THE ESTATE
MAKATI

BUILDING FACADE, ARTIST'S PERSPECTIVE

THE ESTATE

MAKATI

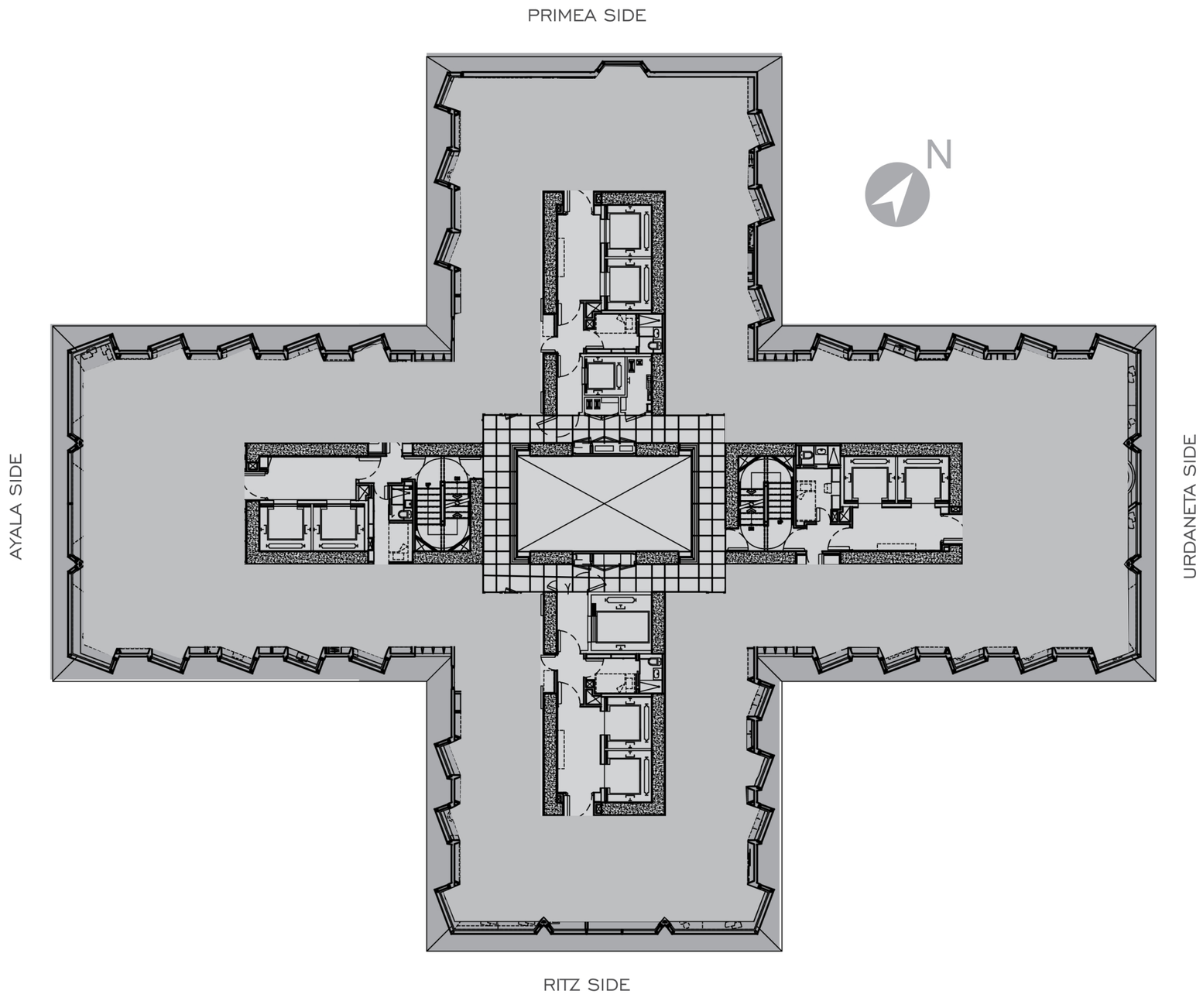
DRIVE WAY, ARTIST'S PERSPECTIVE

THE ESTATE
MAKATI

CROSSING BORDERS

The Estate is for the discerning few, housing 188 flats, keeping only 4 flats to a floor. Each floor in turn contains a sequestered lift lobby, while the building sports a four-meter elevated driveway—guaranteeing exclusivity and privacy. The Cruciform structure gives each window the potential for the widest possible view, allowing tenants to look out, and no unwelcome eyes to look in.

This four-point design gives every flat a 270-degree view of the city below, further heightening the daily living experience. With this structure comes an atrium core, which lends itself to natural ventilation as well as room for air conditioning units, leaving the façade clean and undisrupted. This form also provides the most luxe elevator arrangement of two private lifts for every flat.



THE SURFACE

In the exterior itself also lies the signature of Foster + Partners: the very surface of the building is made of glass fiber-reinforced concrete, creating a non-staining finish designed to resist the marks and harmful effects of air pollution, rendering cleaning and repainting unnecessary. This makes it more than ideal for Makati's micro-climate, as well as the Metro Manila conditions in general. Apart from resisting harmful environmental factors, The Estate is designed to actually contribute to the city-wide ecology, rather than just being a part of it—generous, shared green spaces don't only benefit the residents, but also create “living roofs”, increasing biodiversity in an urban setting. Unhindered aeration, energy-efficient spaces and utilities, and deep shading all play their part in improving the lives of tenants and non-tenants alike.

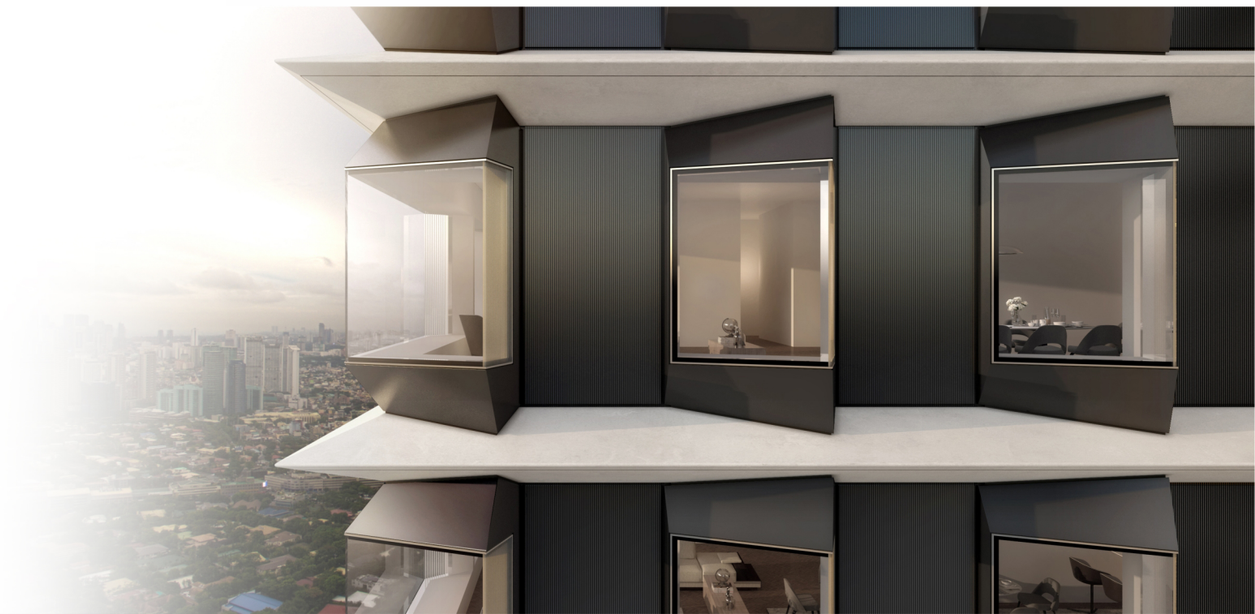
THE SPACE

A single open space can give the occupant freedom of choice—but that can very quickly become a burden in itself. Instead of restrictive walls, obtrusive home features, and the need to maneuver around sectioned off spaces, The Estate boasts the double-slab function, which is normally reserved for more commercial structures, giving each flat a column-free design. These double slabs contain the unsightly necessaries—wires and pipes and such—keeping the flat reconfigurable for every change, whether in taste or in lifestyle.

Image demonstrates The Estate's double slab feature and is not a depiction of the facade.

THE ANGLES

Natural light is made possible in this heavily urban setting with the treatment of the windows, which are specially built at an angle of 10 degrees, to allow both seclusion and an almost inhabitable, unhindered view of the city below. Optimized yet again by the lack of columns, this is the kind of attention to detail that further secures each tenant's privacy, while keeping their tether to the world. The angle of the windows also helps maximize each flat's space. Partnered with the column-free design, the entire layout essentially makes more room—with less. The whole project is designed so that residents can move in and around the structure's “outer skin”. Bathtubs, desks and day beds are integrated with the bay windows, making you practically one with the façade.



THE ESTATE
MAKATI

UNIT FINISHES

LIVING, DINING, MAIN KITCHEN, HALLWAYS TO BEDROOMS	LIFT LOBBY
• Natural Stone Flooring	• Terrazzo Flooring
• Painted Wall	• Reconstituted Stone Wall Finish
• Painted Ceiling	• Painted Ceiling

MASTERS BEDROOM, BEDROOM 1 OR 2	WALK IN CLOSETS
• Engineered Wood Flooring	• Engineered Wood Flooring
• Painted Wall	• Painted Wall
• Painted Ceiling	• Painted Ceiling
• Bedroom Closets	• Bedroom Closets

BEDROOM 1 OR 2	T & B / POWDER ROOM
• Engineered Wood Flooring	• Natural Stone Flooring
• Painted Wall	• Reconstituted Stone Wall Finish
• Painted Ceiling	• Painted Ceiling
• Bedroom Closets	

SERVICE KITCHEN	LAUNDRY AREA
• Ceramic Floor Tiles	• Ceramic Floor Tiles
• Painted Wall	• Painted Wall
• Painted Ceiling	• Painted Ceiling

T AND B FIXTURES

PENTHOUSE (56F - 59F)	HIGH ZONE	LOW ZONE
MASTERS' T&B	MASTERS' T&B	MASTERS' T&B
• Lavatory	• Lavatory	• Lavatory
• Water closet	• Water closet	• Water closet
• Bathtub with shower	• Bathtub with shower	• Bathtub with shower
BEDROOM 1 OR 2 OR 3	BEDROOM 1 OR 2	BEDROOM 1 OR 2
• Lavatory	• Lavatory	• Lavatory
• Water closet	• Water closet	• Water closet
• Shower	• Shower	• Shower
POWDER ROOM	POWDER ROOM	POWDER ROOM
• Lavatory	• Lavatory	• Lavatory
• Water closet	• Water closet	• Water closet

APPLIANCES AND EQUIPMENT

MAIN KITCHEN	• Island Counter with kitchen sink and 4 burner induction cooker with downdraft exhaust system
	• Concealed counter with overhead cabinet and refrigerator
SERVICE KITCHEN	• Kitchen counter with kitchen sink, overhead cabinet, and 4 burner cooktop
	• Provision for refrigerator
LAUNDRY AREA	• Water heater tank type
	• Provision for Washing Machine and Dryer

