



**EDSA-Boni MRT Station**

# A mixed use condominium development with residential and retail component.

**Light**  
RESIDENCES



- Situated on a 1.9-hectare prime lot at the corner of EDSA and Madison St. in Mandaluyong.
- 3 Residential towers offering Studio Units, 1-Bedroom Units and 2-Bedroom Units with a total inventory of 4,227 units.
- Two-level Light Mall that will feature the 4,000 square meter Savemore Market as anchor merchant (there will be about 10,000 square meters of leasable retail spaces to offer).
- 20,000 square meter shopping mall.

OVERVIEW

All information is intended to give a general overview of the project.  
The developer reserves the right to modify as it sees fit without prior notice.

**Centrally and conveniently located  
at the heart of Metro Manila.**



- Bounded by EDSA and Madison Street
- Offers the convenience of in-city living with its proximity to business districts, commercial centers, educational institutions, churches and hospitals

*LOCATION*



Makati Skyline



Ortigas Skyline



Bonifacio Skyline

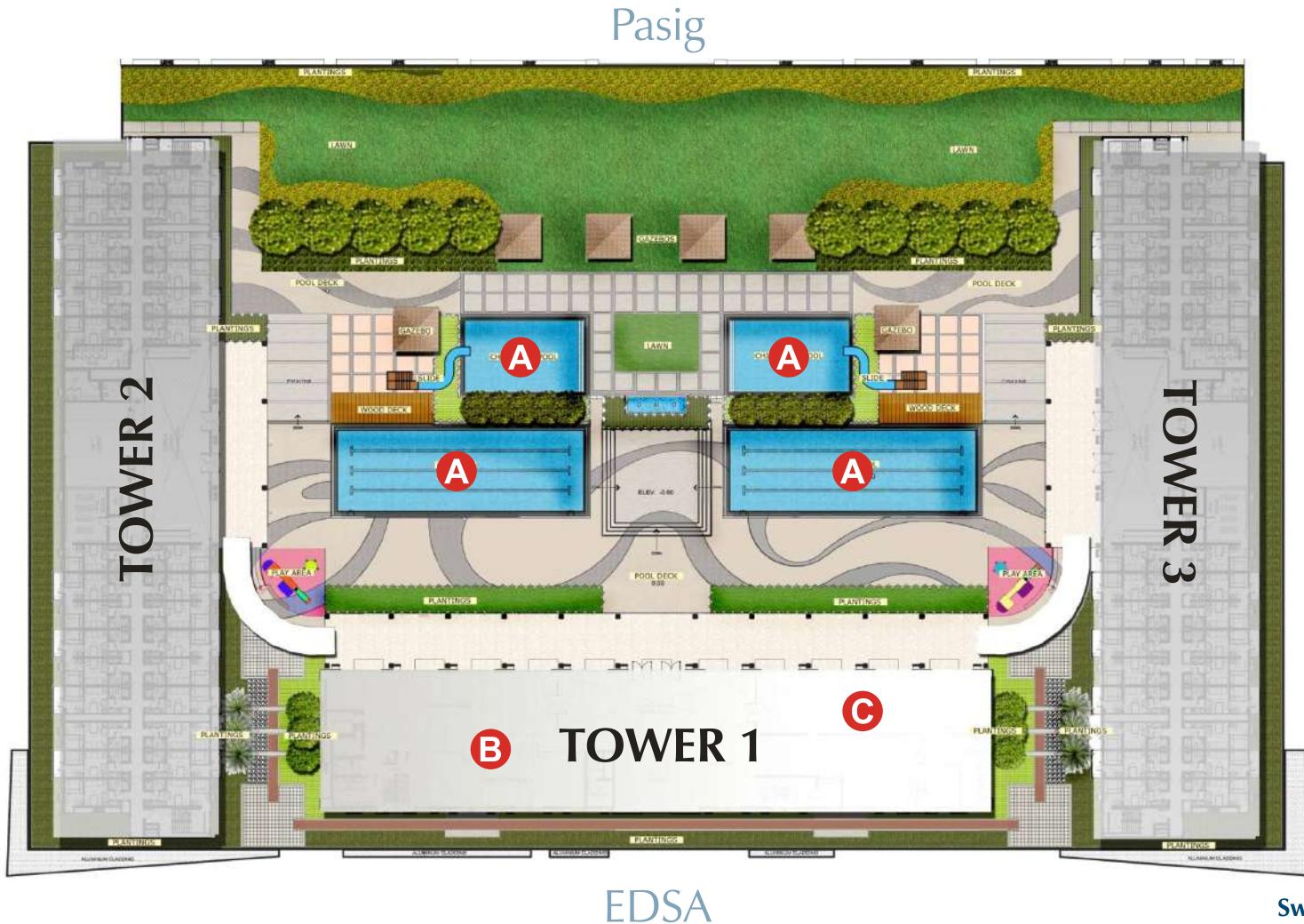
# RECREATIONAL DECK

8th Floor



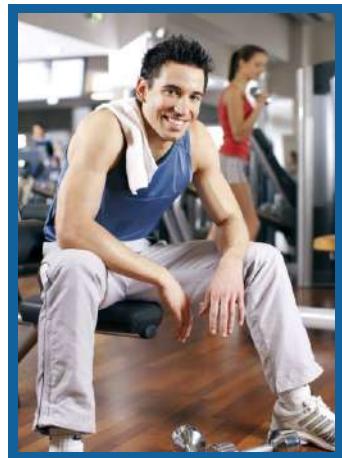
Makati & Bonifacio Global City  
Skylines

Ortigas Skyline  
MADISON ST.



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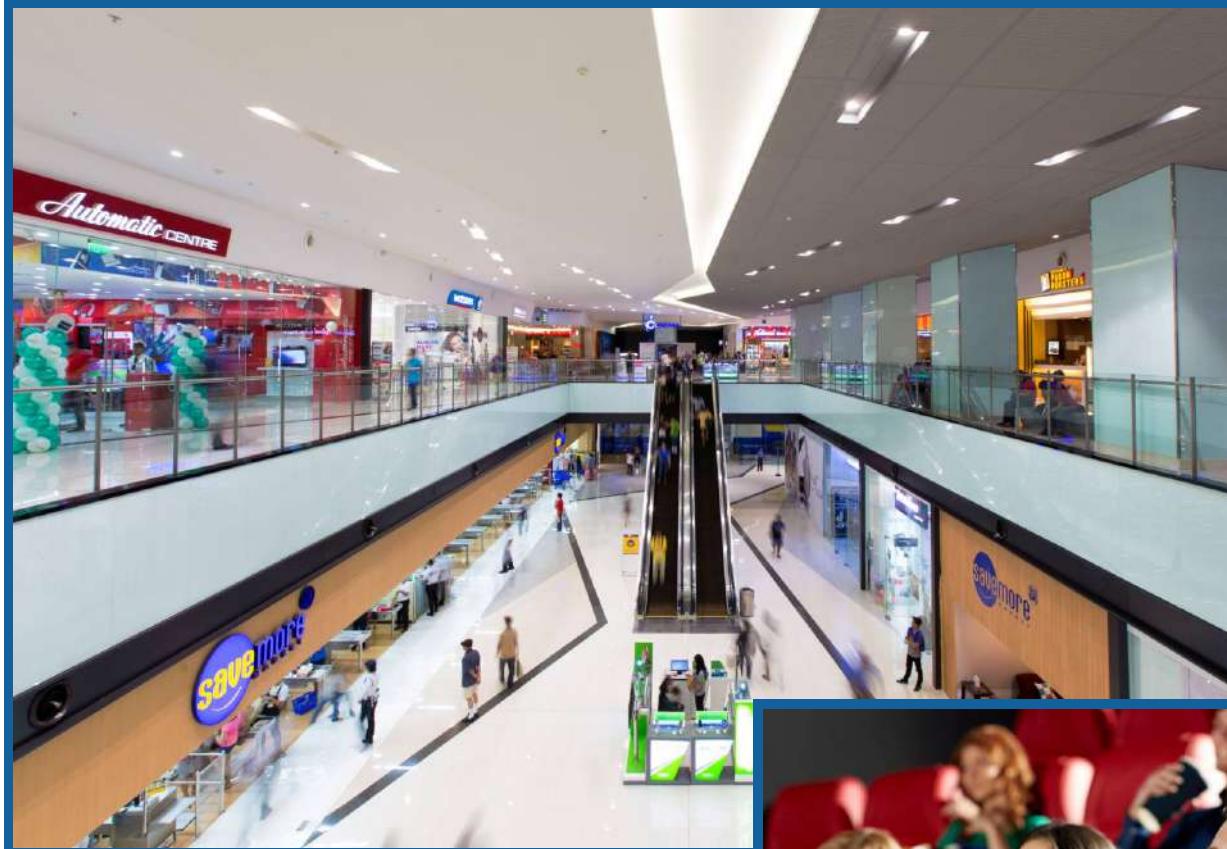
Site Development Plan



- Grand Lobby
- Swimming pools
- Function rooms
- Fitness Center
- Jogging path
- Cabanas
- Landscaped Gardens

*AMENITIES*

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- **4,000 sqm Savemore Market**
- **Retail Area**
- **Cinemas**
- **Interesting Retail Mix**



*Light* Mall at Light Residences

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# Promotes ease of living with the development's reliable support services.



