and steel reinforcement visible. Several tall yellow tower cranes are positioned around the site, some with their jibs extending over the building. To the left, a multi-lane highway is visible, with a dashed white line indicating its edge. The surrounding area includes other buildings, some with solar panels on their roofs, and patches of greenery. A green semi-transparent box with the text 'PARKLINKS MALL' is overlaid on the upper part of the construction site, with a white line pointing to a specific area on the building's framework.

C5 ROAD

PARKLINKS

CONSTRUCTION UPDATES

AYALA MALLS PARKLINKS IS FULLY COMPLETED AND GEARING TO OPEN IN 2027



Ayala Malls Parklinks – Actual Photo

- Structure has been completed and in its finishing phase – adding architectural details and installing interior systems.
- 1st to 3rd floors of the mall is scheduled to open by the first quarter of 2027. 4th floor names “The Social” which features chef-led dining and cultural experiences is set to open in the third quarter of 2027.
- Esteemed brands such as Spinneys, Shake Shack, Nike, Beyond the Box, and Kinetix Lab have already been secured, with further distinguished retailers in advanced discussions.

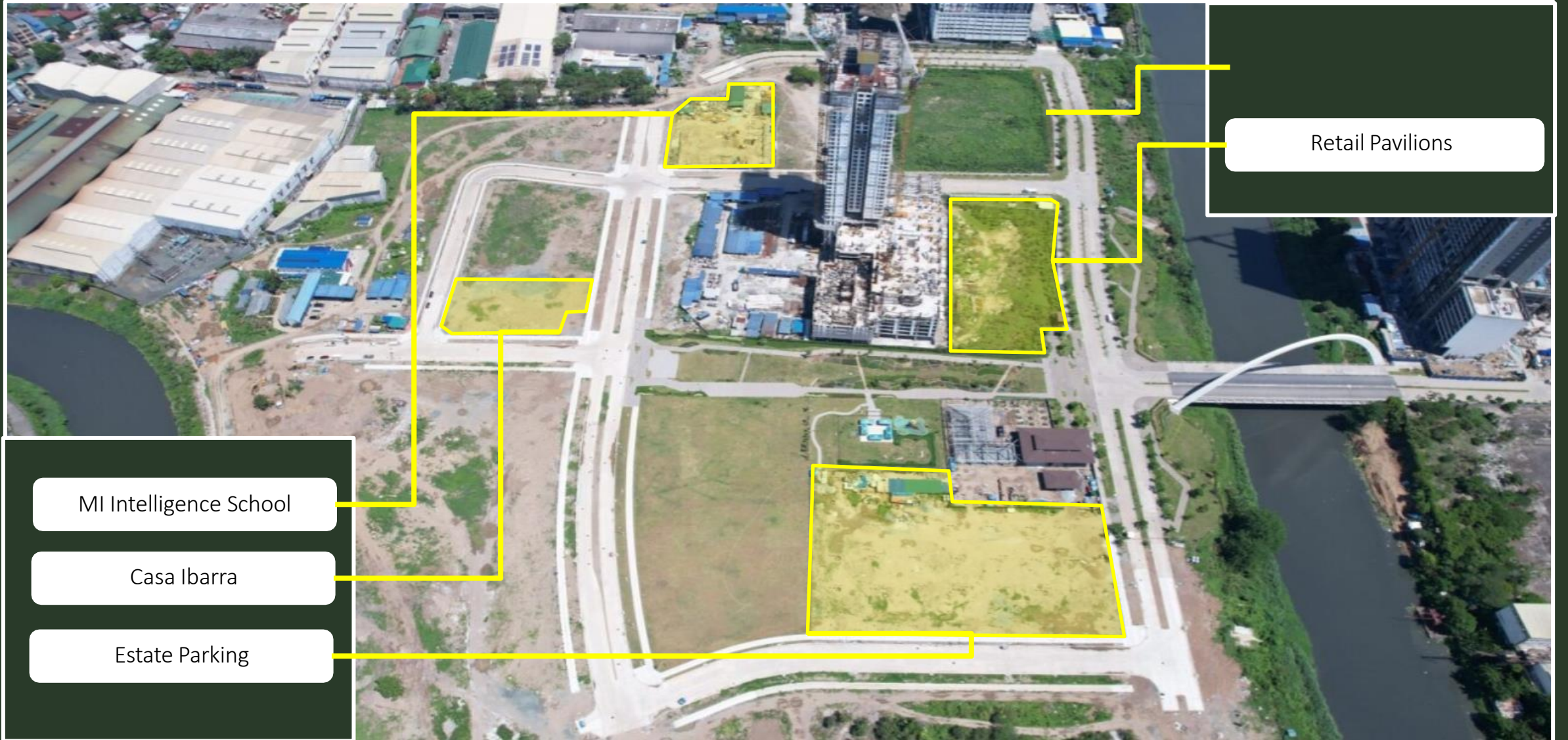
PARKLINKS ESTATE
Parklinks Mall



Artist's Rendering

PARKLINKS ESTATE

Locators & Estate Activations



PARKLINKS ESTATE

Estate Components

Multiple Intelligence International School (MIIS) (74% Build Completion)
Target Completion – Q4 2026