VRF AIRCONDITIONER

LOW ZONE AND HIGH ZONE (26F to 33F, 35F to 43F, 45F to 53F, 55F)		SUB PENTHOUSE (2 Storey)		PRIME PENTHOUSE (3 Storey)	
Unit A	• 2 units of 6.4 TR	Unit A (56F)	• Unit Lounge (open)	Unit A (58F)	• 2 units of 6.4 TR
Unit B	• 2 units of 6.4 TR	(57F)	• 2 units of 6.4 TR	(59F)	• 2 units of 6.4 TR
Unit C	• 2 units of 6.4 TR	Unit B (56F)	• Unit Lounge (open)	(60F)	• Unit Lounge (open)
Unit D	• 2 units of 6.4 TR	(57F)	• 2 units of 6.4 TR	Unit B (58F)	• 2 units of 6.4 TR
		Unit C (56F)	• Unit Lounge (open)	(59F)	• 2 units of 6.4 TR
		(57F)	• 2 units of 6.4 TR	(60F)	• Unit Lounge (open)
		Unit D (56F)	• Unit Lounge (open)	Unit C (58F)	• 2 units of 6.4 TR
		(57F)	• 2 units of 6.4 TR	(59F)	• 2 units of 6.4 TR
				(60F)	• Unit Lounge (open)
				Unit D (58F)	• 2 units of 6.4 TR
				(59F)	• 2 units of 6.4 TR
				(60F)	• Unit Lounge (open)

HLURB LS No. 033466
Ayala Avenue, Brgy. Urdaneta , Makati City
Completion Date: December 31, 2023
Developer: ST 6747 Resources Corporation

THE ESTATE
MAKATI

PROPERTY SPECIALIST TRAINING MANUAL

THE ESTATE
MAKATI

ARRIVAL LOUNGE, ARTIST'S PERSPECTIVE

THE ESTATE

MAKATI

LOBBY ATRIUM LOUNGE, ARTIST'S PERSPECTIVE

THE ESTATE

MAKATI

FUNCTION ROOM, ARTIST'S PERSPECTIVE

THE ESTATE
MAKATI

SWIMMING POOL, ARTIST'S PERSPECTIVE

THE ESTATE
MAKATI

GYM, ARTIST'S PERSPECTIVE

THE ESTATE
MAKATI

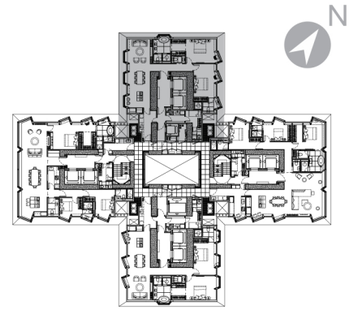
WINE TASTING LOUNGE, ARTIST'S PERSPECTIVE

THE ESTATE
MAKATI

SKY LOUNGE, ARTIST'S PERSPECTIVE

THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE



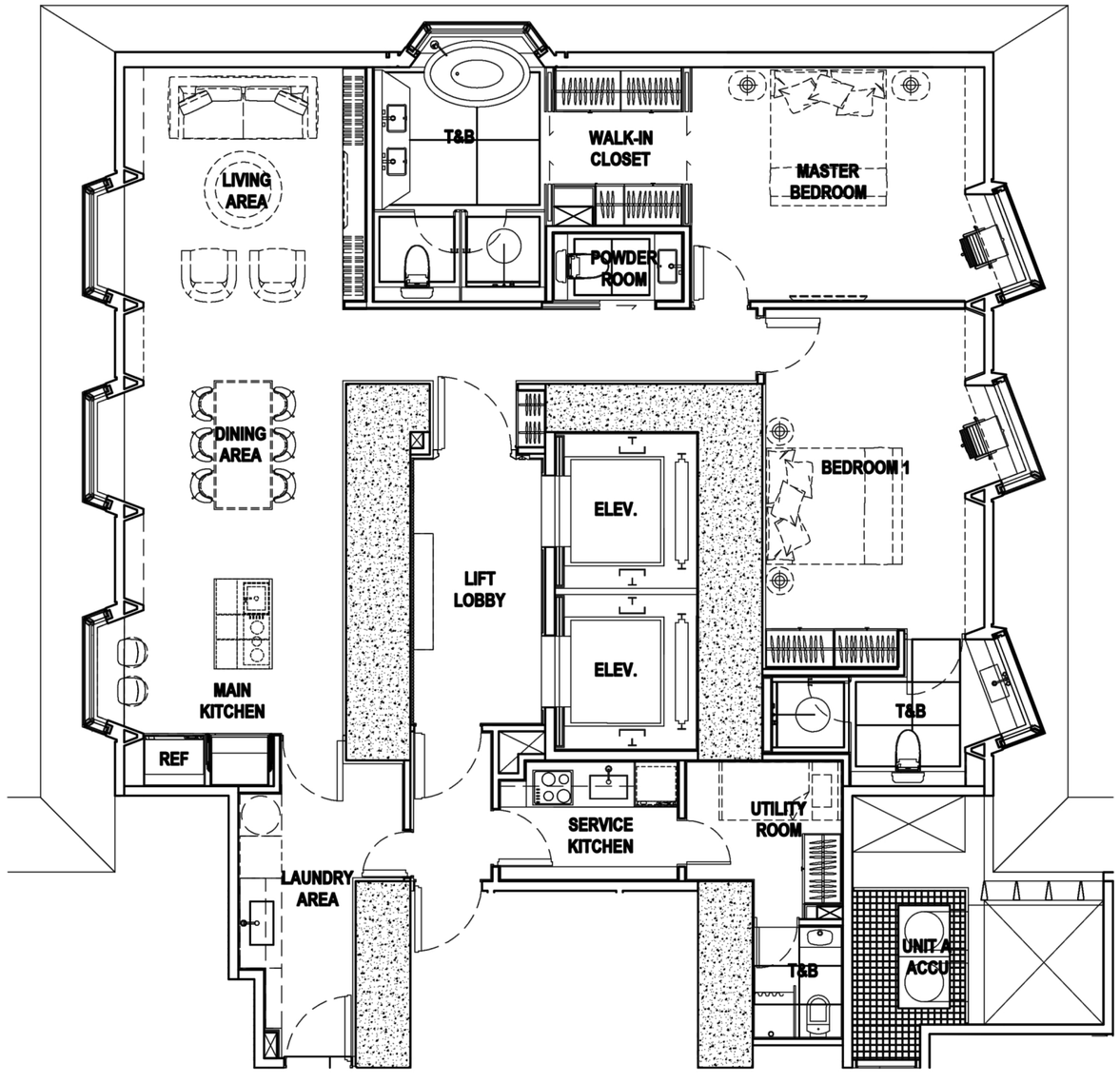
THE ESTATE
MAKATI

LZ - LEGACY
3F / 5F TO 12F / 15F TO 23F

A SIDE UNIT
2 BEDROOM FLAT

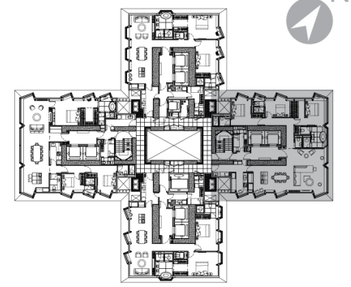
±151.10 SQM / ±1,626.42 SQFT
2 PARKING SLOTS

