

AIR  
RESIDENCES  
MAKATI CITY

Meaningful relationships. Career opportunities.  
Personal well-being. All these define your story  
of success, and it all begins at SMDC Premier's  
Air Residences



Building Facade, Artist's Perspective





Nothing says you've made it quite like a Makati address. Known as the country's premier business and financial district, this City is one place where most successful professionals aspire to build careers and make a home.

Home to the headquarters of multinationals and the country's top corporations, Air Residences is strategically located right off Ayala Avenue, bringing you to the doorstep of success.





Grand Lobby, Artist's Perspective



## AN AIR OF ELEGANCE

*Welcome your guests in spectacular fashion and be a social success.*

Invite friends and colleagues to any of the elegantly furnished function rooms and lounges, beginning with the grand lobby. Residents and guests are treated to a chic and sophisticated ambiance to make that important first impression.





8th Floor Amenity Area, Artist's Perspective



## AN AIR OF LUXURY

*Treat yourself well and find success and balance in your physical well-being.*

Retreat in luxurious comfort to the two-level amenity deck that features sophisticated pavilions and terraces.

Host barbeque or pool parties and enjoy dining alfresco amidst lush gardens and open spaces.

Unwind while lounging on the sundeck or simply take a dip into the pool to invigorate the senses.





7th Floor Amenity Area, Artist's Perspective



## AN AIR OF EXCELLENCE

*Push your personal limits and live life to the fullest.*

People who work hard also need to play hard, and residents can choose from several fitness amenities to get that much-needed workout.

The safe and secure jogging trail allows residents to go for a stress-free run surrounded by lush landscape.

Air Residences also has a yoga lawn for more focused workouts, while the game alley provides an opportunity to bond with friends over a friendly game of table tennis or billiards.





Dressed-up Unit, Artist's Perspective



## AN AIR OF **SOPHISTICATION**

Each unit is designed for an urban professional to feel right at home.





## AN AIR OF **CONVENIENCE**

*Personal efficiency and professional success made attainable.*

Because striking that balance between a demanding work schedule and a vibrant social life is key to a life of success.

Air Residences takes it up a notch by providing residents with front desk and handyman services to aid its residents as they go about their daily pursuit of success.



# SECURITY



## BUILDING FEATURES

- Front desk
- 12 elevators
- 24 hour security
- Fire protection and alarm system
- Generator set for common areas and select residential outlets
- Centralized cistern tank
- Provision for telecom and cable providers
- Intercom System





Dressed-up Unit, Artist's Perspective



## Studio Unit with Balcony

Room Description	sqm (±)	sqft (±)
Living / Sleeping Area	9.22	99.24
Dining Area	2.92	31.43
Kitchen Area	5.28	56.83
Toilet and Bath	2.42	26.05
Balcony	2.16	23.25
Utility Area	0.95	10.23
Total	22.95	247.03





# 1-Bedroom Unit with Balcony

Room Description	sqm (±)	sqft (±)
Living / Dining Area	8.75	94.19
Kitchen Area	4.40	47.36
Bedroom	7.21	77.61
Toilet and Bath	3.51	37.78
Balcony	2.48	26.69
<b>Total</b>	<b>26.35</b>	<b>283.63</b>

Room Description	sqm (±)	sqft (±)
Living / Dining Area	8.40	90.42
Kitchen Area	4.75	51.13
Bedroom	7.21	77.61
Toilet and Bath	3.51	37.78
Balcony	2.48	26.69
<b>Total</b>	<b>26.35</b>	<b>283.63</b>





# 1-Bedroom Unit

Room Description	sqm (±)	sqft (±)
Living / Dining Area	8.44	90.85
Kitchen Area	4.40	47.36
Bedroom	10.00	107.64
Toilet and Bath	3.51	37.78
Total	26.35	283.63





# 1-Bedroom Unit with Balcony

Room Description	sqm (±)	sqft (±)
Living / Dining Area	8.75	94.19
Kitchen Area	4.40	47.36
Bedroom	7.21	77.61
Toilet and Bath	3.51	37.78
Balcony	2.48	26.69
<b>Total</b>	<b>26.35</b>	<b>283.63</b>

Room Description	sqm (±)	sqft (±)
Living / Dining Area	8.45	90.96
Kitchen Area	4.40	47.36
Bedroom	10.00	107.64
Toilet and Bath	3.51	37.78
Balcony	3.64	39.18
<b>Total</b>	<b>30.00</b>	<b>322.92</b>





## 2-Bedroom Unit

Room Description	sqm (±)	sqft (±)
Living / Dining Area	8.71	93.75
Kitchen Area	6.60	71.04
Bedroom 1	6.65	71.58
Bedroom 2	10.83	116.58
Toilet and Bath	3.76	40.47
<b>Total</b>	<b>36.55</b>	<b>393.42</b>



