

Palawan Beaches



Palawan
Beaches

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ChillLine Attitude Corporation is a lifestyle and development company with a vision of creating exclusive and accessibly luxurious communities.



Own a piece of paradise...

"The Best Beaches Overall in Asia."
- The Conde Nast Traveller



LONG POINTE BEACH

BE MESMERIZED!

Palawan

- o Perfect. Beautiful. Peaceful Beach.
- o The Philippines' answer to Phuket and Bali.
- o Environmentally sustainable tourism is the #1 priority.



CHARMING CITY OF
Discover

St. Paul National Subterranean Park (the longest underground river in the world). It is an 8.2 kilometer Underground River that winds through a spectacular cave before emptying into the South China Sea. It is, in fact, one of the candidates for the New Seven Wonders of the World.

Well-endowed with exotic islands, rainforests, great diving and secluded, breath-taking beaches, the western coast of Palawan is home to the longest stretch of pristine white sand beach in Southeast Asia.

Puerto Princesa has an international airport. It is accessible mainly from Manila. Air travel from Manila to Puerto Princesa takes less than an hour. Flights are available 6 times daily.

PUERTO PRINCESA

personal paradise



GO WEST BEACH

A [Master Plan](#) done by The Japan Bank for International Commerce (JBIC) is being implemented. Land prices have been rising because of the on-going construction of the international airport.