- Four (4) high speed elevators per tower
  - Capacity per elevator
    - Passenger: 20 persons
    - Freight: 21 persons
- 24-hour security
- Automatic fire alarm system
- Centralized mail room system at the 8th Floor
- Centralized garbage collection and disposal system through Property Management.
- Back-up power
  - Commercial spaces: 100%
  - Residential units:
    - 1 light receptacle for each bedroom
    - 1 light receptacle for living room
    - 1 outlet for refrigerator
  - Common areas: 100%
- Three (3) levels of above ground parking (Podium 3, 5 and 7)
  - Total no. of parking slots for residential: 922 slots

*FACILITIES*

# THE PODIUM

Ground Floor (Commercial Area)



MADISON ST.



EDSA



FLOOR PLAN

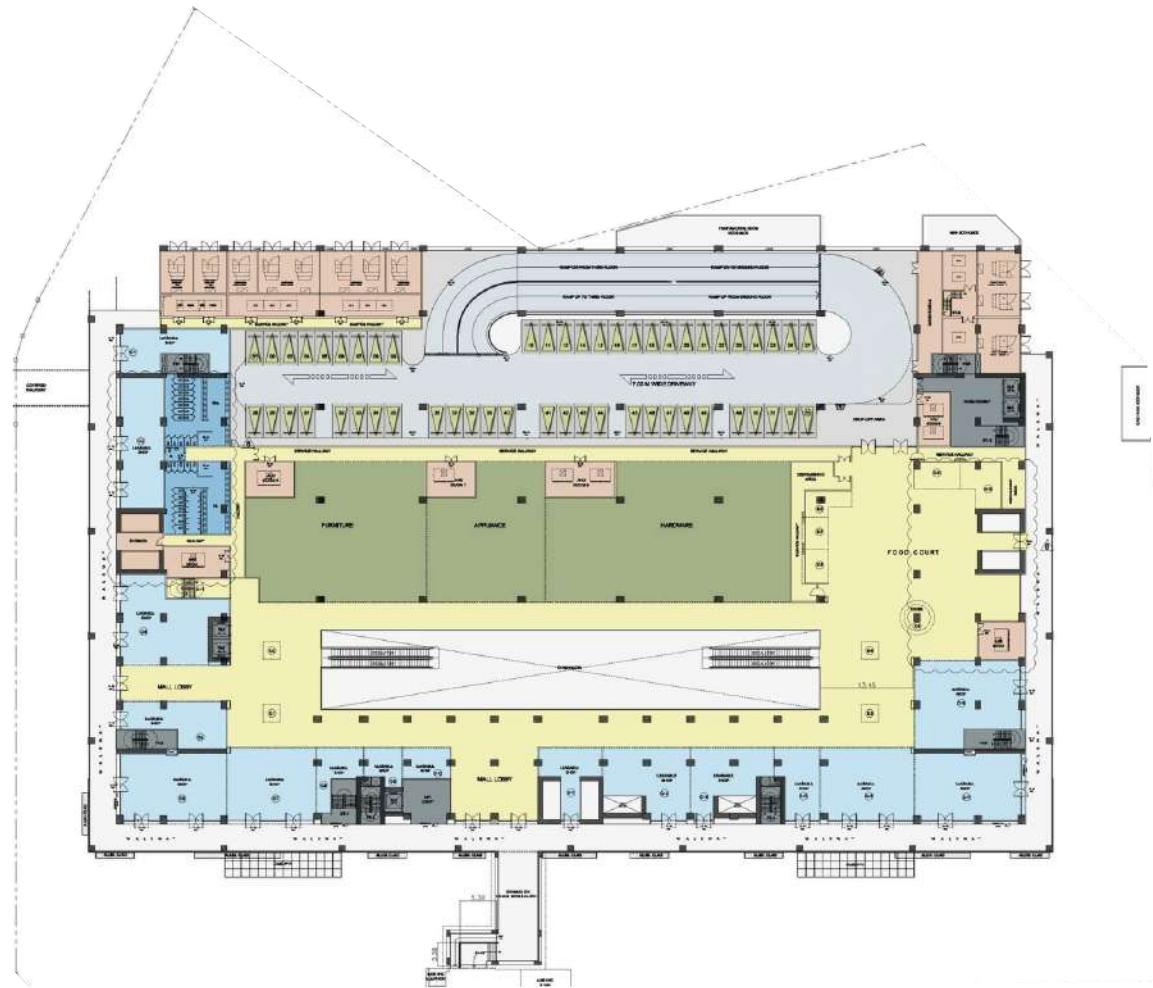
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# THE PODIUM

