

Catalyzing Inclusive Growth Through Strategic Development

METRO MANILA:
Energized Growth, Navigating Challenges

1. **Economic Powerhouse**

    - Home to key districts like Makati and Ortigas, bustling with skyscrapers and commerce.
    - Metropolitan Manila (NCR) contributed **31.2 %** of the Philippines' GDP in 2024 .
    - The services sector dominated, making up nearly **83 %** of its output .

2. **Urban Challenges Beneath**

    - **Population**: As of July 1, 2024, Metro Manila's population surpassed **14 million**—approximately **14,001,751** people .
    - **Density**: Metro Manila covers around **636 km²**, leading to a population density exceeding **21,700 per km²**—among the world's highest .
    - This intense density significantly strains infrastructure, services, and living conditions.



Shifting the Spotlight: The Rise of Southern Metro Manila

Past Perception

Metro Manila's growth was synonymous with Makati, Ortigas, and Quezon City.

The South was seen as a residential spillover.

Current Reality

The spotlight is shifting.

New business districts, schools, hospitals, and retail hubs are flourishing, redefining the South's value.



WHY THE SOUTH?

Four Catalysts Driving Southern Metro Manila's Growth



INFRASTRUCTURE

New roads and rail projects dramatically cut travel times and open trade corridors.



DEVELOPERS

Ample space allows for visionary, sustainable master-planned townships.



PEOPLE

Region 4A's nearly 8 million strong labor force provides accessible talent.



LIFESTYLE AND ENVIRONMENT

Cleaner air, open spaces, and balanced communities offer a better quality of life.



Photo courtesy of SMC



Photo courtesy of MCX



Photo courtesy of Light Rail Manila Corporation

1 INFRASTRUCTURE

Today, Skyway Extension, MCX, C-5 Southlink, and soon CALAX, have drastically reduced commute times.

Upcoming projects like CALAX, SLEX TR4, LRT-1 extension, and North-South Commuter Railway will further enhance connectivity.







2

DEVELOPERS

Thinking Big

The South's uncongested landscape provides developers room to build visionary, master-planned townships. These developments are not just buildings; they are thematic communities anchored by essential facilities like schools, churches, and wellness centers, with a strong focus on sustainability.



