



#TOWNSHIPSAREUS

UPTOWN
BONIFACIO

15.4 Has.
FORT BONIFACIO, TAGUIG CITY

Forbes Town

5 Has.
FORT BONIFACIO, TAGUIG CITY

McKINLEY HILL

50 Has.
FORT BONIFACIO, TAGUIG CITY

ARCOVIA CITY

12.4 Has.
ALONG C5 ROAD, PASIG CITY

ALABANG WEST

62 Has.
DAANG HARI, LAS PIÑAS CITY

MCKINLEY WEST

34.5 Has.
FORT BONIFACIO, TAGUIG CITY

EASTWOOD CITY

18.5 Has.
LIBIS, QUEZON CITY

NEWPORT CITY

25 Has.
PASAY CITY

WESTSIDE CITY

31 Has.
PARAÑAQUE CITY

TWIN LAKES

1,200 Has.
LAUREL, BATANGAS

CAPITAL TOWN
PAMPANGA

35.6 Has.
SAN FERNANDO, PAMPANGA

PAMPANGA

MANILA

LAS PIÑAS

BATANGAS

LAGUNA/CAVITE

RIZAL

The
Hamptons
Caliraya

300 Has.
LAGUNA

MAPLE GROVE

140 Has.
GEN. TRIAS, CAVITE

SOUTHWOODS CITY

561 Has.
BOUNDARY OF CAVITE AND LAGUNA

**SUNTRUST
ECOTOWN
TANZA**

350 Has.
TANZA, CAVITE

**LUZON
TOWNSHIP MAP LOCATOR**

23 TOWNSHIP DEVELOPMENTS

STA. BARBARA HEIGHTS

173 Has.

STA. BARBARA, ILOILO



72 Has.

MANDURRIAO, ILOILO CITY

ILOILO CITY

AKLAN



BORACAY NEWCOAST

150 Has.

BORACAY, AKLAN

THE MACTAN NEWTOWN

30 Has.

LAPU-LAPU CITY, MACTAN, CEBU

CEBU

DAVAO



11 Has.

LANANG, DAVAO

BACOLOD CITY

NORTHILL
GATEWAY

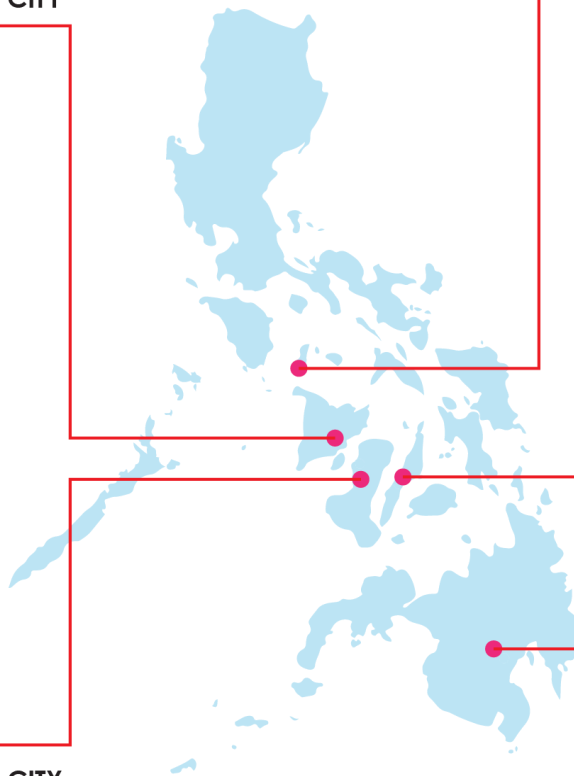
53 Has.

BACOLOD CITY, NEGROS OCCIDENTAL

THE UPPER EAST

34 Has.

BACOLOD CITY, NEGROS OCCIDENTAL



VISAYAS & MINDANAO TOWNSHIP MAP LOCATOR



WHY CEBU CITY?

