

ROYAL PALMS PANGLAO
AMENITIES, FEATURES & SPECIFICATIONS
As of September 2, 2011

AMENITIES	HOUSE FEATURES
<ol style="list-style-type: none"> 1. Grand entrance with guard house 2. Swimming Pool 3. Clubhouse with multi-purpose hall and parking area 4. Fitness Gym 5. Mini playground 6. Manicured gardens 7. Perimeter fence 8. Concrete roads with street signage 9. Cemented sidewalks with street lights 10. Cemented curbs and gutters 11. Cistern and overhead water tank 12. Water distribution system 13. Electrical power supply 14. Provision for Telephone lines* 15. Provision for Cable TV line* <p>*Depending on the utility company's expansion program</p>	<ol style="list-style-type: none"> 1. Mediterranean-inspired houses 2. Spanish-tiled canopy 3. Modular bedroom closets 4. Kitchen sink with elegant counters and built-in cabinets 5. Stylish bathroom fixtures 6. Painted ceiling and room partitions 7. Concrete 2nd level floor with resilient flooring for Palacios Grande and Hermoso Grande units 8. Carport/Garage 9. Landscaped front garden 10. Long-span pre-painted roof 11. Steel reinforced solid concrete exterior walls 12. Landscaped front garden 13. Superior residential plumbing and electrical system

Model Units	Floor Area	Lot Area	Unit Type	House Specifications
Hidalgo Royale	45 sq.m. / 484 sq.ft.	120 sq.m. / 1,291 sq.ft.	1-storey Single Detached 2 BR / 1 CR	<ol style="list-style-type: none"> Two bedrooms with bedroom closets One toilet and bath with stylish bathroom fixtures Ceramic tiled flooring for toilet and baths Kitchen sink with elegant counters and built-in cabinets Deluxe ceramic floor tiles for kitchen, living and dining rooms Carport Landscaped front garden
Turriano	56 sq.m. / 602 sq.ft.	120 sq.m. / 1,291 sq.ft.	1-storey Single Attached 3 BR / 1 CR	<ol style="list-style-type: none"> Three bedrooms with bedroom closets One toilet and bath with stylish bathroom fixtures Ceramic tiled flooring for toilet and baths Kitchen sink with elegant counters and built-in cabinets Deluxe ceramic floor tiles for kitchen, living and dining rooms Carport Landscaped front garden
Palacios Grande	87 sq.m. / 936 sq.ft.	120 sq.m. / 1,291 sq.ft.	2-storey Single Detached 4 BR / 2 CR	<ol style="list-style-type: none"> Master's bedroom with closet & exclusive balcony Two bedrooms with bedroom closets Two toilet and baths with stylish bathroom fixtures Ceramic tiled flooring for toilet and baths Kitchen sink with elegant counters and built-in cabinets Ground floor guest room with bedroom closets Deluxe ceramic floor tiles for kitchen, living and dining rooms Polished wooden railing and stairs Concrete 2nd level floor with resilient flooring Carport Landscaped front garden

Hermoso	81 sq.m. / 871 sq.ft.	180 sq.m. / 1,937 sq.ft.	1-storey Single Detached 3 BR / 2 CR	<ol style="list-style-type: none"> 1. Master's bedroom with its own toilet and bath 2. Two bedrooms with bedroom closets 3. Two toilet and baths with stylish bathroom fixtures 4. Ceramic tiled flooring for toilet and baths 5. Kitchen sink with elegant counters and built-in cabinets 6. Deluxe ceramic floor tiles for kitchen, living and dining rooms 7. Carport 8. Landscaped front garden
Hermoso Grande	194 sq.m. / 2,087 sq.ft.	180 sq.m. / 1,937 sq.ft.	2-storey Single Detached 6 BR / 3 CR	<ol style="list-style-type: none"> 1. Master's Bedroom with exclusive toilet and bath and balcony 2. Three bedrooms with bedroom closets 3. Three toilet and baths with stylish bathroom fixtures 4. Ceramic tiled flooring for toilet and baths 5. Family/Entertainment area 6. Servant's quarters with bedroom closet 7. Ground floor guest room with bedroom closet 8. Deluxe ceramic floor tiles for kitchen, living and dining rooms 9. Kitchen sink with elegant counters and built-in cabinets 10. Dining room with breakfast nook 11. Polished wooden railing and stairs 12. Concrete 2nd level floor with resilient flooring 13. 2-car garage 14. Landscaped front garden

Developer: **PRIMARY HOMES INC.**