3 WORKFORCE

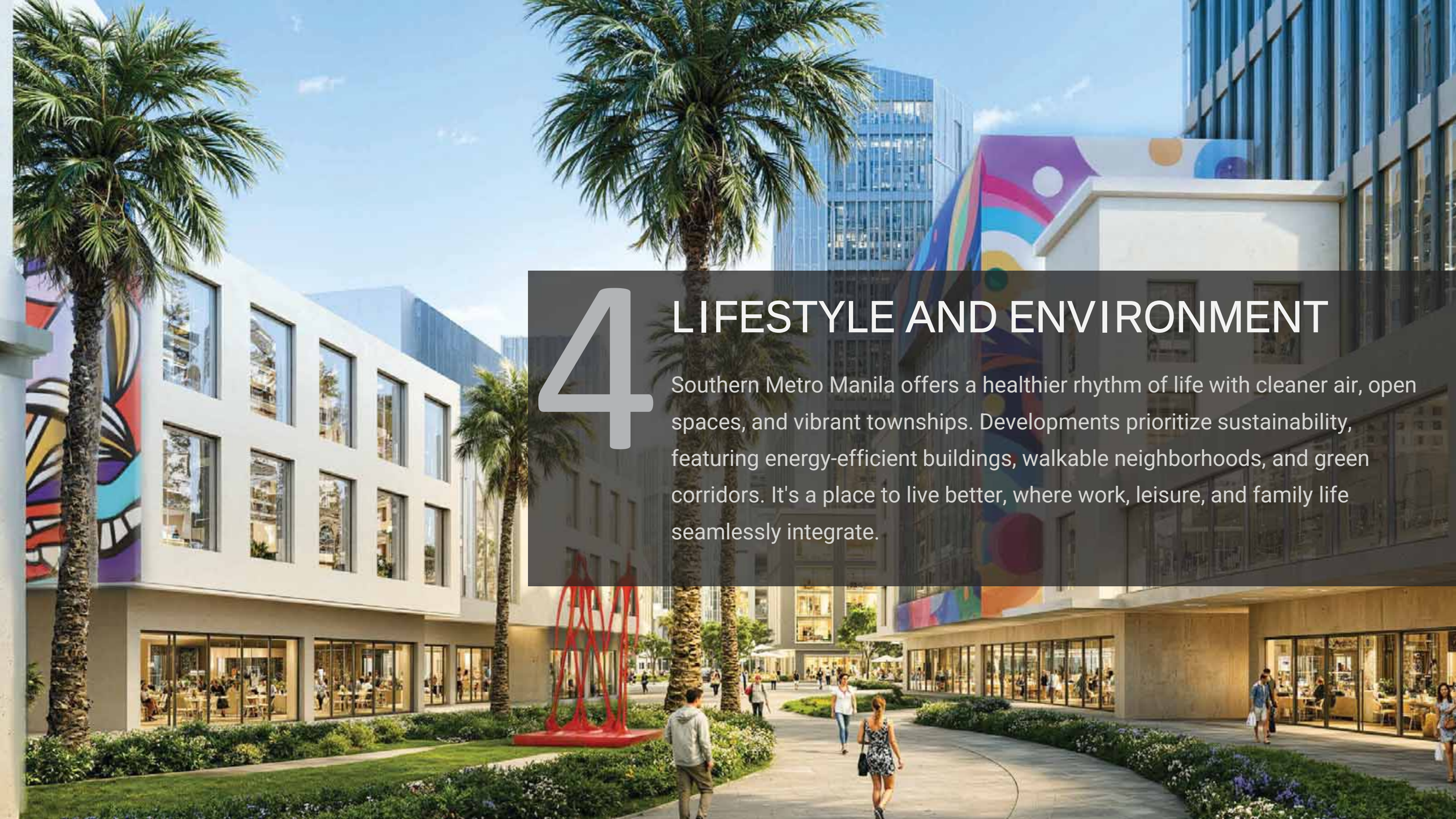
Strong and Diverse

Labor Force Powerhouse

Region 4A boasts a labor force of nearly 8 million, surpassing NCR, with a young and highly skilled demographic.

Talent Accessibility

This accessible talent pool means companies can find skilled workers nearby, reducing commutes and boosting community productivity.



4 LIFESTYLE AND ENVIRONMENT

Southern Metro Manila offers a healthier rhythm of life with cleaner air, open spaces, and vibrant townships. Developments prioritize sustainability, featuring energy-efficient buildings, walkable neighborhoods, and green corridors. It's a place to live better, where work, leisure, and family life seamlessly integrate.



Developers as Catalysts of Inclusive Growth

Visionary developers are transforming the South into a thriving urban frontier through thoughtful urban planning.