- 
- Known as the “**Queen City of the South**”
 - Ranked #8 as World’s Best Island for 2018 (Travel and Leisure Magazine)
 - Home to Mactan-Cebu International Airport, the 9th Most on-time Airport on the Southeast Asia by UK-based air travel intelligence company OAG (October – 2018) and second busiest airport in the Philippines according the Department of Transportation.
 - It is the **Philippines’ main domestic shipping port** and is home to about 80% of the country’s domestic shipping companies.
 - 1 hour and 15 minutes travel time from Manila to Mactan-Cebu International Airport



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU

14 minutes away from Mactan-Cebu International Airport via M. L. Quezon Highway



Waterfront Airport Hotel & Casino Mactan ₱4,371

Mactan-Cebu International Airport

BUAYA

MAGELLAN BAY



Magellan's Marker

Shangri-La's Mactan Resort and Spa, Cebu ₱14,086

Abaca Bo Resort & ₱17,178

Movenpick Hotel Mactan Island Cebu ₱9,488

Mactan Airport Rd

Basik-Cagoday-Bankal-Buaya Road

M.L. Quezon National Highway

MACTAN

Mactan C

Angasil Port

Vista Mar Beach Resort

Seascapes Resort Incorporated

Vistamar Beach & Residential Estates

Crimson Resort and Spa Mactan ₱11,505

HILUTUNGAN CHANNEL



THE MACTAN NEWTOWN
GOOGLE EARTH MAP

Pajac-Maribao

PAJAC

M.L. Quezon National Highway

Pajac-Maribao



THE MACTAN NEWTOWN
MASTER DEVELOPMENT PLAN

HILUTUNGAN CHANNEL



LA VICTORIA
GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU
SITE DEVELOPMENT PLAN

NEWTOWN BOULEVARD



Location:

Newtown Boulevard,
The Mactan Newtown,
Lapu-Lapu City, Cebu

Total land area:

approx. 2,829 sqm

Total building height:

20-storeys

Turnover date:

October 31, 2022 + 12
months grace period



MEGAWORLD
INTERNATIONAL



UNIT A
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT B
2 BEDROOM
A = 72.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT C
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
3.00 SQ.M. BAL.

UNIT D
EXEC. 1 BEDROOM
A = 53.00 SQ.M. +
12.50 SQ.M. LANAI

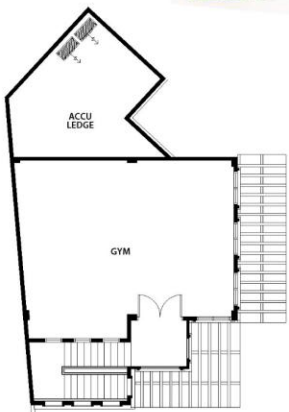
UNIT E
EXEC. STUDIO
A = 40.00 SQ.M. +
9.50 SQ.M. LANAI

UNIT I
2 BEDROOM
A = 78.00 SQ.M. +
17.50 SQ.M. LANAI

UNIT H
2 BEDROOM
A = 77.50 SQ.M. +
18.00 SQ.M. LANAI

UNIT G
EXEC. STUDIO
A = 37.50 SQ.M. +
9.00 SQ.M. LANAI

UNIT F
2 BEDROOM
A = 78.00 SQ.M. +
13.50 SQ.M. LANAI



LA VICTORIA
GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU CITY

3RD FLOOR (AMENITY DECK)

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UNIT A

EXEC. STUDIO
 A = 37.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT B

EXEC. 1 BEDROOM
 A = 50.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT C

1 BEDROOM
 A = 43.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT D

1 BEDROOM
 A = 43.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT E

EXEC. 1 BEDROOM
 A = 50.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT F

EXEC. STUDIO
 A = 37.50 SQ.M. +
 2.50 SQ.M. BAL.

**UNIT L**

2 BEDROOM
 A = 73.50 SQ.M. +
 6.00 SQ.M. BAL.

UNIT K

EXEC. STUDIO
 A = 35.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT J

EXEC. 1 BEDROOM
 A = 54.00 SQ.M. +
 2.50 SQ.M. BAL.

UNIT I

EXEC. 1 BEDROOM
 A = 54.00 SQ.M. +
 2.50 SQ.M. BAL.

UNIT H

EXEC. STUDIO
 A = 35.50 SQ.M. +
 2.50 SQ.M. BAL.

UNIT G

2 BEDROOM
 A = 73.50 SQ.M. +
 6.00 SQ.M. BAL.



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU CITY

5TH-15TH FLOOR
 (NO 13TH FLOOR)



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MEGAWORLD
 INTERNATIONAL

UNIT A
EXEC. STUDIO
A = 37.50 SQ.M. +
3.00 SQ.M. BAL.