Casa Ibarra (30% as of July 2026)
Target Completion – Q4 2026



PARKLINKS

CONSTRUCTION UPDATES

- Construction has started for the Parklinks Retail Plaza
- The development will feature variety of retail spaces within the estate, complemented by a dedicated parking area to ensure convenience for visitors.





PARKLINKS
NORTH AND SOUTH TOWERS

THE
LATTICE
Parklinks

 AyalaLand PREMIER

ALVEO
an AyalaLand company

THE LATTICE

Parklinks

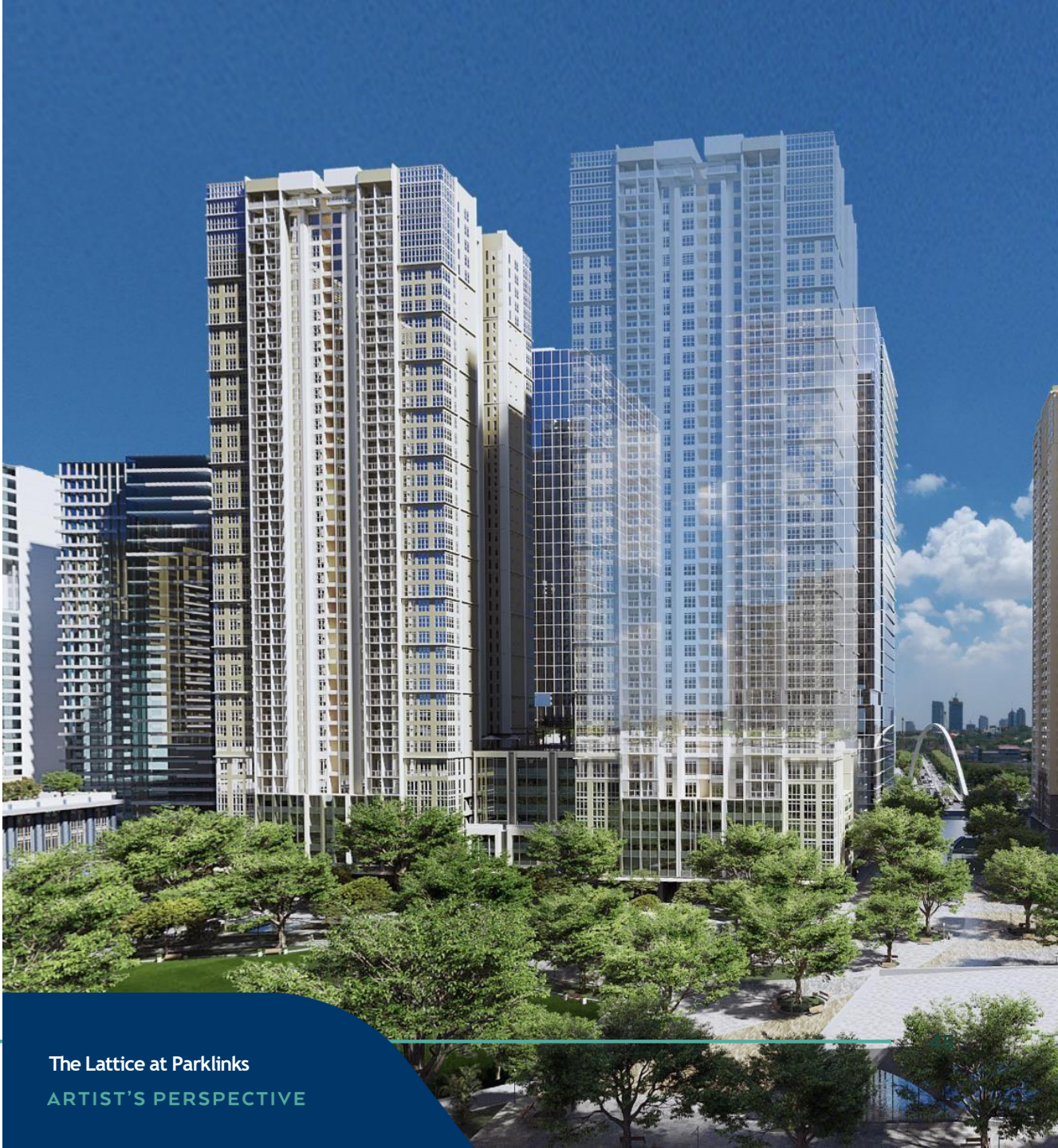
CENTRAL PARK LIVING IN METRO MANILA'S
GREENEST URBAN ESTATE

ARTIST'S PERSPECTIVE



