



An **ACTIVE** GROUP
Resort Community

**FACT SHEET
Porto Laiya
As of April 2014**

Project Description	Porto Laiya is a private residential and beach resort community that seeks to leverage the best of seaside living for its homeowners. A privately-held beach club serves as the centerpiece of the community's beachfront activities.
Project Concept	Filipino inspired, contemporary international design combined with vernacular elements to match its seaside tropical setting.
Location	Porto Laiya is located at Barangay Laiya Ibabao, San Juan, Batangas.
Access	The buyers can get to Porto Laiya via three access roads: <ul style="list-style-type: none">- Via Lipa City. Take South Luzon Expressway and exit at Turbina, Calamba to Sto. Tomas, Batangas. Take the STAR Tollway and exit at Lipa City. From Lipa City, follow the road going to Padre Garcia Public market. Right turn to Quilo- quilo, avoiding Rosario town proper, take road going to San Juan, Batangas. Turn right after the San Juan municipal hall going to Barangay Laiya.- Via San Pablo / Tiaong / Candelaria, Quezon. Take South Luzon Expressway and exit at Turbina, Calamba to Sto. Tomas, Batangas to Alaminos, to San Pablo, to Tiaong and Candelaria towns then turn right to San Juan then left before the San Juan municipal hall to Laiya.- Via Ibaan Rosario. Take the STAR tollway and exit at Ibaan San Jose Toll gate, turn left to Ibaan via Rosario straight to San Juan, Batangas
Landmarks	<ul style="list-style-type: none">- Batangas Racing Circuit- San Juan Municipal Hall
Gross Land Area	Residential – 17.38 (Phase 1) and 12.4 (Phase II) hectares Beach Club/Residential/ Commercial – 6.04 hectares Reserved Lot – 1.93 hectares
Total Number of Lots	The Phase I residential development of Porto Laiya has a total of 359 lots and Phase II has a total of 304 lots.

Residential Lot Sizes

The sizes of the residential lots in Phase I of the project range from 240 sqm. to 478 sqm and Phase II lots range from 241 sqm. to 703 sqm.

Features and Amenities

- Landscaped entrance gate with guardhouse
- Concrete roads and gutters
- Underground drainage system
- Centralized water distribution system with elevated water tank
- Concrete electric posts power distribution lines (BATELEC)
- Basketball court
- Multipurpose hall
- 400-meter-long beachfront

Developer

Active Realty & Development Corp.

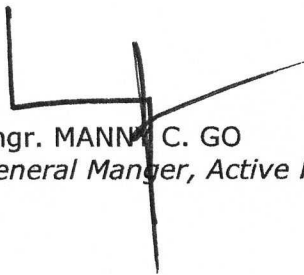
Architect / Planner

Turalba & Associates

Landowners

Francisco O. Perez / Francis Silvestre Sta. Maria Perez

Validated by:



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