PRIMEA SIDE



THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE



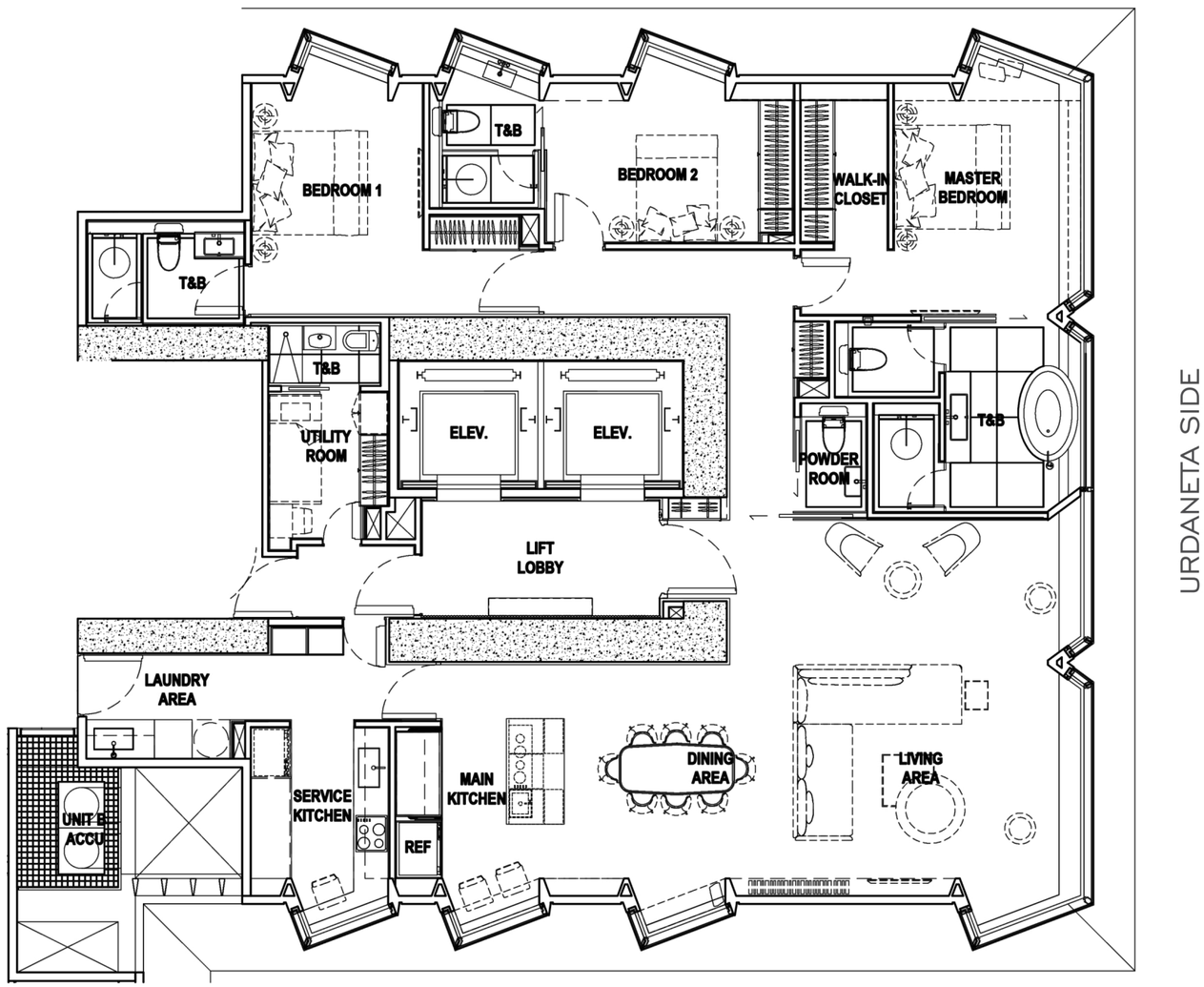
THE ESTATE
MAKATI

LZ - LEGACY
3F / 5F TO 12F / 15F TO 23F

B SIDE UNIT

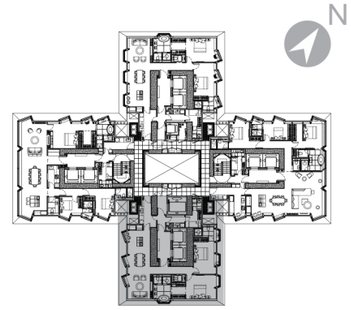
3 BEDROOM FLAT

±195.08 SQM / ±2,099.82 SQFT
3 PARKING SLOTS



THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE



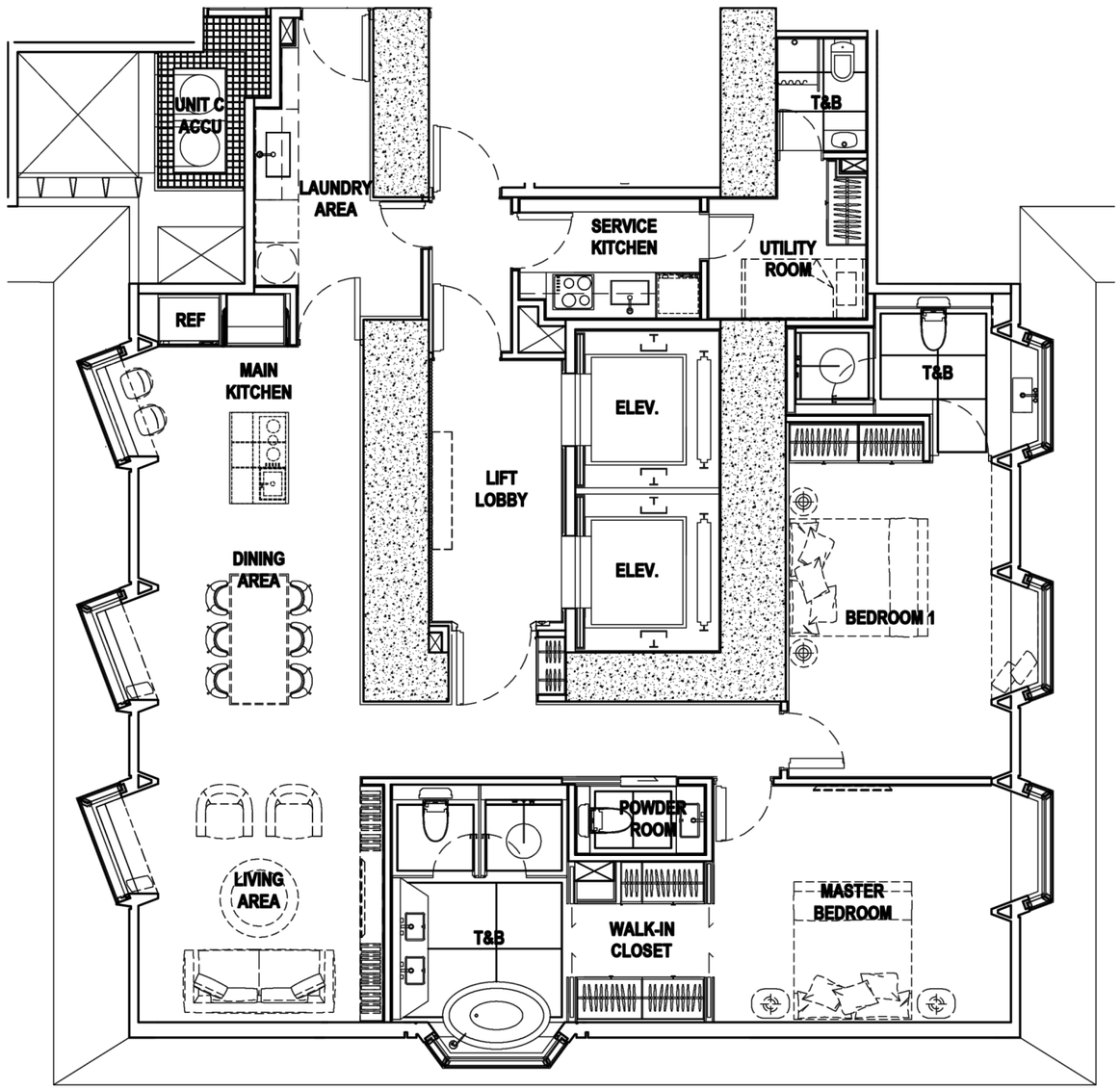
THE ESTATE
MAKATI

LZ - LEGACY
3F / 5F TO 12F / 15F TO 23F

C SIDE UNIT

2 BEDROOM FLAT

±151.10 SQM / ±1,626.42 SQFT
2 PARKING SLOTS



RITZ SIDE

THE ESTATE
MAKATI

DRESSED UP UNIT, ARTIST'S PERSPECTIVE

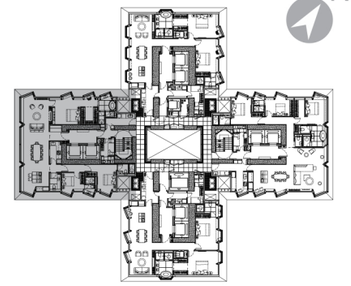
THE ESTATE
MAKATI

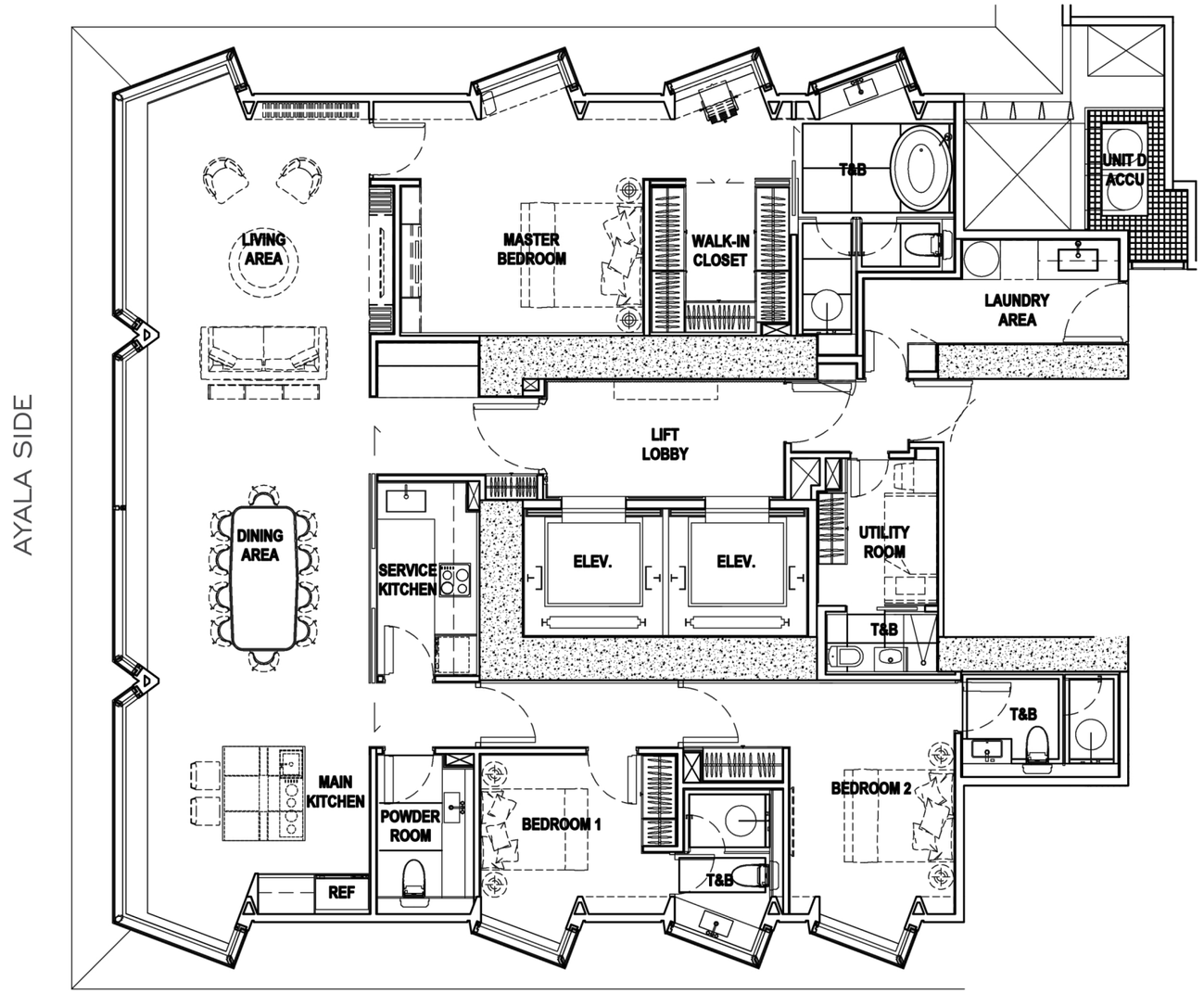
LZ - LIFESTYLE
3F / 5F TO 12F / 15F TO 23F

D SIDE UNIT

3 BEDROOM FLAT

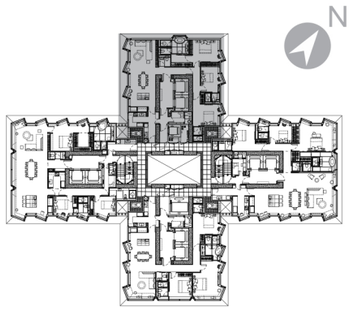
±195.08 SQM / ±2,099.82 SQFT
3 PARKING SLOTS





THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE



THE ESTATE
MAKATI

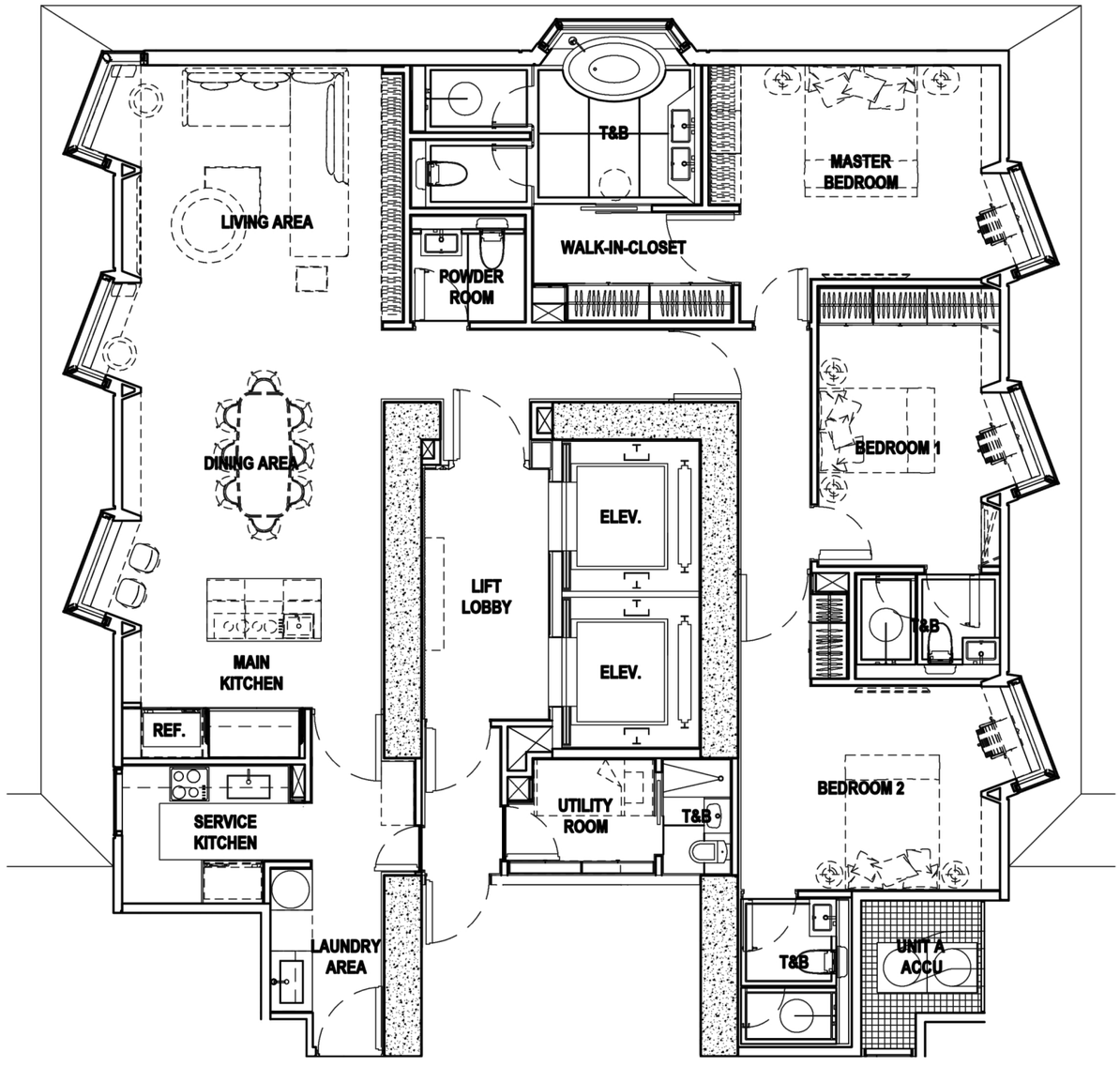
HZ - LEGACY
26F TO 33F / 35F TO 43F
45F TO 53F / 55F

A SIDE UNIT

3 BEDROOM FLAT

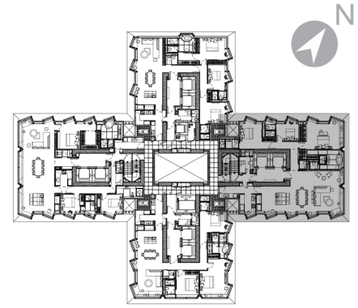
±179.73 SQM / ±1,934.59 SQFT
3 PARKING SLOTS

PRIMEA SIDE



THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE



THE ESTATE

MAKATI

HZ - LEGACY

26F TO 33F / 35F TO 43F

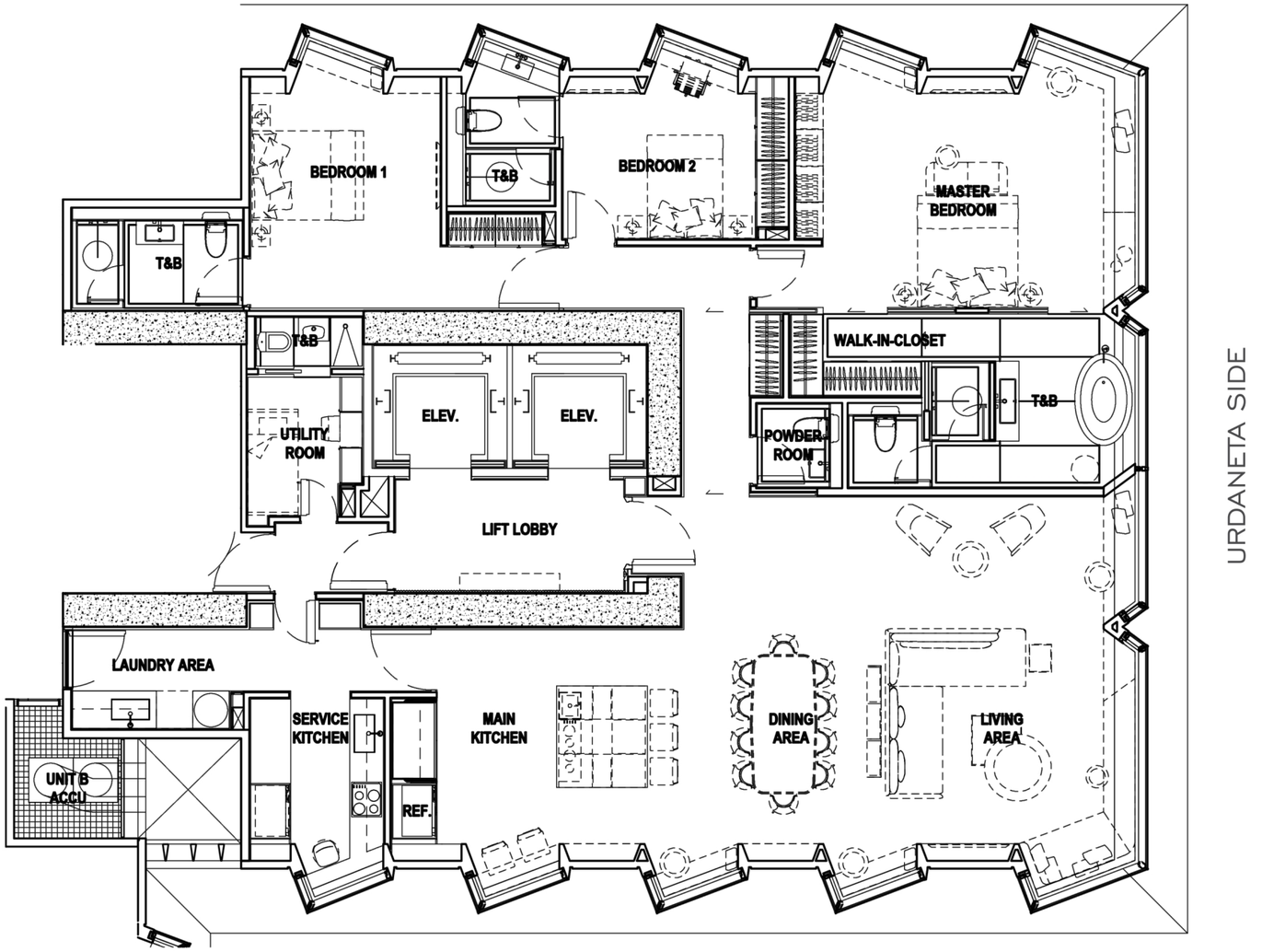
45F TO 53F / 55F

B SIDE UNIT

3 BEDROOM PREMIUM FLAT

±224.50 SQM / ±2,416.49 SQFT

4 PARKING SLOTS



THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE

THE ESTATE

MAKATI

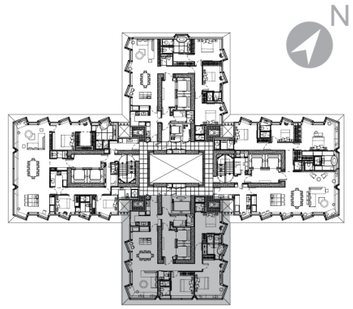
HZ - LEGACY

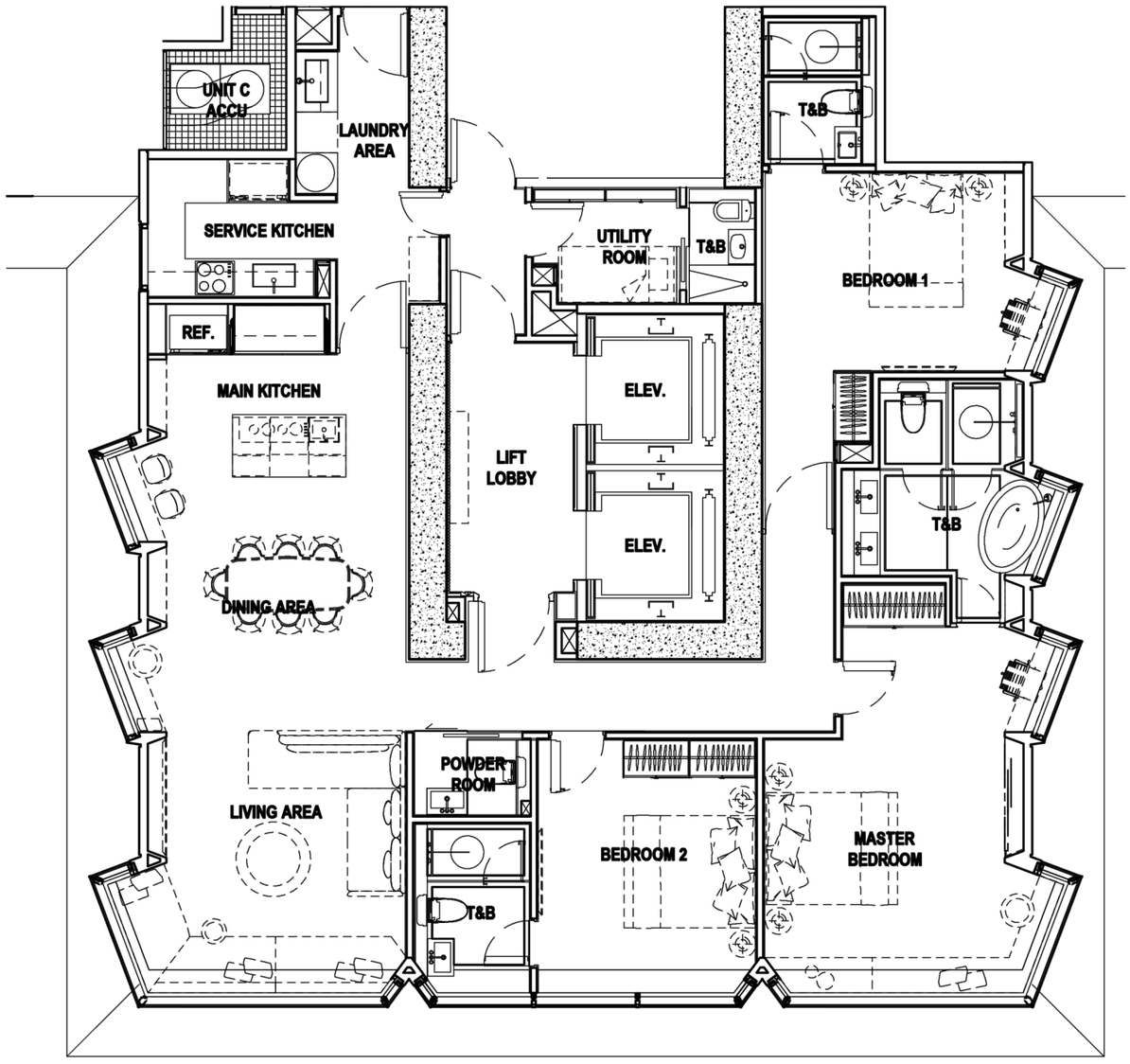
26F TO 33F / 35F TO 43F
45F TO 53F / 55F