2nd Floor (Commercial Area)



MADISON ST.



EDSA

FLOOR PLAN



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# THE PODIUM

3rd Floor (Parking - 301 Car Slots)



MADISON ST.



EDSA



FLOOR PLAN

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# THE PODIUM

5th Floor (Parking - 310 Car Slots)



MADISON ST.



EDSA



FLOOR PLAN

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# THE PODIUM

7th Floor (Parking - 311 Car Slots)



MADISON ST.



EDSA



FLOOR PLAN

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## TOWER 1

Unit Type	Total No. of Units	%
Studio	391	30%
1-Bedroom	422	32%
1-Bedroom with Balcony	388	30%
1-Bedroom Deluxe	35	3%
2-Bedroom	71	5%
<b>TOTAL</b>	<b>1,307</b>	<b>100%</b>

*Unit Mix*

# TOWER 1

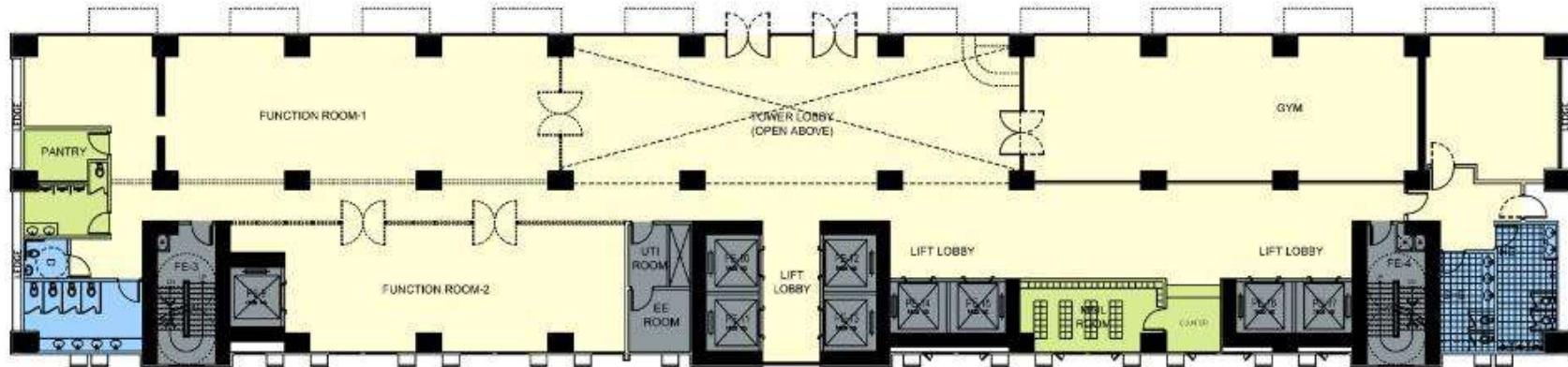
8th Floor - RECREATIONAL DECK



TOWER 2

AMENITY AREA

TOWER 3



EDSA



FLOOR PLAN

# TOWER 1

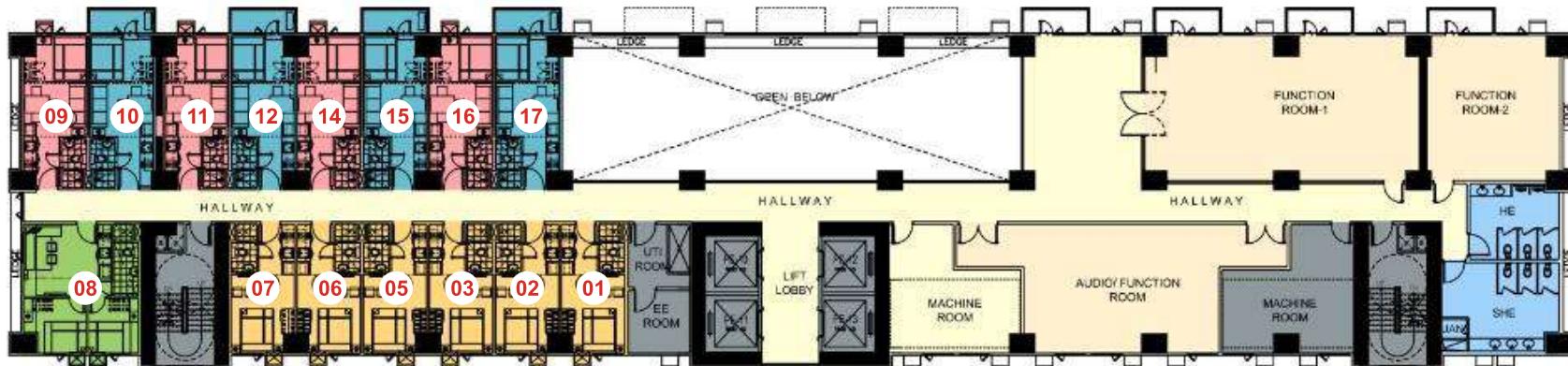
10th Floor



TOWER 2

AMENITY AREA

TOWER 3



EDSA



FLOOR PLAN

**AVAILABLE UNITS:**  
**Six (6) Studio Units**  
**Eight (8) 1-Bedroom Units**  
**One (1) 2-Bedroom Unit**

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# TOWER 1

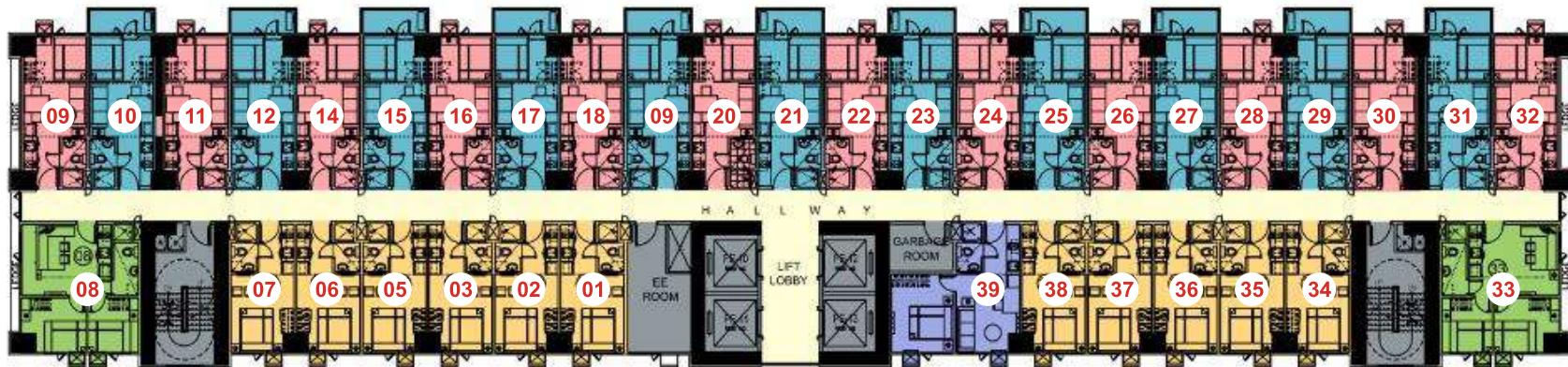
11th to 49th Floor



TOWER 2

AMENITY AREA

TOWER 3



EDSA

TYPICAL FLOOR PLAN

#### AVAILABLE UNITS PER FLOOR:

- Eleven (11) Studio Units
- Twenty-Three (23) 1-Bedroom Units
- One (1) 1-Bedroom Deluxe Unit
- Two (2) 2-Bedroom Units

