LANDMARK COMMUNITIES, INC.

The RESIDENCES @ LIPA ROYALE

RAJA EXPANDED

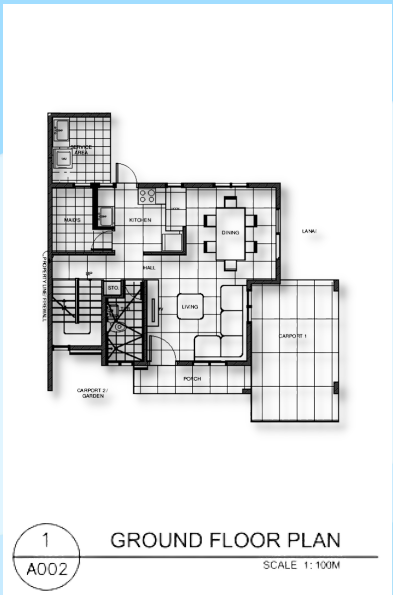
SERIES 3



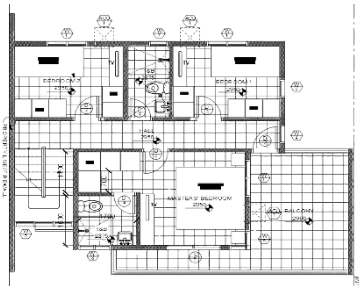
Lot Area: 150 sqm
House Area: 162 sqm / 188 sqm

PROPERTY FEATURES

- 3 Bedrooms
- Full Attic
- 3 Toilet & Bath
- Storage Area
- Pocket Garden
- Fence & Gate
- Service Area
- Carport Deck
- Wrap Around Balcony



1 A002 GROUND FLOOR PLAN
SCALE 1: 100M



2 A002 SECOND FLOOR PLAN
SCALE 1: 100M



3 A002 ATTIC FLOOR PLAN
SCALE 1: 100M

SPECIFICATIONS

RAJA EXPANDED SERIES 3

Lot Area: 150 sqm
House Area: 162 sqm / 188 sqm



UPGRADED FINISHES

Wall System:
- AAC Blocks

Attic:
- Fully Finished

Fence & Gate:
- 1.5m (front) / 1.8m (side and back)

Landscape
- Pocket Garden

Waterline:
- Dual Piping (Hot & Cold) for T&B

Electrical System:
- Upgraded Electrical System for the Entire House

Floors:
- Ceramic Tiles (Ground Floor)
- Premium Vinyl Planks (2nd Floor/Attic)

Kitchen Cabinets:
- Laminated Kitchen Base Cabinets
- Overhead Kitchen Open Shelves

Bedroom Cabinets:
- Laminated Cabinets (Master BR only)

Windows:
- Aluminum Sliding Windows w/ screen

Safety Features:
- Smoke Detectors (Kitchen & Bedrooms)
- Fire Extinguishers (2)

DISCLAIMER: HOUSE SPECS MAY CHANGE WITHOUT PRIOR NOTICE BY THE DEVELOPER.