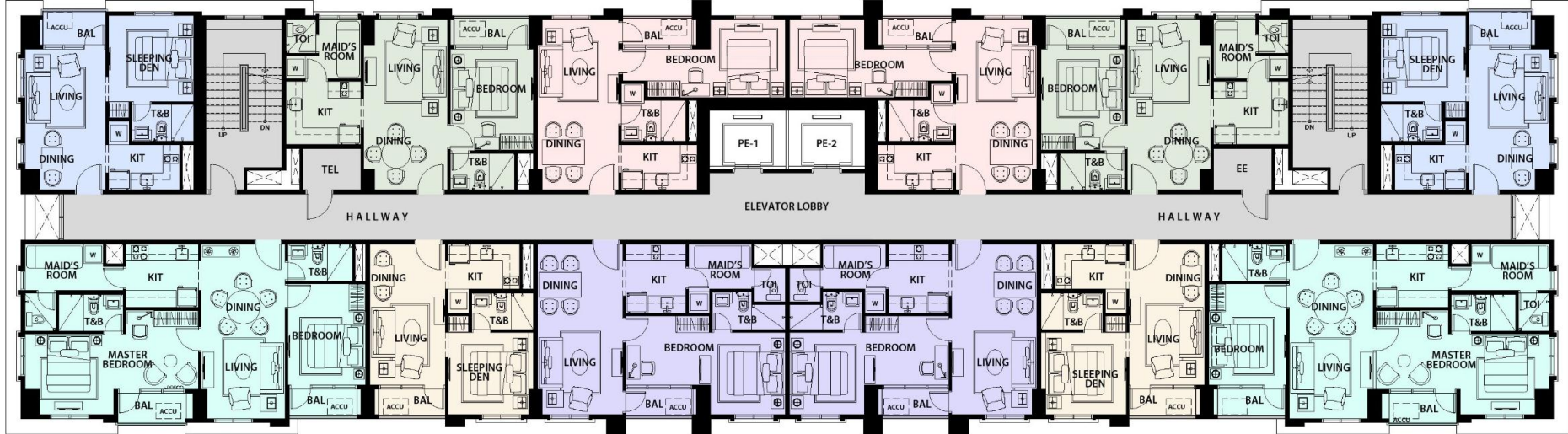
UNIT B
EXEC. 1 BEDROOM
A = 50.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT C
1 BEDROOM
A = 43.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT D
1 BEDROOM
A = 43.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT E
EXEC. 1 BEDROOM
A = 50.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT F
EXEC. STUDIO
A = 37.50 SQ.M. +
3.00 SQ.M. BAL.



UNIT L
2 BEDROOM
A = 74.00 SQ.M. +
5.00 SQ.M. BAL.

UNIT K
EXEC. STUDIO
A = 35.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT J
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
2.50 SQ.M. BAL.

UNIT I
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
2.50 SQ.M. BAL.

UNIT H
EXEC. STUDIO
A = 35.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT G
2 BEDROOM
A = 74.00 SQ.M. +
5.00 SQ.M. BAL.



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU CITY

16TH FLOOR



All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



MEGAWORLD
INTERNATIONAL

UNIT A
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.

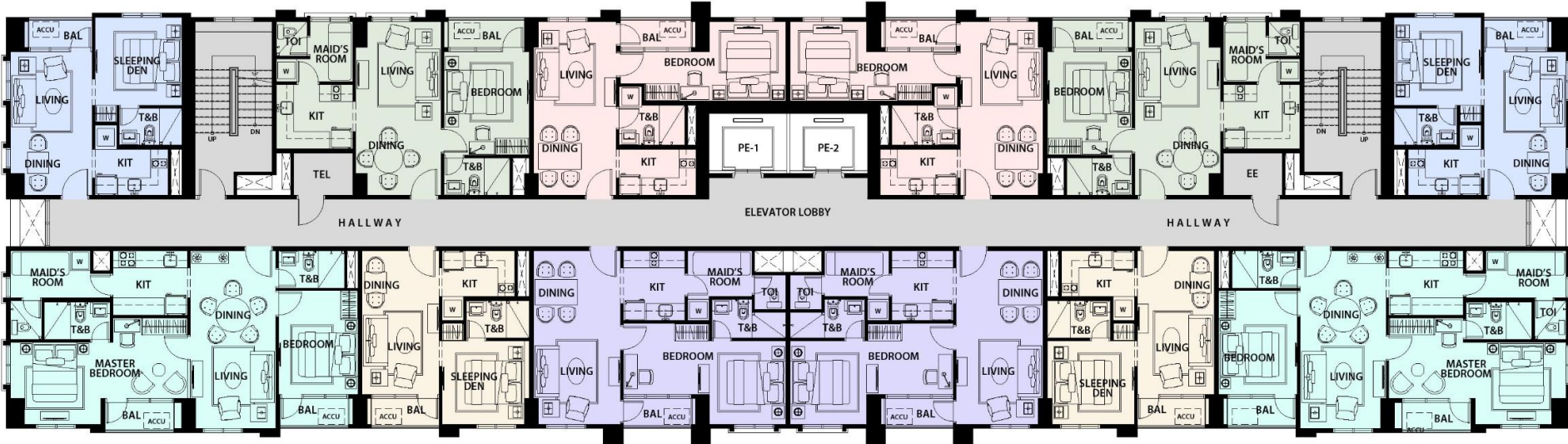
UNIT B
EXEC. 1 BEDROOM
A = 50.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT C
1 BEDROOM
A = 43.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT D
1 BEDROOM
A = 43.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT E
EXEC. 1 BEDROOM
A = 50.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT F
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.