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# TOWER 1

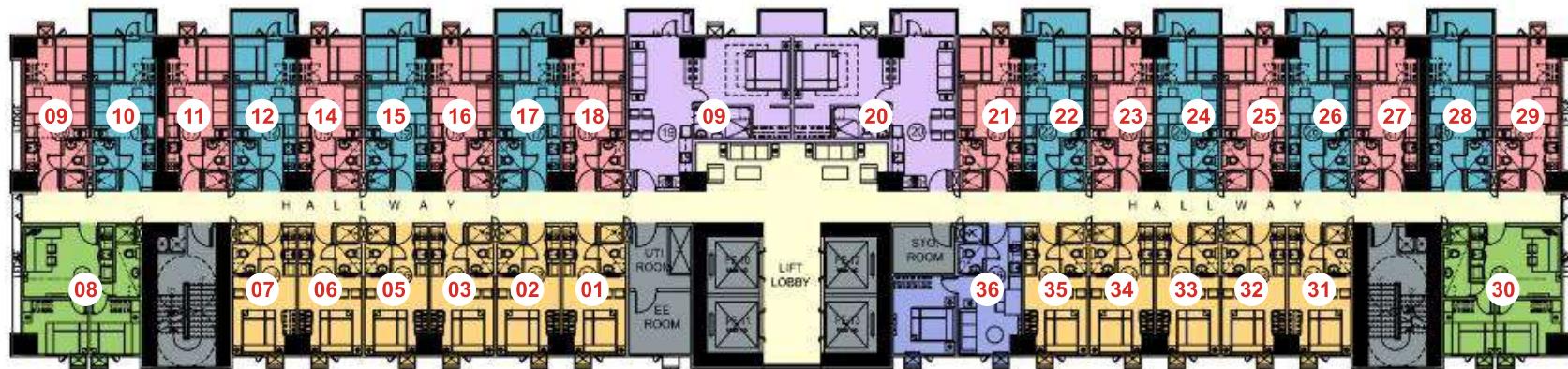
## Penthouse (50th Floor)



TOWER 2

AMENITY AREA

TOWER 3



EDSA



FLOOR PLAN

### AVAILABLE UNITS:

- Eleven (11) Studio Units
- Eighteen (18) 1-Bedroom Units
- One (1) 1-Bedroom Deluxe Unit
- Two (2) 2-Bedroom Units
- Two (2) 1-Bedroom Penthouse Units

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# TOWER 1

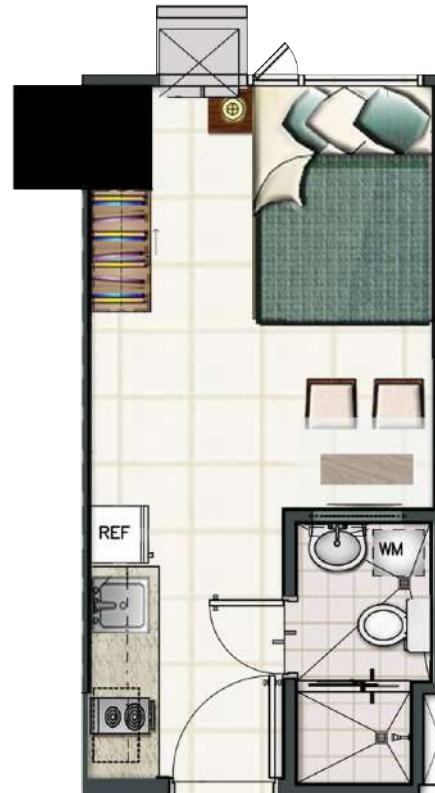
**Light**  
RESIDENCES



**1-Bedroom Unit with Balcony**  
27 sq.m.



**1-Bedroom Unit**  
23 sq.m.



**Studio Unit**  
20 sq.m.

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*UNIT PLANS*



## TOWER 3

Unit Type	Total No. of Units	%
1-Bedroom	730	50%
1-Bedroom with Balcony	692	47%
2-Bedroom with Balcony	36	2%
1-Bedroom Suite at PH	2	1%
<b>TOTAL</b>	<b>1,460</b>	<b>100%</b>