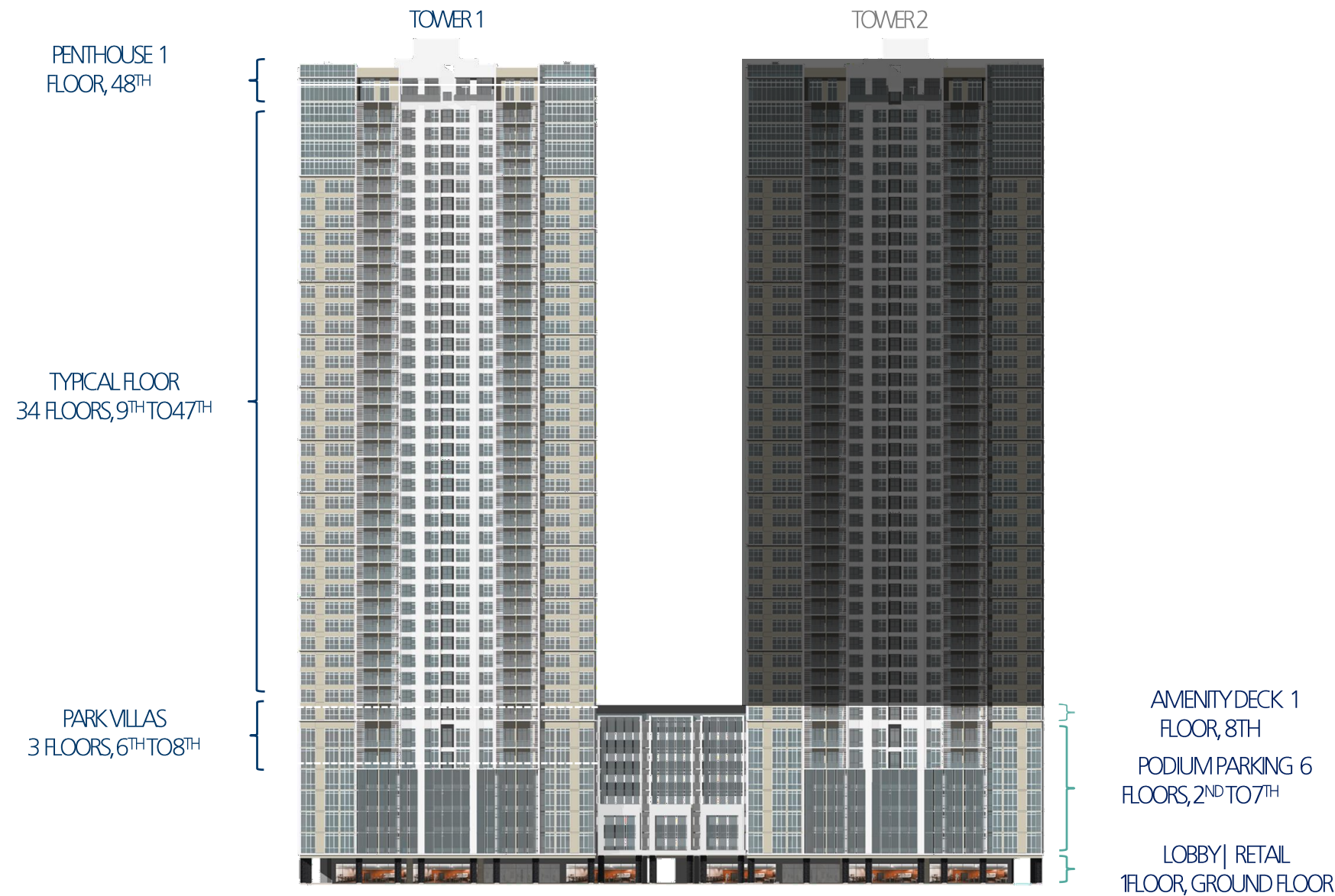
General Information

Tower 1	
No. of Floors	43 floors (including Podium)
No. of Units	530 units
No. of Units per Floor	Park Villas Floor (5 units) Amenity Floor (6 units) Typical Residential Floor (12 units) Penthouse Floor (4 units)
No. of Parking Floors	7 podium levels
No. of Elevators	4 elevators
Floor-to-ceiling Height (Residential Floors)	Approx. 2.4- 2.7m 8.9ft. (2.4m 7.9ft for toilets & kitchens)
Hallway Width	Approx. 1.5m 4.9ft.
Elevator Lobby Width	Approx. 3.0m 9.8ft
Start of Turnover	Q3 2027 (Tranche 1)