UNIT L
2 BEDROOM
A = 74.00 SQ.M. +
5.00 SQ.M. BAL.

UNIT K
EXEC. STUDIO
A = 35.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT J
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
2.50 SQ.M. BAL.

UNIT I
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
2.50 SQ.M. BAL.

UNIT H
EXEC. STUDIO
A = 35.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT G
2 BEDROOM
A = 74.00 SQ.M. +
5.00 SQ.M. BAL.



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU CITY

17TH FLOOR



All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



MEGAWORLD
INTERNATIONAL

UNIT A
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.

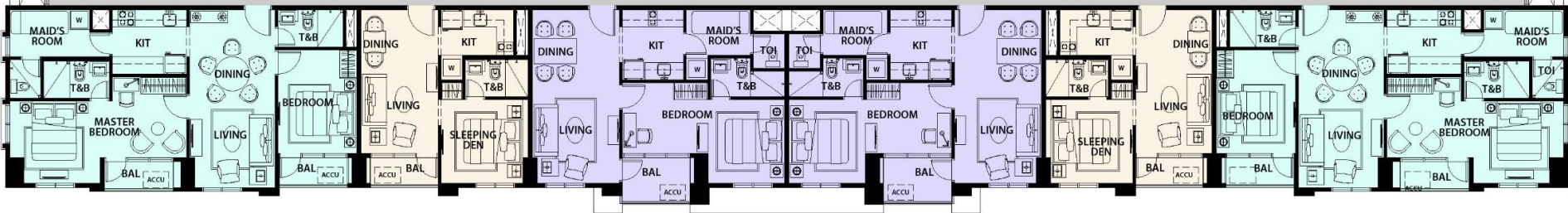
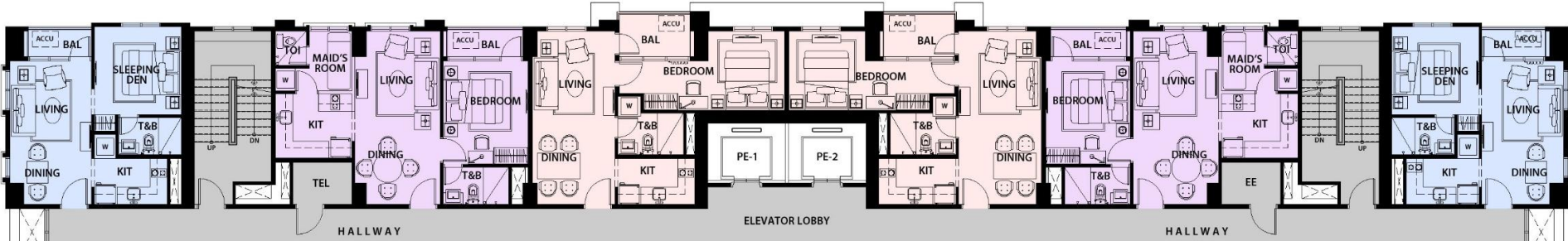
UNIT B
EXEC. 1 BEDROOM
A = 50.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT C
1 BEDROOM
A = 43.50 SQ.M. +
4.00 SQ.M. BAL.

UNIT D
1 BEDROOM
A = 43.50 SQ.M. +
4.00 SQ.M. BAL.

UNIT E
EXEC. 1 BEDROOM
A = 50.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT F
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.



UNIT L
2 BEDROOM
A = 74.00 SQ.M. +
5.00 SQ.M. BAL.

UNIT K
EXEC. STUDIO
A = 35.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT J
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
4.00 SQ.M. BAL.

UNIT I
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
4.00 SQ.M. BAL.

UNIT H
EXEC. STUDIO
A = 35.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT G
2 BEDROOM
A = 74.00 SQ.M. +
5.00 SQ.M. BAL.