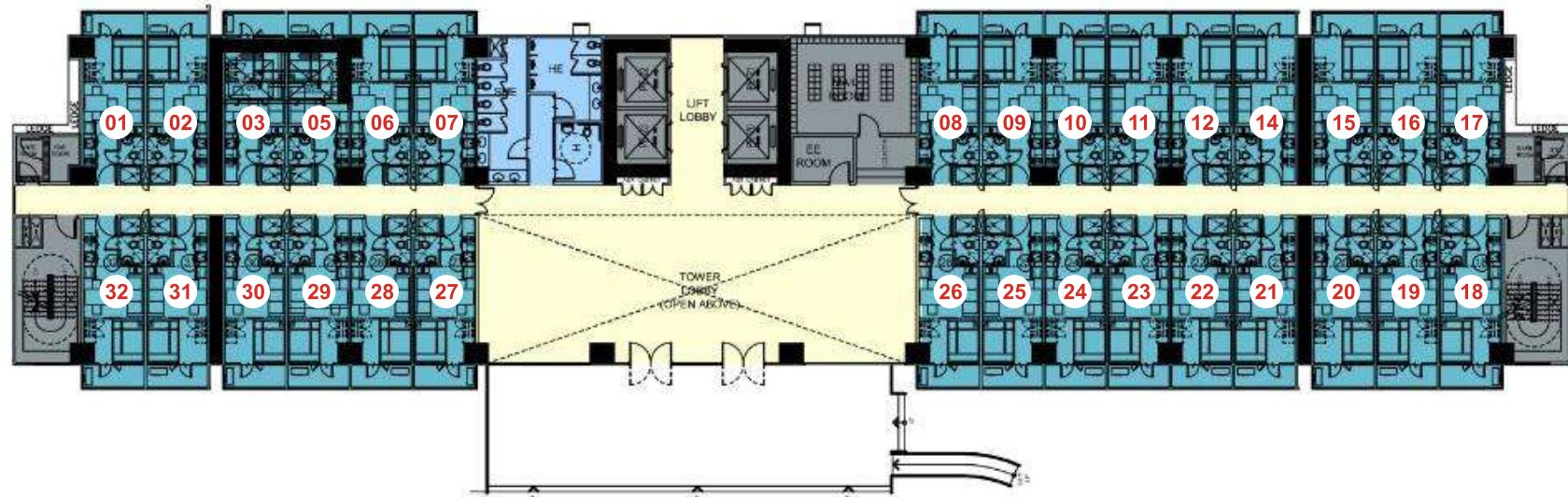
Unit Mix

# TOWER 3

8th Floor



MAKATI SKYLINE



AMENITY AREA

**AVAILABLE UNITS:**  
Thirty (30) 1-Bedroom Units

FLOOR PLAN

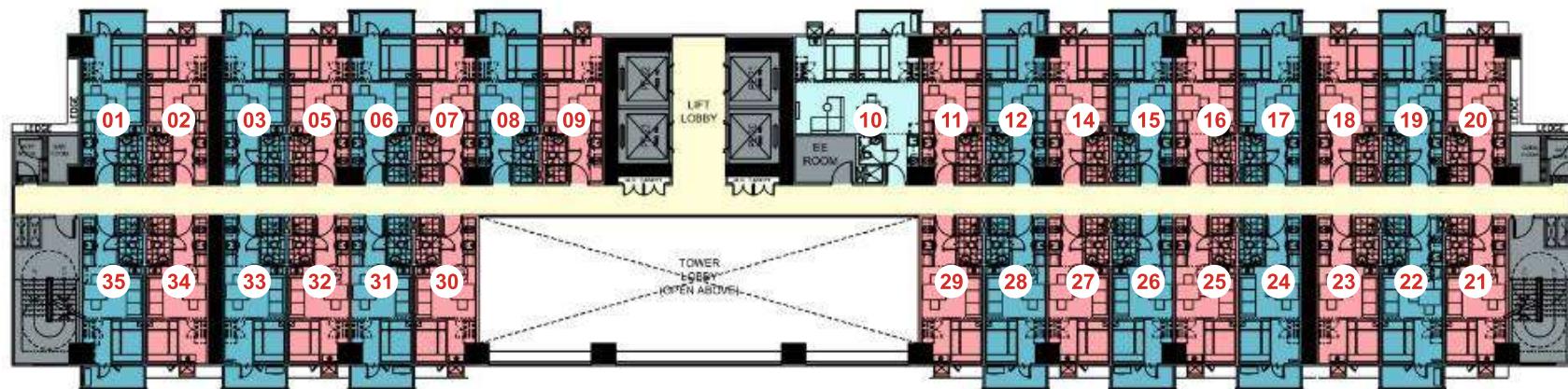
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# TOWER 3