The Lattice at Parklinks
ARTIST'S PERSPECTIVE

THE LATTICE



Elevated Interior Design

For Sales Training Purposes Only

ARTIST'S PERSPECTIVE | DROP-OFF AREA

For Sales Training Purposes Only

PERSPECTIVE | RECEPTION LOBBY

Swimming Pool at 706 sqm

For Sales Training Purposes Only

Sanctuary for relaxing, entertaining, and living well

For Sales Training Purposes Only

ARTIST'S PERSPECTIVE | VERANDA

PAYMENT TERMS

The Lattice Tower 1

valid until August 30, 2026 | Turnover Date Q3 2027

PROMO TERMS

*5% retention in October 2027

EMI TERM	DISCOUNTS	APPLICABILITY	
Cash 60 (95-5)*	28% term discount ; 2% Early Booking Discount	All Units	Local and Foreign
20-10(24)-70	18% Term Discount ; 2% Early Booking Discount		Local Foreign (Non-EMI)
10-10(24)-80	14% Term Discount ; 2% Early Booking Discount		Local Foreign (Non-EMI)
20-10(36)-70	13% Term Discount ; 2% Early Booking Discount		Local only
10-10(36)-80	9% Term Discount ; 2% Early Booking Discount		Local only
20-10(48)-70	8% Term Discount ; 2% Early Booking Discount		Local only
10-10(48)-80	4% Term Discount ; 2% Early Booking Discount		Local only
20-10(60)-70	4% Term Discount ; 2% Early Booking Discount		Local only
10-10(60)-80	2% Early Booking Discount		Local only

- Early Booking Discount is only applicable for accounts that are reserved within August 2026 and booked on or before August 25, 2026

THE
LATTICE
Parklinks



AUGUST 2026 INCENTIVES

ALVEO

ABOVE AND BEYOND

MAKE EVERY SALE MORE REWARDING.
ENCOURAGE PREFERRED PAYMENT TERMS AND ENJOY EXCLUSIVE INCENTIVES.

	SPOT 10% DP (36 MONTHS LOTS 48 MONTHS CONDO)	20% DP (ANY LONG TERM PAYMENT)	CASH TERMS
LOTS <12M	PHP 50,000	PHP 100,000	
STUDIO AND 1 BR	PHP 100,000	PHP 200,000	
2BR UP	PHP 200,000	PHP 400,000	

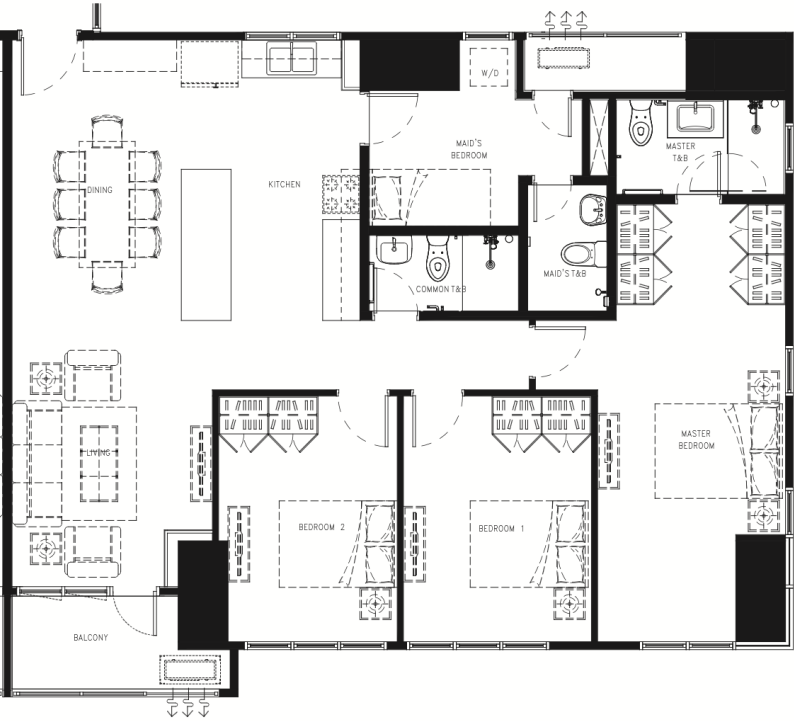
MECHANICS:

- THIS INCENTIVE IS VALID FOR ALL RESERVATIONS FROM AUGUST 01, 2026 TO AUGUST 31, 2026.
- ALL PREMIUM RBG ACCREDITED BROKERS ARE ELIGIBLE FOR THIS INCENTIVE.
- SELLERS MAY CLAIM THE INCENTIVE UPON THE BOOKING OF THEIR PERSONAL ALVEO RESIDENTIAL SALES, PROVIDED ALL OTHER QUALIFICATIONS ARE MET.
- THIS INCENTIVE APPLIES TO BOOKED ACCOUNTS UNDER DEFERRED PAYMENT TERMS AND CASH PAYMENT TERMS.
- THIS INCENTIVE EXCLUDES SALES FROM REOPENED/LOTTERY UNITS, PARKING SLOTS, CLUB SHARES, ACCOUNTS MADE THROUGH INTERNATIONAL MARKETING PARTNERS (LICENSED AND NON-LICENSED), EDAF/SDAF ACCOUNTS (EMPLOYEE ACCOUNTS WITH SPECIAL DISCOUNTS), AND ACCOUNT TRANSFERS.
- FOR SPOT DP AND CASH 30 PAYMENT TERMS, MINIMUM BOOKING REQUIREMENTS MUST BE SUBMITTED WITHIN 30 DAYS FROM RESERVATION (45 DAYS FOR INTERNATIONAL ACCOUNTS).
- FOR CASH 60 PAYMENT TERMS, ACCOUNTS MUST BE BOOKED WITHIN 60 DAYS FROM RESERVATION (75 DAYS FOR INTERNATIONAL ACCOUNTS).

ASCEND
BEYOND
2026

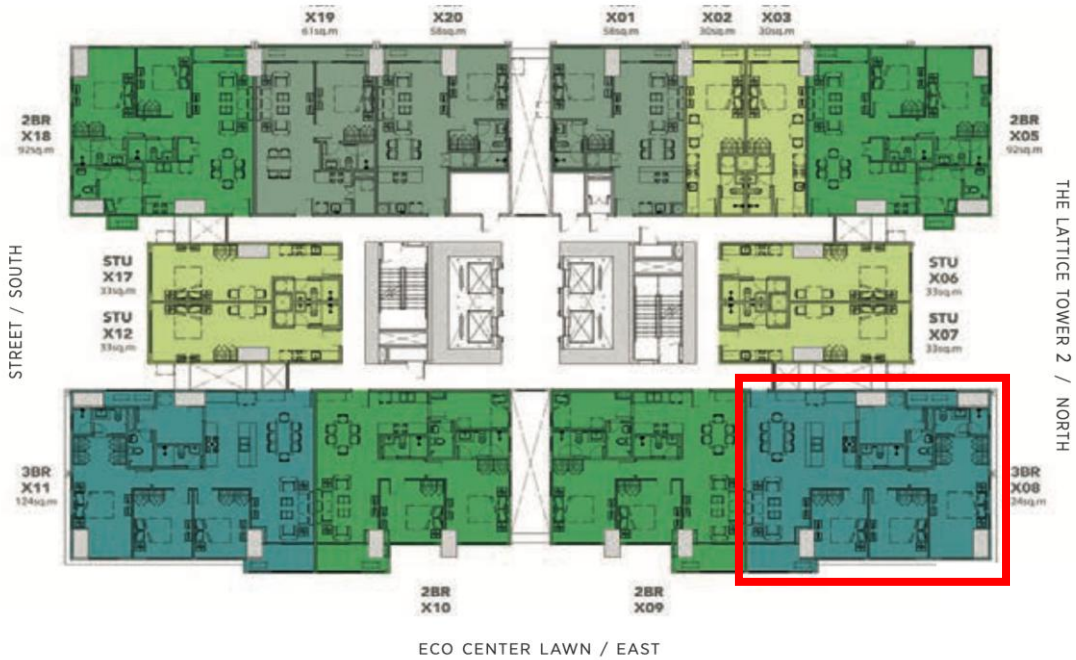
#HappyALVEOLife 😊

AVAILABILITY AND SAMPLE COMPUTATION



Areas	sq.m.*	sq.ft.*
Master Bedroom	23	247
Master T&B	6	67
Bedroom 1	13	135
Bedroom 2	12	133
Common T&B	3	37
Living/Dining Area	28	305
Kitchen	12	128
Utility Room	9	99
Utility T&B	3	33
Hallway	6	67
ACCU Room	3	28
Balcony & ACCU	5	56
TOTAL	124	1,335