C SIDE UNIT

3 BEDROOM FLAT

±178.06 SQM / ±1,916.62 SQFT
3 PARKING SLOTS





RITZ SIDE

THE ESTATE

MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE

THE ESTATE

MAKATI

HZ - LIFESTYLE

26F TO 33F / 35F TO 43F

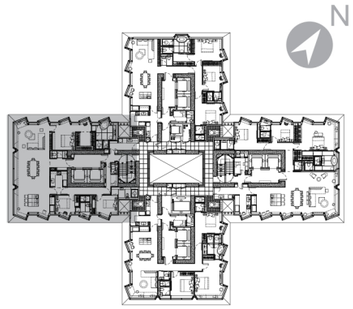
45F TO 53F / 55F

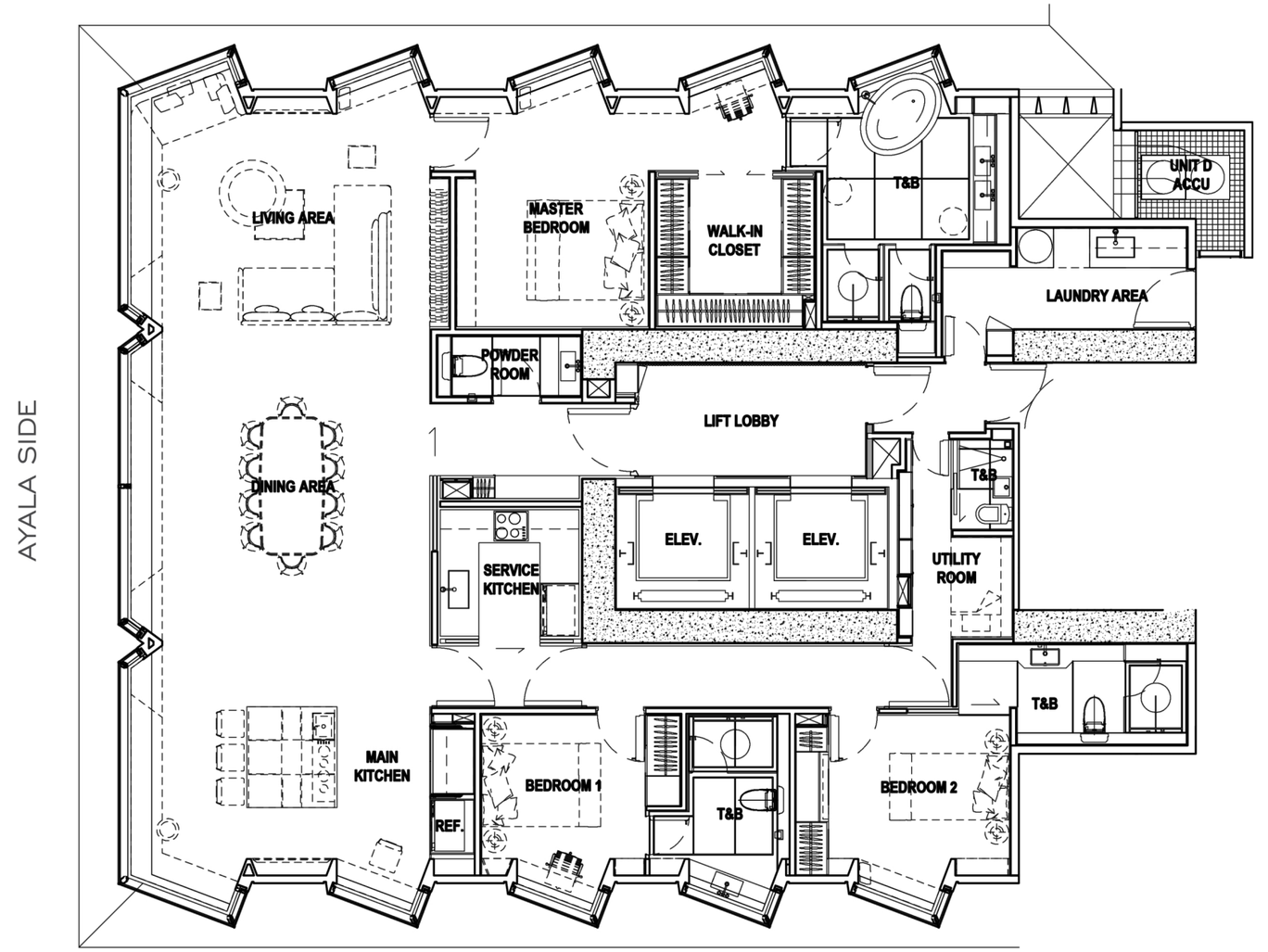
D SIDE UNIT

3 BEDROOM PREMIUM FLAT

±224.50 SQM / ±2,416.49 SQFT

4 PARKING SLOTS





THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE

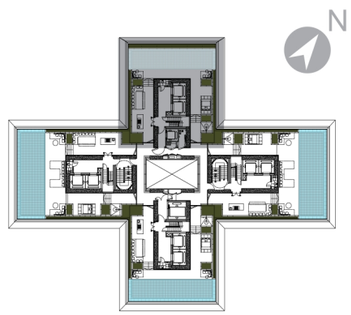
THE ESTATE
MAKATI

SUB PENTHOUSE
56F - 57F

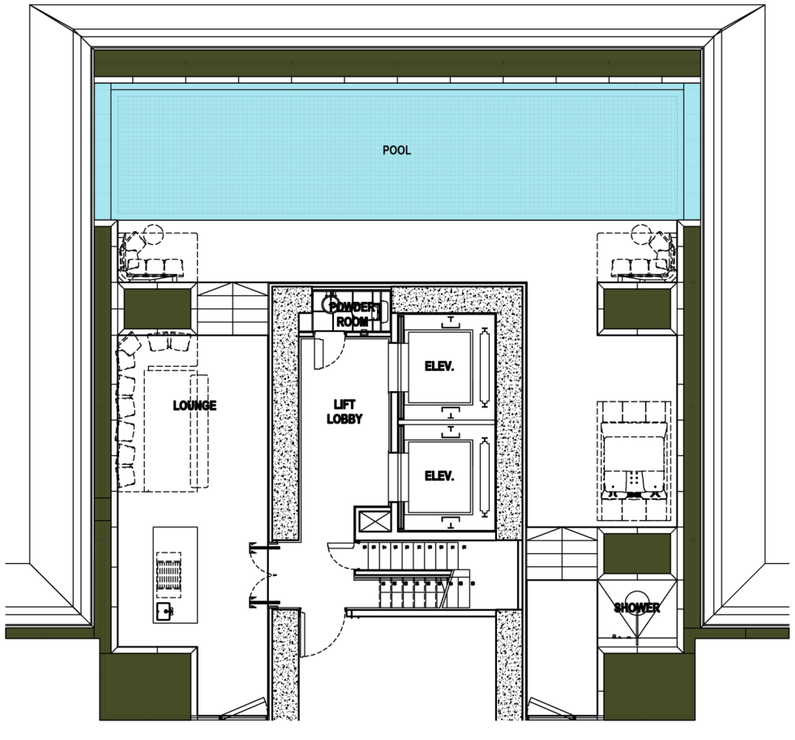
A SIDE UNIT

3 BEDROOM FLAT

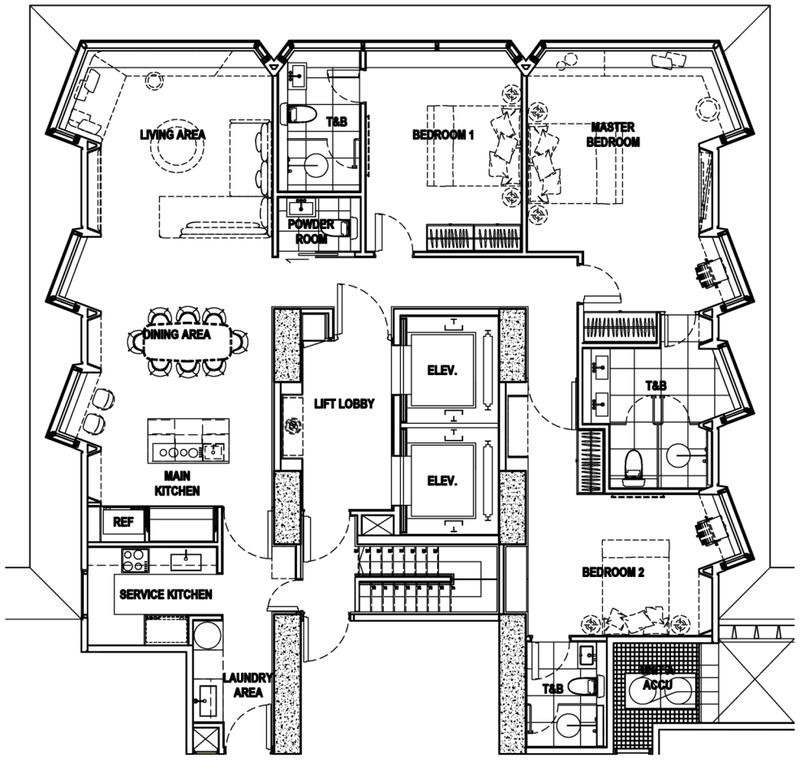
±381.17 SQM / ±4,102.88 SQFT
4 PARKING SLOTS