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU CITY

18TH FLOOR



All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



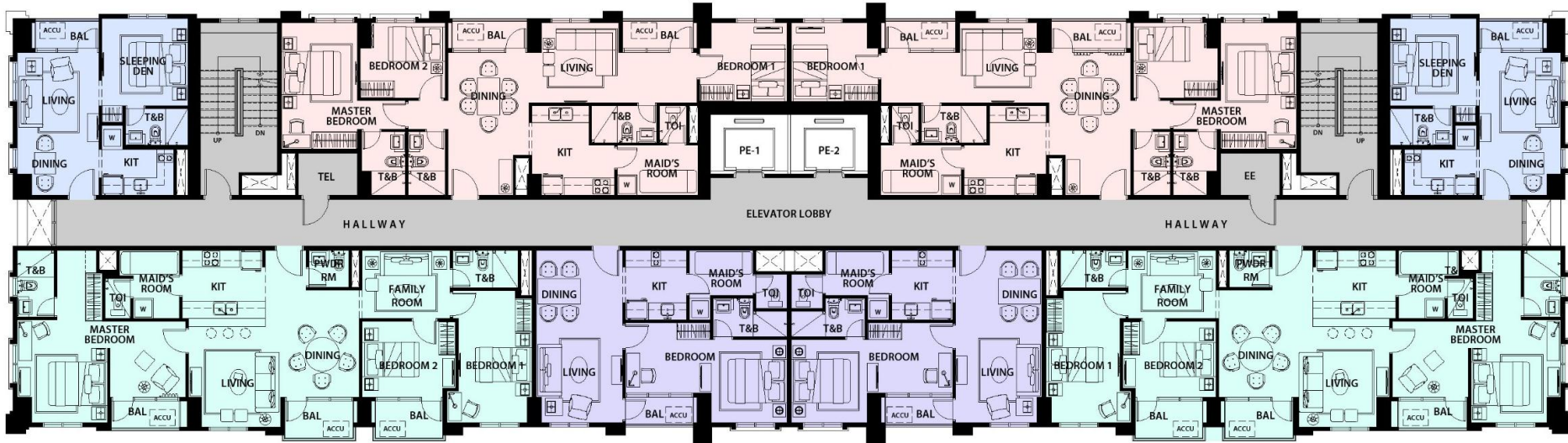
MEGAWORLD
INTERNATIONAL

UNIT A
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.

UNIT B
3 BEDROOM
A = 94.00 SQ.M. +
5.50 SQ.M. BAL.

UNIT C
3 BEDROOM
A = 94.00 SQ.M. +
5.50 SQ.M. BAL.

UNIT D
EXEC. STUDIO
A = 37.50 SQ.M. +
2.50 SQ.M. BAL.



UNIT L
3 BEDROOM
A = 110.00 SQ.M. +
9.50 SQ.M. BAL.

UNIT G
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
2.50 SQ.M. BAL.

UNIT F
EXEC. 1 BEDROOM
A = 54.00 SQ.M. +
2.50 SQ.M. BAL.

UNIT E
3 BEDROOM
A = 110.00 SQ.M. +
9.50 SQ.M. BAL.



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU CITY

19TH-20TH FLOOR



All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



MEGAWORLD
INTERNATIONAL

Units offered:

- Exec. Studio w/
Balcony
- Exec. Studio w/ Lanai
- 1-Bedroom w/
Balcony
- Exec. 1-Bedroom w/
Balcony
- Exec. 1-Bedroom w/
Lanai
- 2-Bedroom w/
Balcony
- 2-Bedroom w/ Lanai
- 3-Bedroom w/
Balcony





LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

**TYPICAL 5TH-15TH, 17TH-18TH FLOOR
UNIT A, F**

**TYPICAL 19TH-20TH FLOOR
UNIT A, D**

EXECUTIVE STUDIO

AREA = 37.50 SQ.M.+

2.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA
GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

**16TH FLOOR
UNIT A, F
EXECUTIVE STUDIO
AREA = 37.50 SQ.M.+
3.00 SQ.M. BAL**

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.

Executive Living and Dining





Bedroom



LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

**TYPICAL 5TH-18TH FLOOR
UNIT B, E
EXECUTIVE 1 BEDROOM UNIT**

AREA = 50.50 SQ.M.+

2.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

**TYPICAL 5TH-17TH FLOOR
UNIT C, D**

1 BEDROOM UNIT

AREA = 43.50 SQ.M.+

2.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

**18TH FLOOR
UNIT C, D
1 BEDROOM UNIT
AREA = 43.50 SQ.M.+
4.00 SQ.M. BAL**

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.