326,000/sqm



Unit 3708 20-10(60)-70 w/ 4% EBD (EMI)		
Reservation Fee	August 2026	₱100,000.00
10% Downpayment	September 2026	₱7,586,800.00
10% Monthly Amortization	October 2026 to August 2031	₱64,100.00
80% Balance	July 2031	₱26,900,800.00
Other Charges	June 2031	₱2,072,964.29

PARKLINKS
NORTH AND SOUTH TOWERS

This is an aerial architectural rendering of the Parklinks North and South Towers. The two towers are tall, modern skyscrapers with a distinctive stepped-top design, situated on a landscaped plot. In the foreground, a wide river flows, with a modern bridge crossing it. To the left of the river is a multi-lane highway with a green median. The background features a dense urban skyline under a sunset sky, with the sun low on the horizon creating a warm glow. The text 'PARKLINKS NORTH AND SOUTH TOWERS' is overlaid in a large, white, serif font across the center of the image.

An architectural rendering of the Parklinks North Tower, a tall, modern skyscraper with a glass and steel facade. The tower is shown against a dramatic sky with soft clouds. In the foreground, there are trees and a low-rise building with a green wall. To the right, a curved structure with a glass grid is visible. The overall scene is set during sunset or sunrise, with warm lighting.

PARKLINKS NORTH TOWER

DEVELOPMENT SUMMARY

Land Area	4,145 SQM.
Total No. of Floors	55 floors
No. of Residential Units	280 units
Unit Types	1BR – 4BR
Unit Size Range	70 – 306 SQM.
Floor Density	4 – 8 units per floor

TURNOVER
Q3 2026

An architectural rendering of the Parklinks South Tower, a tall, modern skyscraper with a distinctive stepped-top design. The building is shown in a lush, green environment with trees and a body of water in the foreground. In the background, a large, curved bridge is visible under a clear blue sky. The text 'PARKLINKS SOUTH TOWER' is prominently displayed in a large, white, serif font on the right side of the image.

PARKLINKS SOUTH TOWER

DEVELOPMENT SUMMARY

Land Area	4,002 SQM.
Total No. of Floors	55 floors
No. of Residential Units	313 units
Unit Types	1BR – 3BR
Unit Size Range	70 – 286 SQM.
Floor Density	4 – 9 units per floor

TURNOVER
Q3 2029

INTERIOR ARTIST'S RENDERING

MOTORCOURT

RESIDENTIAL LOBBY

10TH FLOOR TOWER AMENITIES

10TH FLOOR SHARED AMENITIES

45TH FLOOR HORIZON TERRACE







POOL COMPLEX



OUTDOOR LOUNGE



FITNESS CENTER



SOCIAL HALL



OUTDOOR PLAY AREA



SPORTS COURT



HORIZON TERRACE

PAYMENT TERMS

PARKLINKS NORTH TOWER	Applicable Discounts		TOTAL DISCOUNT
	Term %	EBD %	
Cash 30 (95-5)	22%	3%	25%
Cash 60 (95-5)	20%	3%	23%
10-10(24)-80	10%	3%	13%
10-10(36)-80	5%	3%	8%
10-10(48)-80	1%	3%	4%

PARKLINKS SOUTH TOWER	Applicable Discounts		TOTAL DISCOUNT
	Term %	EBD %	
Cash 30 (95-5)	25%	3%	28%
Cash 60 (95-5)	23%	3%	26%
10-10(24)-80	12%	3%	15%
10-10(36)-80	7%	3%	10%
10-10(48)-80	2%	3%	5%
10-10(60)-80	0.5%	0.5%	1%



AUGUST 2026 INCENTIVES

EXTENDED

AyalaLand PREMIER

THE VIEW AHEAD

Bring in your Parklinks South Tower sales and earn an additional cash incentive on top of your commission!

P1,000,000
TWO-BEDROOM UNITS & UP

P500,000
ONE-BEDROOM UNITS

PARKLINKS
SOUTH TOWER

MECHANICS:

- This incentive is valid for reservations of Parklinks South Tower from July 1 to August 31, 2026.
- Accounts must be booked strictly within 30 days.
- The full client journey, from initial contact to booking, must be recorded in MySales360.
- This incentive does not apply to Ayala Group employee & seller purchases, upgrades, transfers, club shares, and parking space sales.
- Claiming of this incentive will follow the same process as filing for commission.
- Amounts reflected above are subject to applicable taxes.