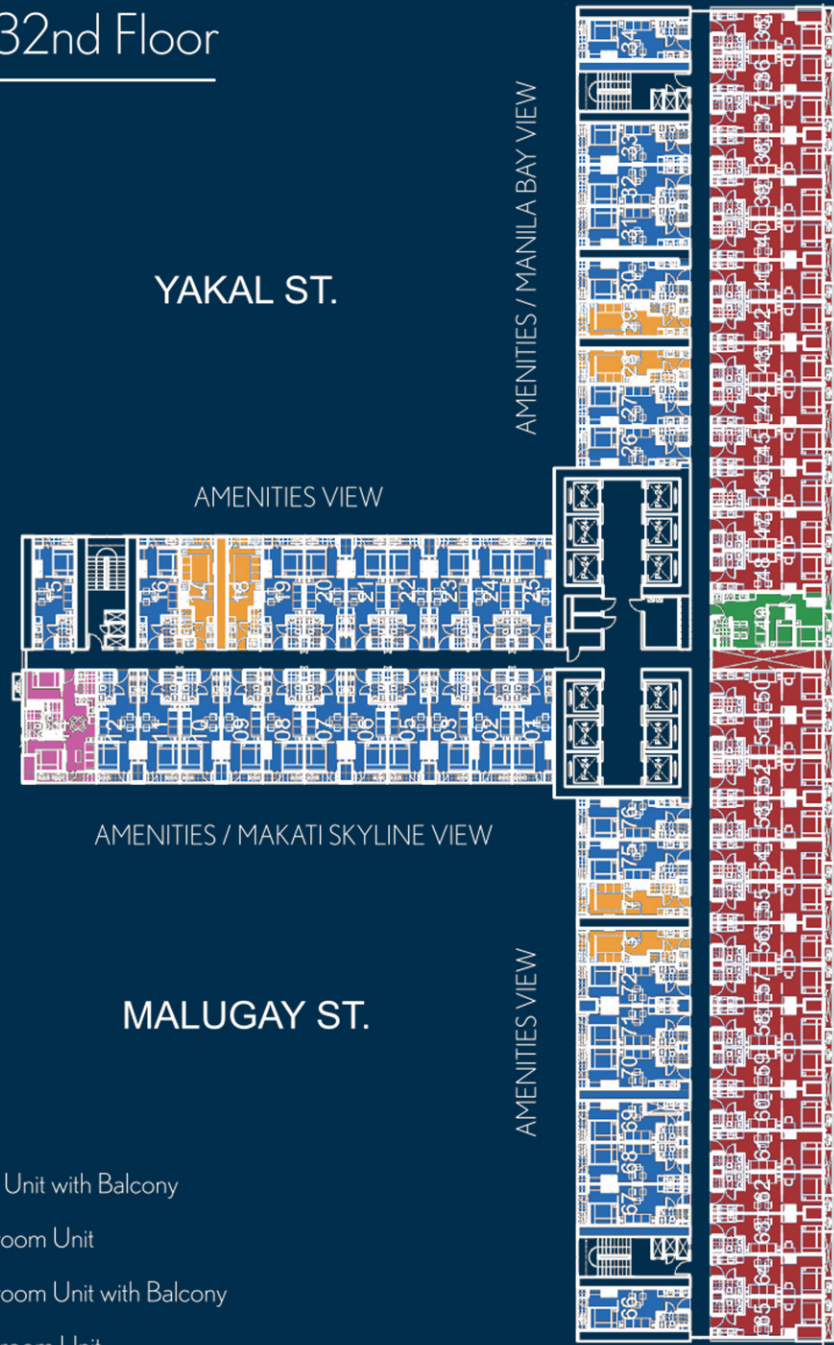
## 2-Bedroom Unit with Balcony

Room Description	sqm (±)	sqft (±)
Living	6.01	64.69
Kitchen Area / Dining Area	8.02	86.33
Foyer Area	2.00	21.53
Utility / Storage Area	3.10	33.37
Toilet and Bath	3.28	35.31
Bedroom 1	8.78	94.51
Bedroom 1 T&B	3.64	39.17
Bedroom 2	7.91	85.14
Balcony	3.64	39.18
<b>Total</b>	<b>46.38</b>	<b>499.23</b>





# 9th to 32nd Floor



YAKAL ST.

AMENITIES / MANILA BAY VIEW

AMENITIES VIEW

AMENITIES / MAKATI SKYLINE VIEW






MALUGAY ST.

AMENITIES VIEW

CBD SKYLINE VIEW (MAKATI / BGC SKYLINE)

AYALA AVENUE

## Legend

-  Studio Unit with Balcony
-  1-Bedroom Unit
-  1-Bedroom Unit with Balcony
-  2-Bedroom Unit
-  2-Bedroom Unit with Balcony





At SMDC Premier, urban living is taken to a new level of elegance built on the success and reliability of the SMDC brand.

SM Development Corporation (SMDC) is a leading developer of world-class residences in the Philippines.

It commits itself to provide access to luxurious urban living through vertical villages perfectly integrated with a commercial retail environment, giving residents access to a truly cosmopolitan lifestyle. SMDC properties are strategically situated in key areas across Metro Manila.

HLURB LS 30729 | ENCRAA-201806-1340  
Malugay and Yakal Streets, Brgy. San Antonio, Makati City  
Completion Date: June 2020  
Developer: SM Development Corporation