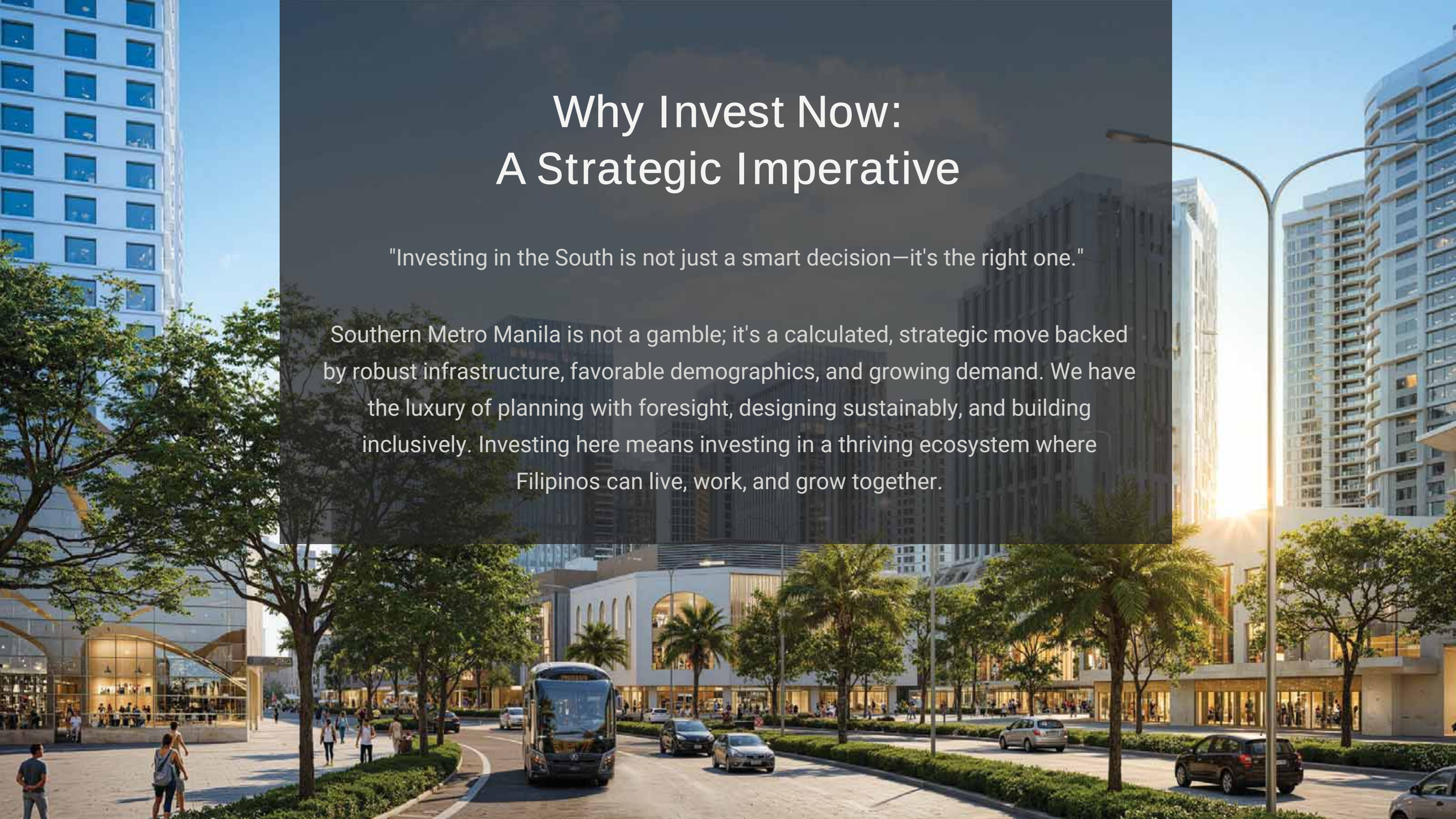
Master-planned townships are reshaping Southern Metro Manila with integrated spaces for living, working, and leisure—complete with green areas, efficient transport links, and strong business appeal.

These developer-led projects serve as blueprints for sustainable, balanced development—turning open land into vibrant, future-ready communities.



The Role of Education and Community

“When developers invest in education and community, they’re not just building projects—they’re building the very foundation of a city’s future.”



Why Invest Now:
A Strategic Imperative

"Investing in the South is not just a smart decision—it's the right one."

Southern Metro Manila is not a gamble; it's a calculated, strategic move backed by robust infrastructure, favorable demographics, and growing demand. We have the luxury of planning with foresight, designing sustainably, and building inclusively. Investing here means investing in a thriving ecosystem where Filipinos can live, work, and grow together.