1 BR Living and Dining







LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

TYPICAL 5TH-15TH FLOOR

UNIT G, L

2 BEDROOM UNIT

AREA = 73.50 SQ.M.+

6.00 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.

2 BR Living and Dining



Bedroom





LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

TYPICAL 5TH-18TH FLOOR UNIT H, K

EXECUTIVE STUDIO

AREA = 35.50 SQ.M.+

2.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA

GLOBAL RESIDENCES

THE MACTAN NEWTOWN, CEBU

TYPICAL 5TH-17TH FLOOR

UNIT I, J

TYPICAL 19TH-20TH FLOOR

UNIT F, G

EXECUTIVE 1-BEDROOM UNIT

AREA = 54.00 SQ.M.+

2.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

**18TH FLOOR
UNIT I, J
EXECUTIVE 1-BEDROOM UNIT**
AREA = 54.00 SQ.M.+
4.00 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

TYPICAL 16TH-18TH FLOOR UNIT G, L

2 BEDROOM UNIT

AREA = 74.00 SQ.M.+

5.00 SQ.M. BAL

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LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

TYPICAL 19TH-20TH FLOOR

UNIT B, C

3 BEDROOM UNIT

AREA = 94.00 SQ.M.+

5.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



LA VICTORIA

GLOBAL RESIDENCES
THE MACTAN NEWTOWN, CEBU

TYPICAL 19TH-20TH FLOOR

UNIT E, H

3 BEDROOM UNIT

AREA = 110.00 SQ.M.+

9.50 SQ.M. BAL

All units are unfurnished. The appliances and other details indicated in the plans are for illustration purposes only and not included in the sale. Selling price is established principally on a per unit basis and not on the unit measurement or dimension. Sizes and location of structural elements and utility pipe chases are subject to change and may differ from actual deliverable condition.



3 BR Living and Dining



Bedroom

Studio

- Ceramic plank flooring for kitchen and living & dining.
- Ceramic tile flooring for Toilet and Bath.
- Kitchen with mechanical ventilation, modular under counter, and overhead cabinets.
- 2-burner cooktop with hood
- Split-type air-conditioning unit (living/dining/bedrooms)



1 Bedroom

- Ceramic plank flooring for bedroom, living & dining, kitchen, toilet and bath.
- Kitchen with mechanical ventilation, modular under counter, and overhead cabinets.
- 2-burner cooktop with hood
- Split-type air-conditioning units (living/dining/bedrooms)
- Provision for Hot and Cold water line on T&B with mechanical or natural ventilation
- Bedroom modular closet



2 Bedroom

- Ceramic tile flooring for living & dining, kitchen, toilet and bath
- Ceramic plank flooring for bedrooms.
- Kitchen with mechanical ventilation, modular under counter, and overhead cabinets.
- 4-burner cooktop with built-in oven and hood
- Split-type air-conditioning units (living/dining/bedrooms)
- Provision for Hot and Cold water line (on all T&B except maid's room) with mechanical or natural ventilation
- Modular closet on bedrooms



Amenities:

- Infinity pool
- Wood sunbathing deck
- Covered pool lounge
- Outdoor shower area
- Kiddie pool
- Reading nook and sitting area
- Children's play area
- Covered lounge area
- Fitness stations
- Fitness trail / Jogging path
- Function room
- Gym
- Shower / Changing and Locker rooms
- Daycare center





Function Room



SOME PEOPLE WANT IT TO HAPPEN,
SOME WISH IT WOULD HAPPEN,
OTHERS MAKE IT HAPPEN.

MICHAEL JORDAN

OTHERS MAKE IT HAPPEN,
SOME WISH IT WOULD HAPPEN,
SOME PEOPLE WANT IT TO HAPPEN.

Gym



Daycare



Play Area



Trellis





Pool view



Typical Residence Features

- Entrance panel door with viewer
 - Individual electric and water meter
 - Provision of Fibr-to-the-Home triple play technology per unit
 - Provision for other provider's telephone and CATV lines per unit
 - Kitchen with modular under counter and overhead cabinets
 - Partial glass shower enclosure in toilet & baths (except for Maid's T&B)
 - Video intercom
 - Automatic heat/smoke detector and fire sprinkler system
 - Individual mail boxes with keys
 - Individual Condominium Certificate of Title (CCT)
- 