PRIMEA SIDE



56F



57F

THE ESTATE
MAKATI

POOL AREA, ARTIST'S PERSPECTIVE

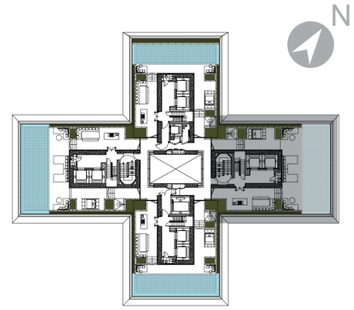
THE ESTATE
MAKATI

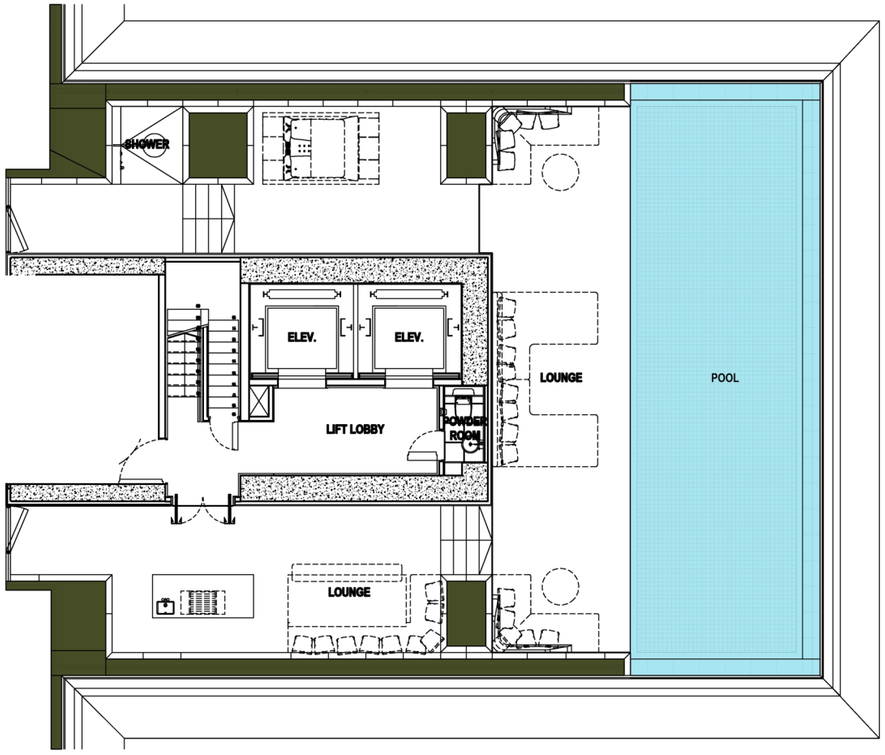
SUB PENTHOUSE
56F - 57F

B SIDE UNIT

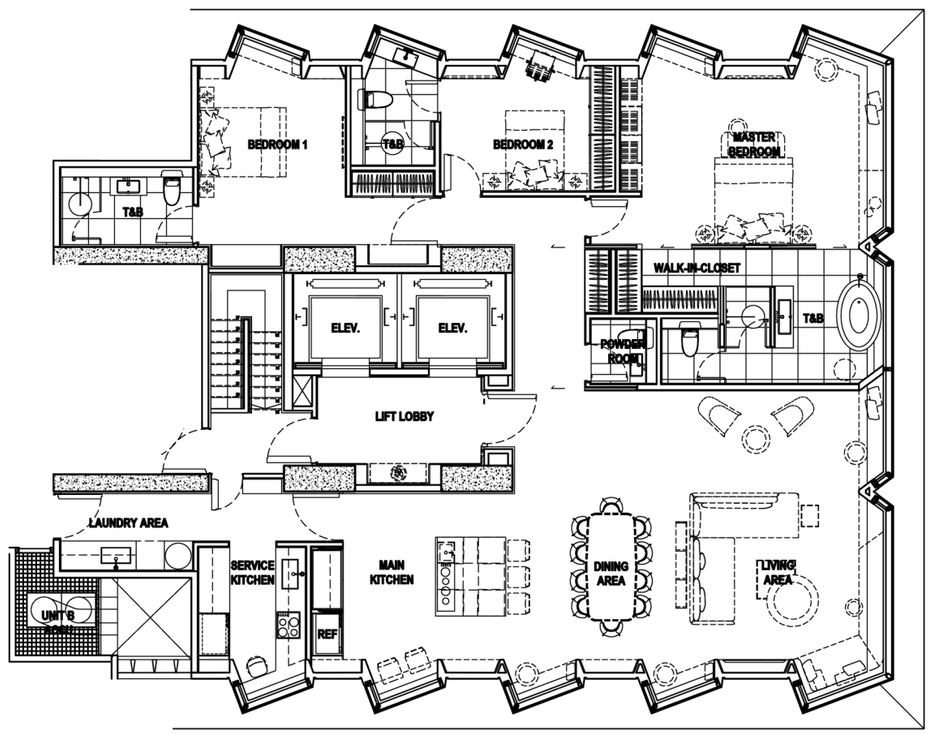
3 BEDROOM FLAT

±465.21 SQM / ±5,007.48 SQFT
4 PARKING SLOTS





56F



57F

URDANETA SIDE

THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE

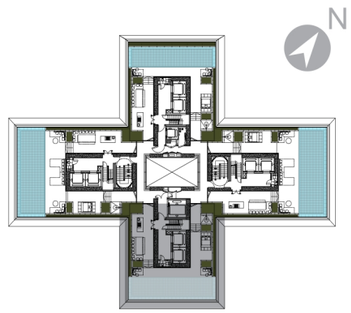
THE ESTATE
MAKATI

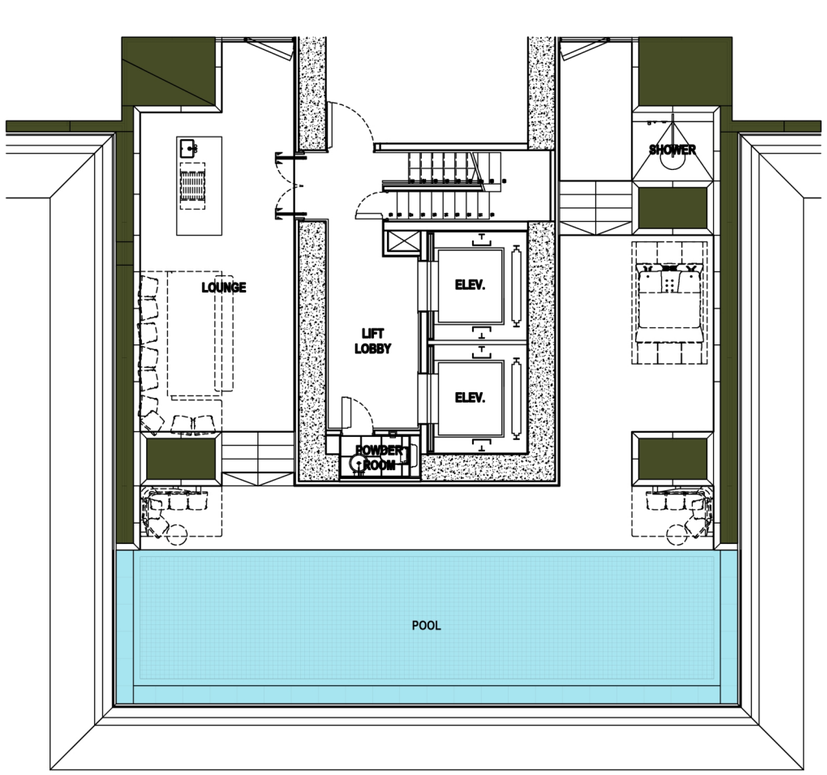
SUB PENTHOUSE
56F - 57F

C SIDE UNIT

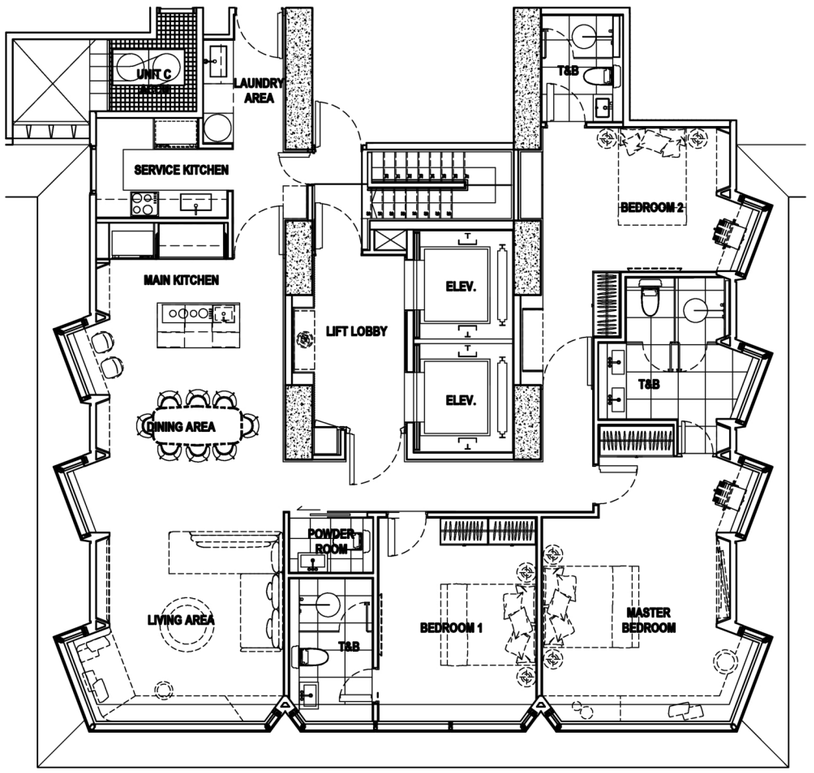
3 BEDROOM FLAT

±381.17 SQM / ±4,102.88 SQFT
4 PARKING SLOTS