0.5% Additional Commission

Cash and Higher DP Terms
(20% Minimum)

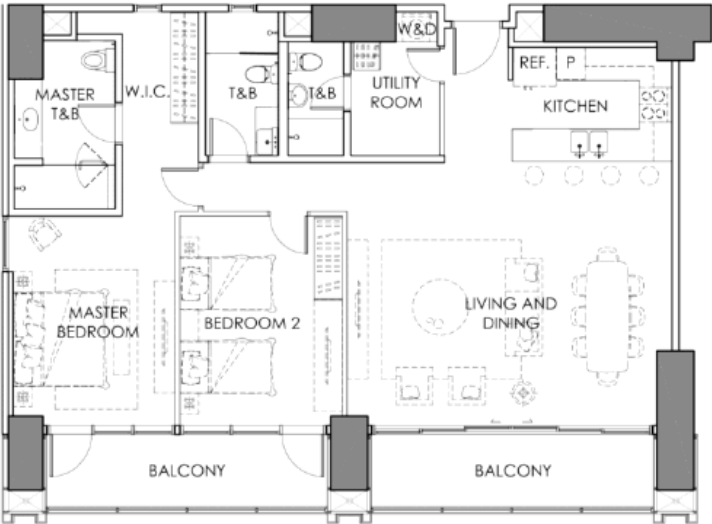
AVAILABILITY AND SAMPLE COMPUTATION

PARKLINKS NORTH TOWER

TWO-BEDROOM CORNER RESIDENCE

UNIT AREA	APPROX. IN SQM.
TOTAL AREA	158 to 159
INTERIOR UNIT AREA	131
BALCONY AREA	20
STORAGE AND ACCU AREA	7 to 8*
NO. OF PARKING SLOTS	1

*refer to floor plan for storage and ACCU layout



400,000/sqm



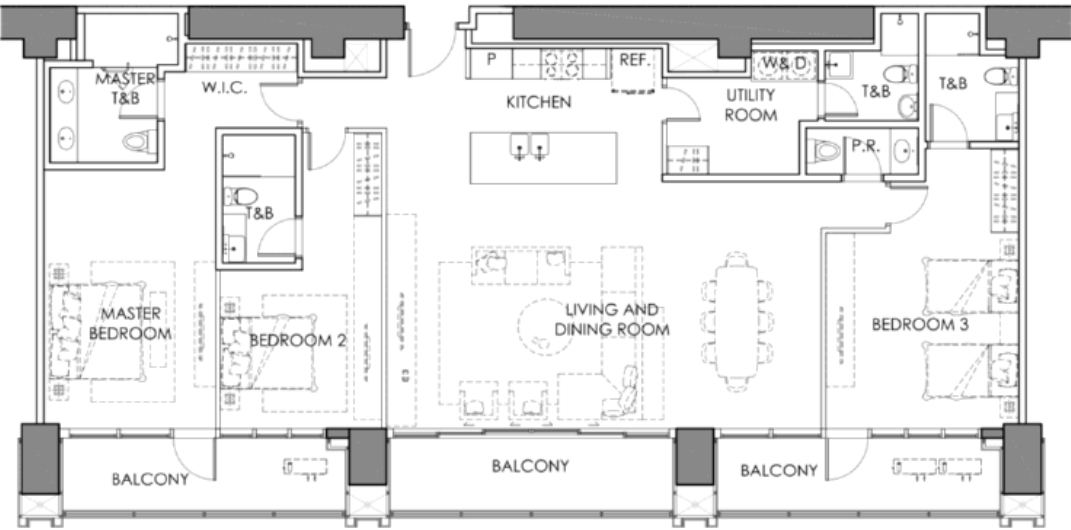
Unit 15H (2-Bedroom Corner Residence 10-10(48)-80 (EMI)		
Reservation Fee	August 2026	₱200,000.00
10% Downpayment	September 2026	₱6,429,100.00
10% Monthly Amortization	October 2026 to August 2031	₱138,200.00
80% Balance	July 2031	₱53,027,961.36
Other Charges	June 2031	₱3,376,946.68

AVAILABILITY AND SAMPLE COMPUTATION

PARKLINKS SOUTH TOWER | 38TH TO 46TH FLOOR

THREE-BEDROOM HORIZON SUITE

UNIT AREA	APPROX. IN SQM.
TOTAL AREA	215 to 217
INTERIOR UNIT AREA	187 to 188
BALCONY AREA	28 to 29
STORAGE AND ACCU AREA	0
NO. OF PARKING SLOTS	2



