

**PROPERTY FOR LEASE**

**THE CURVE**

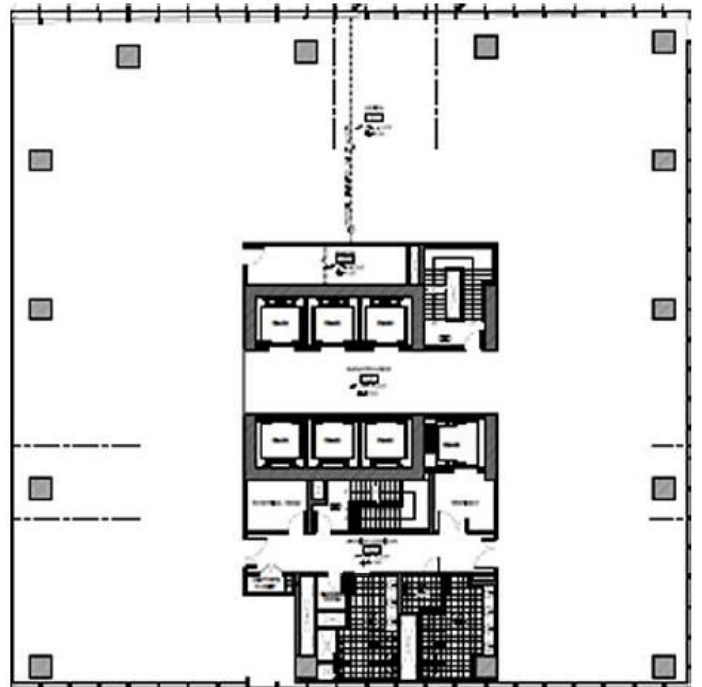
32<sup>nd</sup> Street corner  
Third Avenue,  
Bonifacio Global City



# THE CURVE

## GENERAL INFORMATION

<b>Developer</b>	Irmo Inc.
<b>Building Architect</b>	SOM Architects
<b>Completion Date</b>	4Q 2017
<b>Building Grade</b>	A
<b>Gross Leasable Area</b>	25,300 square meters
<b>Typical Floor Plate</b>	Approx. 1,100 square meters
<b>Net Usable Area</b>	935 square meters
<b>Efficiency</b>	85%
<b>Number of Floors</b>	30
<b>Office Floors</b>	6F - 29F
<b>Certification</b>	PEZA Certified LEED Gold Certified
<b>Floor Density Ratio</b>	1:6.5
<b>Parking Levels</b>	12 Floors (B1 to B7, Podium 1 to 5)
<b>Air-Conditioning</b>	Centralized Chilled Water with BTU meter
<b>Backup Power</b>	100%
<b>Elevators</b>	6 Passenger (3 lifts - low zone, 3 lifts - high zone) 1 Service 1 Parking
<b>Telco Provider</b>	Globe, PLDT, Provision for another Telco
<b>Ceiling Height</b>	2.7 meters
<b>Handover Condition</b>	Bare Shell with raised flooring



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