56F



57F

RITZ SIDE

THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE

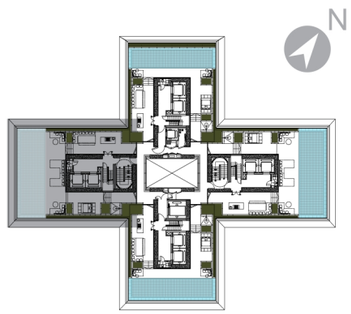
THE ESTATE
MAKATI

SUB PENTHOUSE
56F - 57F

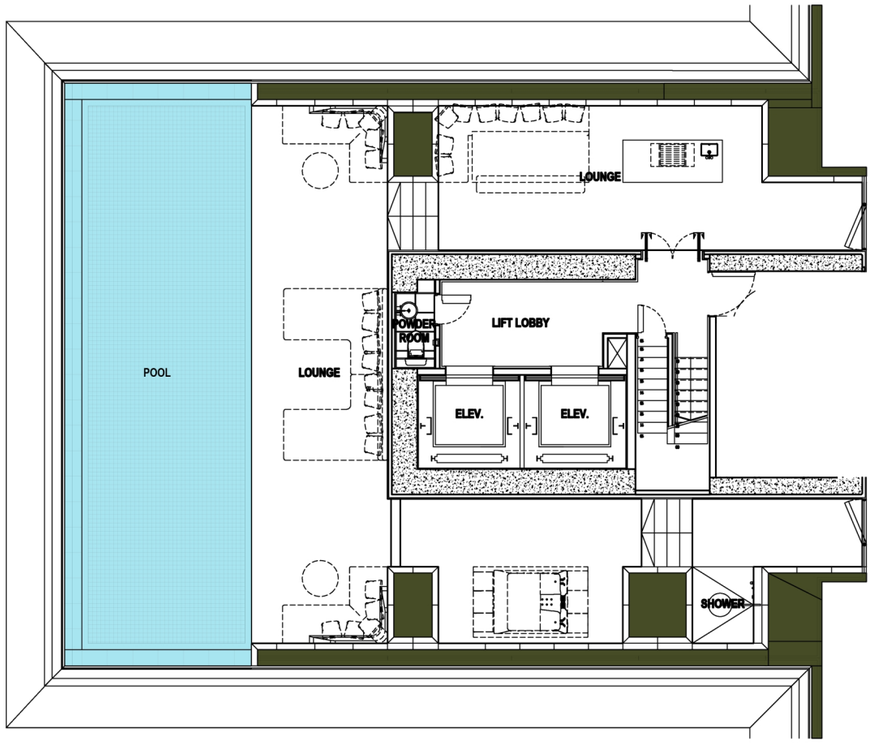
D SIDE UNIT

3 BEDROOM FLAT

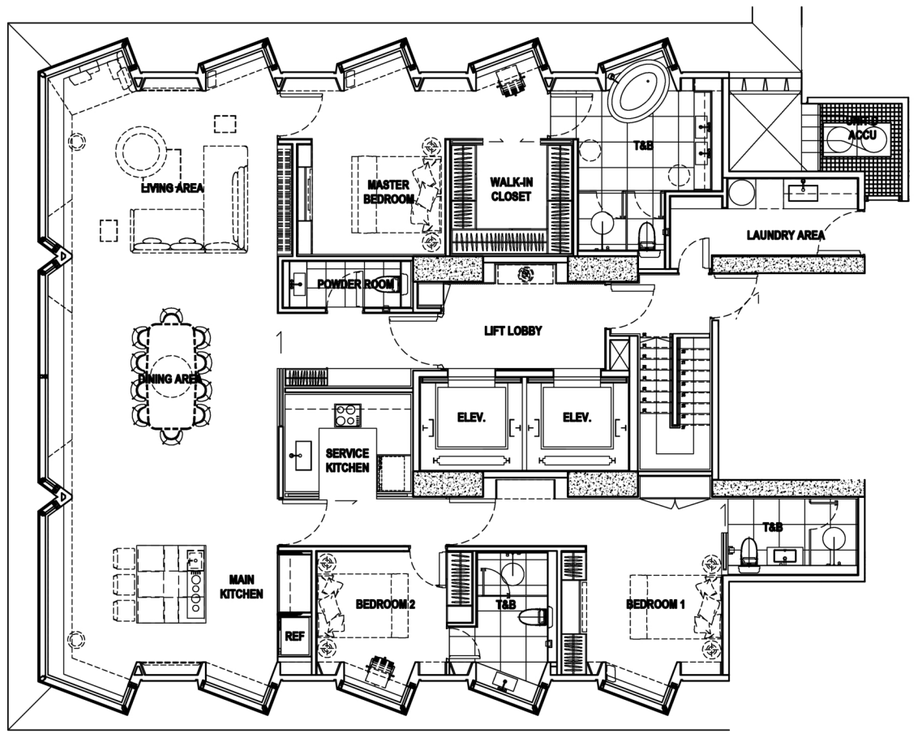
±465.21 SQM / ±5,007.48 SQFT
4 PARKING SLOTS



AYALA SIDE



56F



57F

THE ESTATE
MAKATI

DRESSED-UP UNIT, ARTIST'S PERSPECTIVE

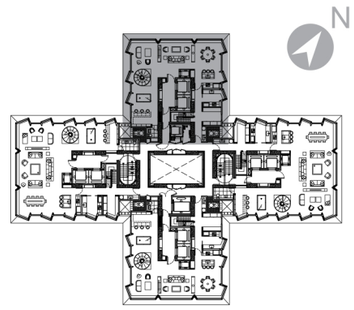
THE ESTATE
MAKATI

SUPER PENTHOUSE
58F - 60F

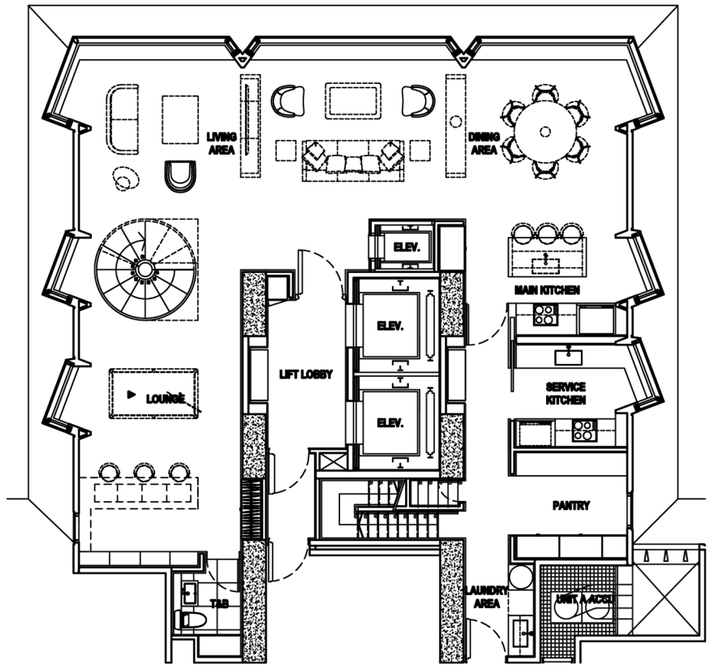
A SIDE UNIT

3 BEDROOM FLAT

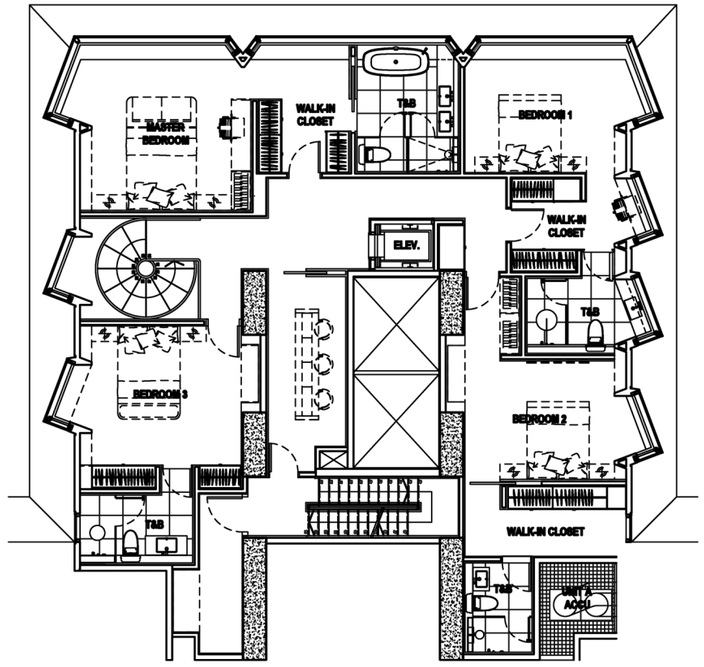
±610.81 SQM / ±6,574.70 SQFT
6 PARKING SLOTS