395,000/sqm

PARKLINKS SOUTH TOWER



Unit 38E 3-Bedroom Horizon Suite | 10-10(60)-80

Reservation Fee	August 2026	₱200,000.00
10% Downpayment	September 2026	₱7,865,100.00
10% Monthly Amortization	October 2026 to August 2031	₱134,500.00
80% Balance	July 2031	₱64,515,504.58
Other Charges	June 2031	₱4,172,144.01

PARKLINKS NORTH TOWER

CONSTRUCTION UPDATES

- June 2026 – PNT is closer to completion
- July 2026 – 175 residential units on the 11th to 33rd floors are expected to be ready together with the exclusive 10th floor amenity areas
- September 2026 – Additional 105 units on the 34th to 55th floor are expected to be ready together with the 10th floor shared amenity and 45th floor Horizon Terrace
- Work is also progressing on the building's essential services, safety features, and shared spaces to ensure a smooth and seamless turnover experience for future residents.



Parklinks North Tower Motorcourt – Actual Photo



Parklinks North Tower Amenities – Actual Photo

PARKLINKS
SOUTH TOWER
CONSTRUCTION UPDATES

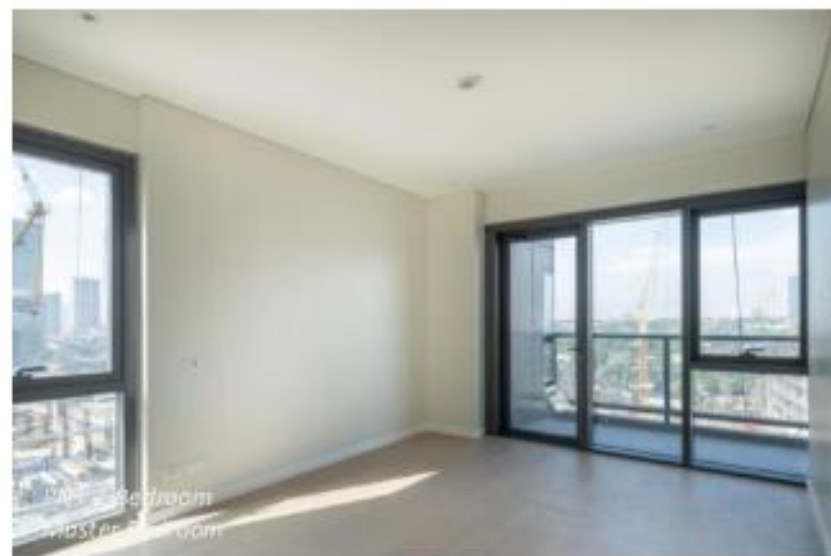
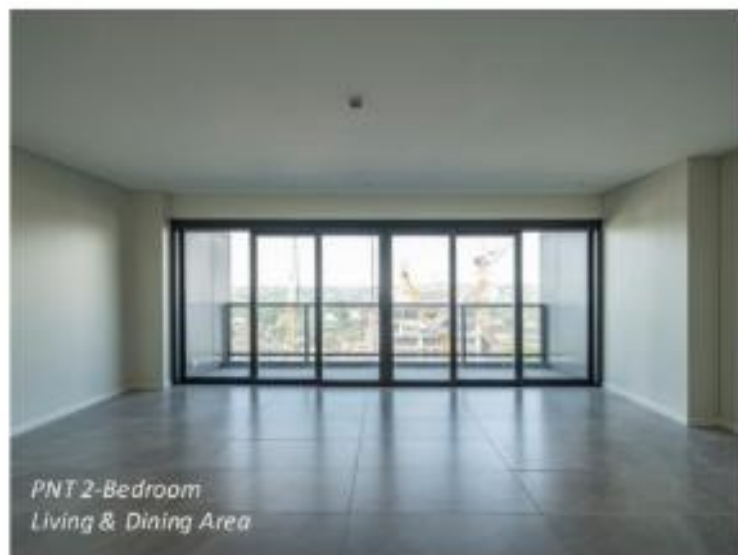
July 2026

- Construction now reaching the upper podium levels.
- Structural works are currently underway on the 10th and 11th floors.
- Interior and exterior building works are advancing up to the 6th floor.
- Installation of essential building services is also progressing through the lower levels, supporting the tower's continued development.



Parklinks South Tower – Actual Photo

PARKLINKS
NORTH TOWER





PARKLINKS
NORTH AND SOUTH TOWERS

THE
LATTICE
Parklinks

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