10th Floor



MAKATI SKYLINE



AMENITY AREA

#### AVAILABLE UNITS:

Thirty-Two (32) 1-Bedroom Units  
One (1) 2-Bedroom Unit

TYPICAL FLOOR PLAN

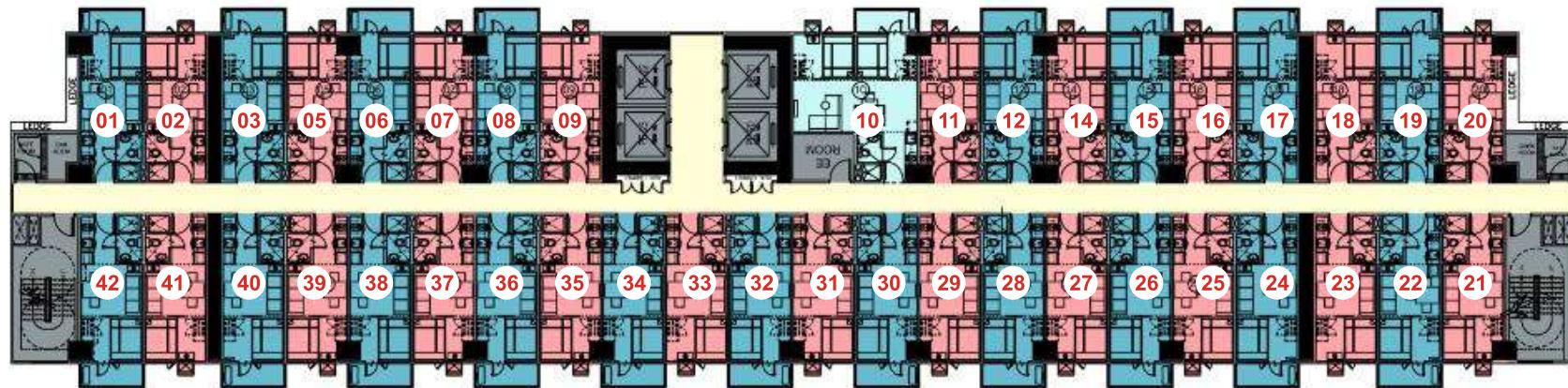
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# TOWER 3

11th to 49th Floors



MAKATI SKYLINE



EDSA



AMENITY AREA

#### AVAILABLE UNITS:

Thirty-Nine (39) 1-Bedroom Units  
One (1) 2-Bedroom Unit

FLOOR PLAN

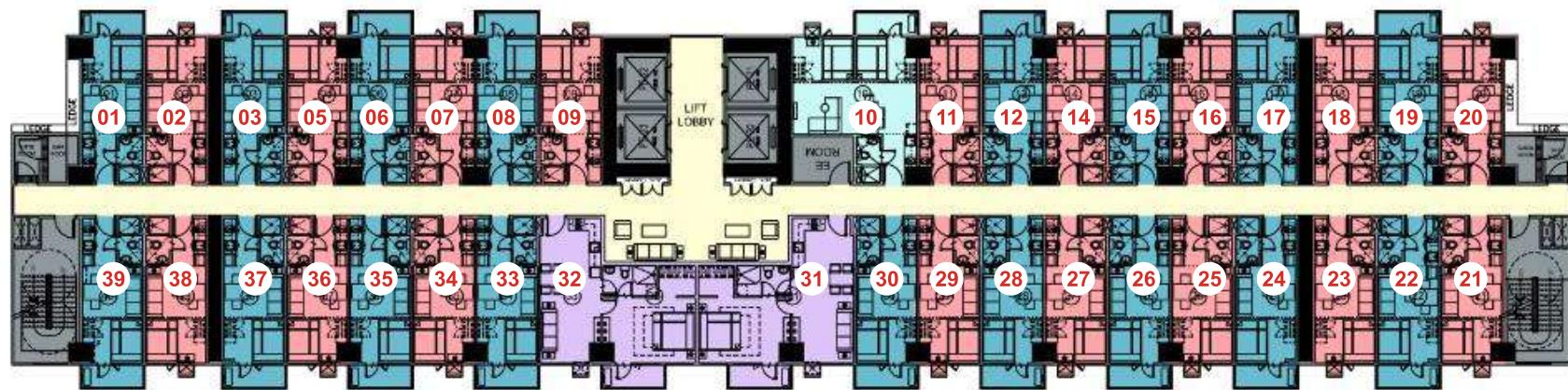
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# TOWER 3

## Penthouse (50th Floor)



MAKATI SKYLINE



AMENITY AREA

FLOOR PLAN

### AVAILABLE UNITS:

- Thirty-Three (33) 1-Bedroom Units
- One (1) 2-Bedroom Unit
- Two (2) 1-Bedroom Penthouse Units

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# TOWER 3



**1-Bedroom Unit with Balcony**  
**27 sq.m.**



**1-Bedroom Unit**  
**23 sq.m.**

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*UNIT PLANS*

# TOWER 3



**2-Bedroom Unit  
with Balcony  
43 sq.m.**

UNIT FLOOR PLAN

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