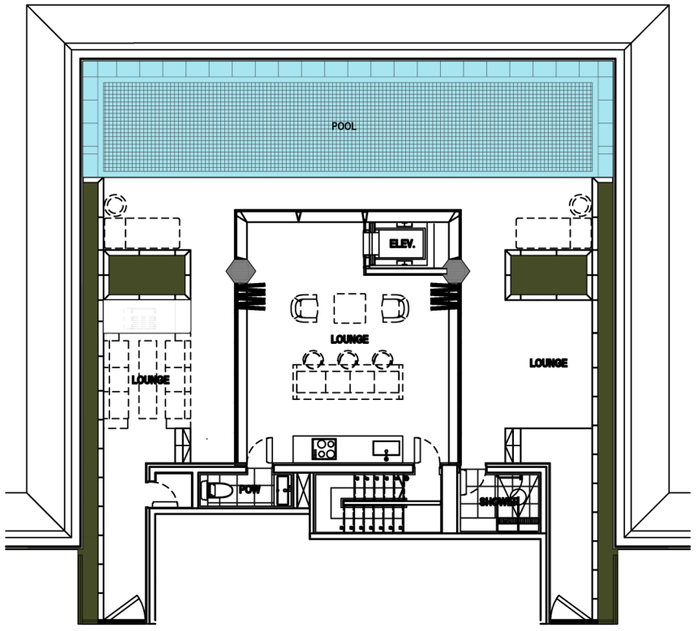
PRIMEA SIDE



58F



59F



60F

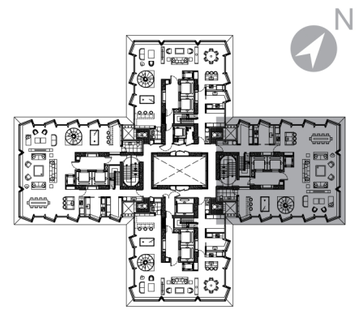
THE ESTATE
MAKATI

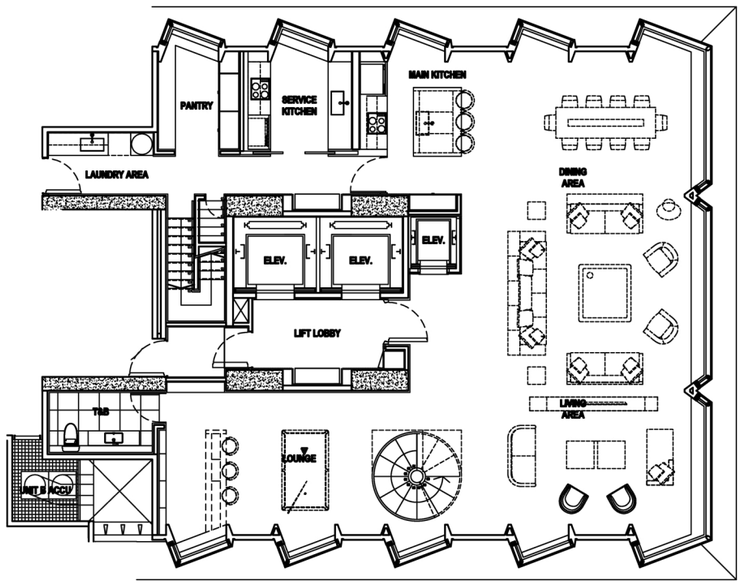
SUPER PENTHOUSE
58F - 60F

B SIDE UNIT

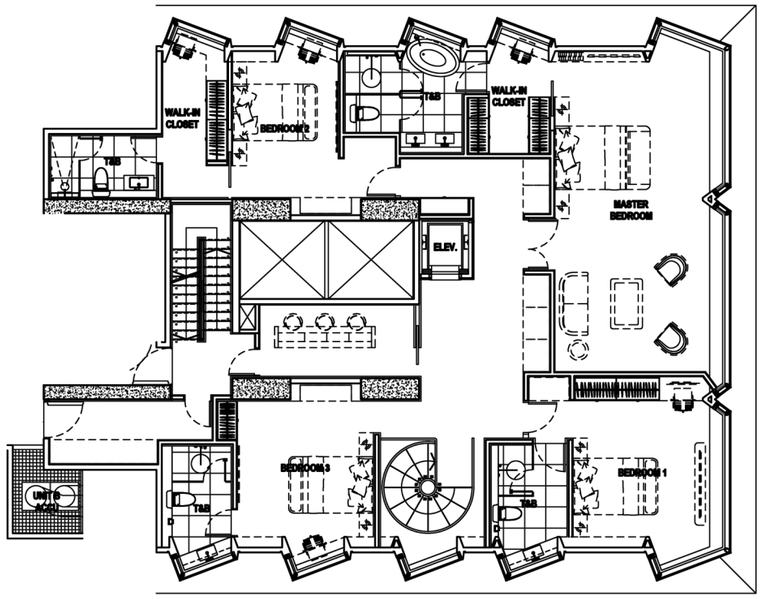
3 BEDROOM FLAT

±758.37 SQM / ±8,163.03 SQFT
6 PARKING SLOTS

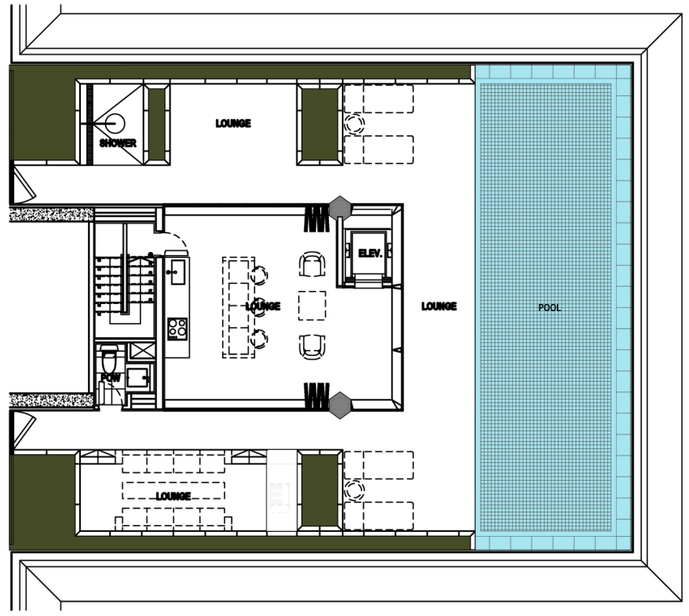




58F



59F



60F

URDANETA SIDE

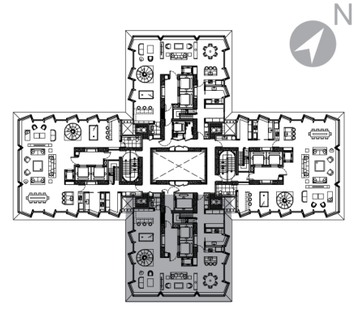
THE ESTATE
MAKATI

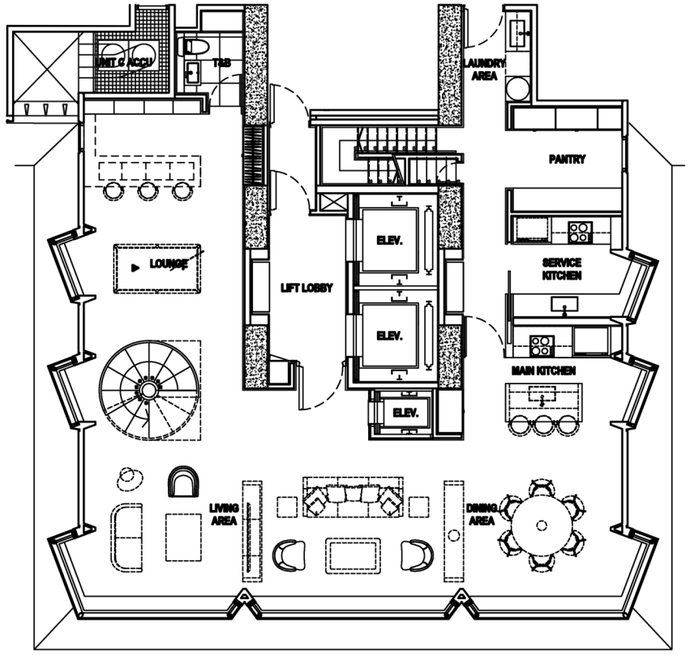
SUPER PENTHOUSE
58F - 60F

C SIDE UNIT

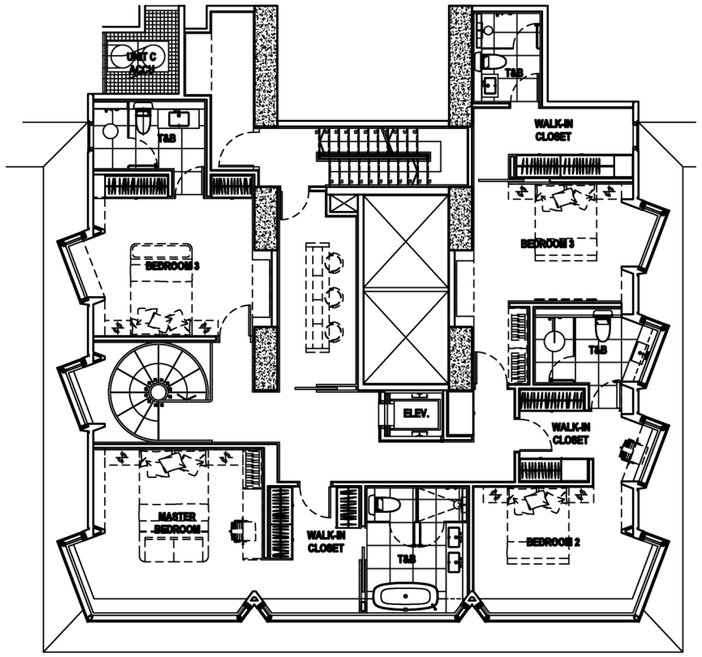
3 BEDROOM FLAT

±624.69 SQM / ±6,724.11 SQFT
6 PARKING SLOTS

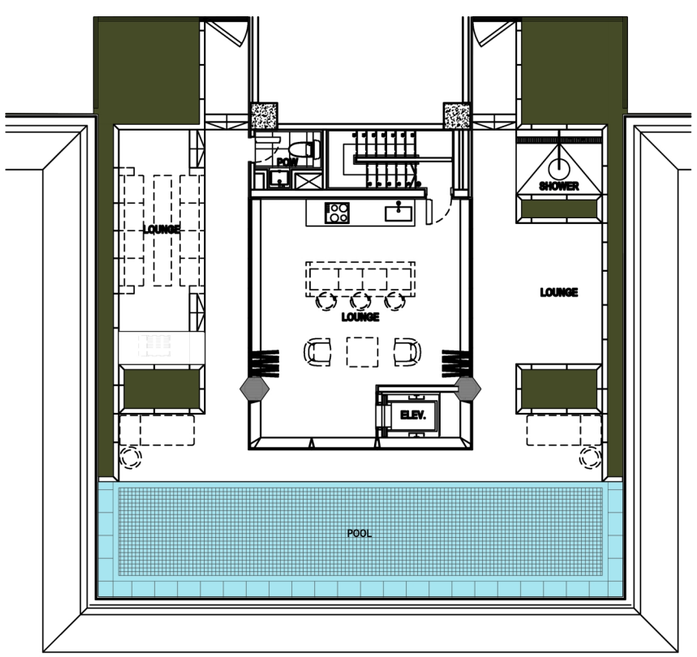




58F



59F



60F

RITZ SIDE

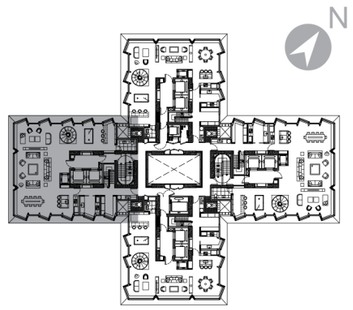
THE ESTATE
MAKATI

SUPER PENTHOUSE
58F - 60F

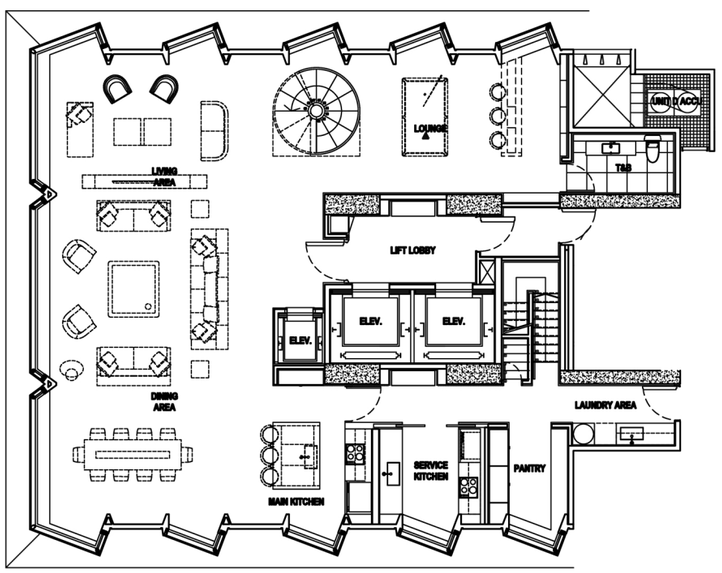
D SIDE UNIT

3 BEDROOM FLAT

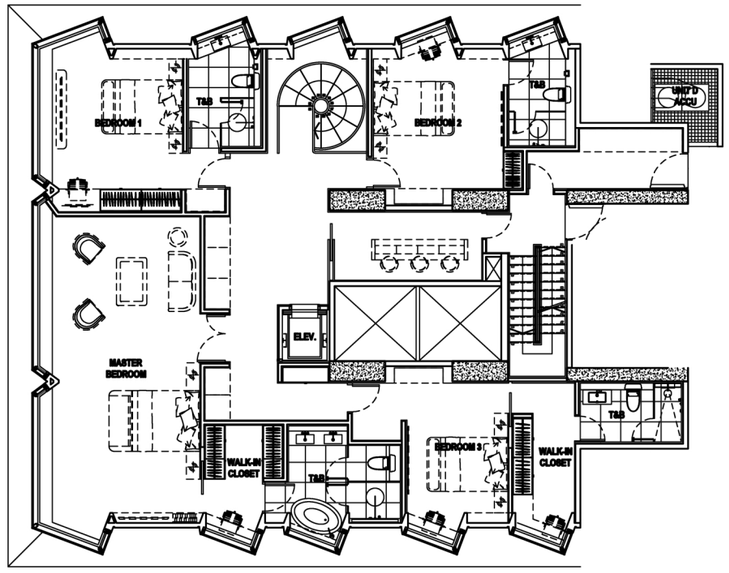
±758.76 SQM / ±8,167.22 SQFT
6 PARKING SLOTS



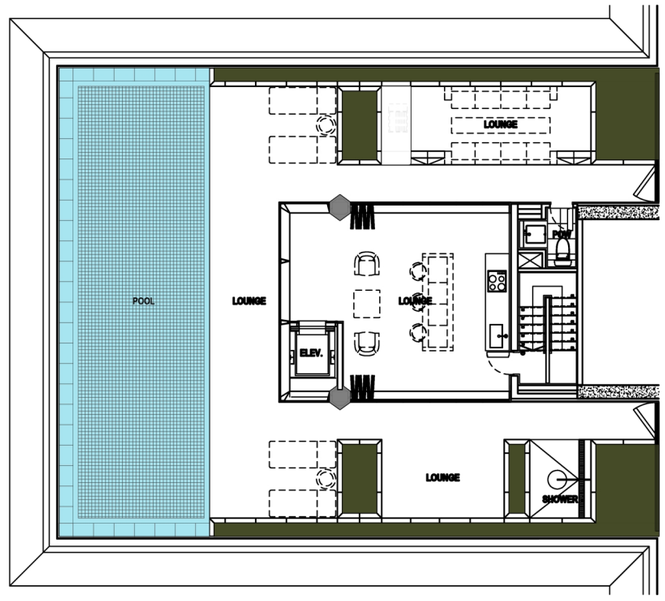
AYALA SIDE



58F



59F



60F