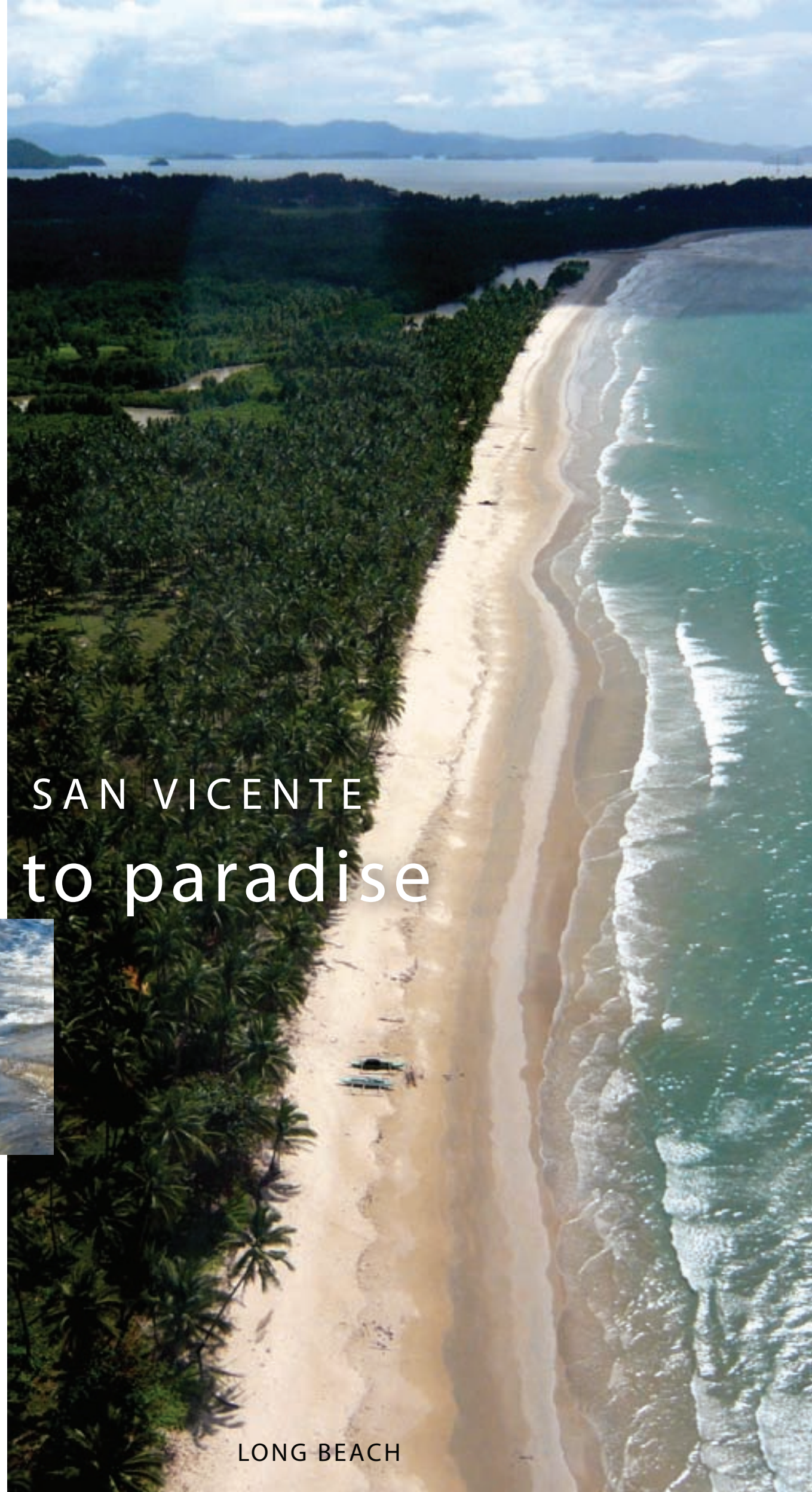
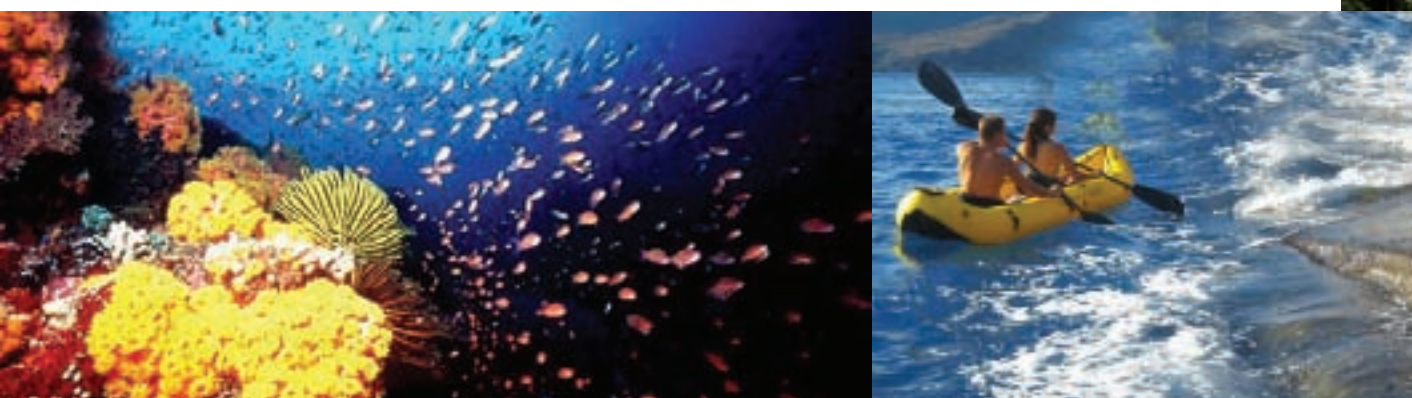
Major real estate companies have already positioned themselves by acquiring properties in San Vicente. We are fortunate to secure a number of super prime properties in the area.

A 2.8 km international airport in San Vicente is due for completion in 2011 making this [tropical Eden](#) within your reach, which makes it a perfect and wonderful opportunity for visionary investors.

San Vicente is one hour away by speed boat from the famous St. Paul National Park (the longest Underground River in the world).

IDYLLIC TOWN OF
Get Closer

SAN VICENTE
to paradise



LONG BEACH

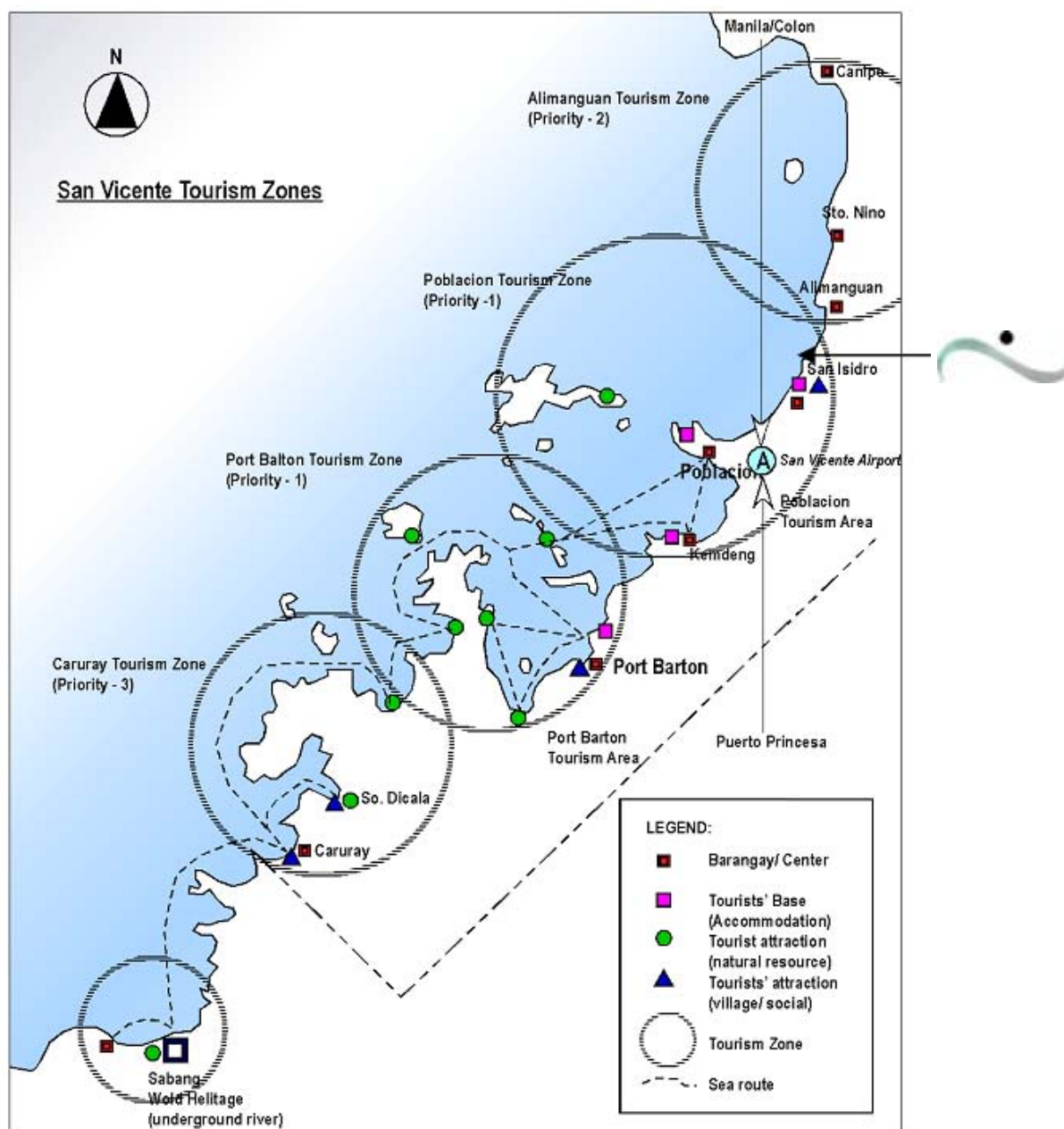
THE MASTER PLAN

SAN VICENTE

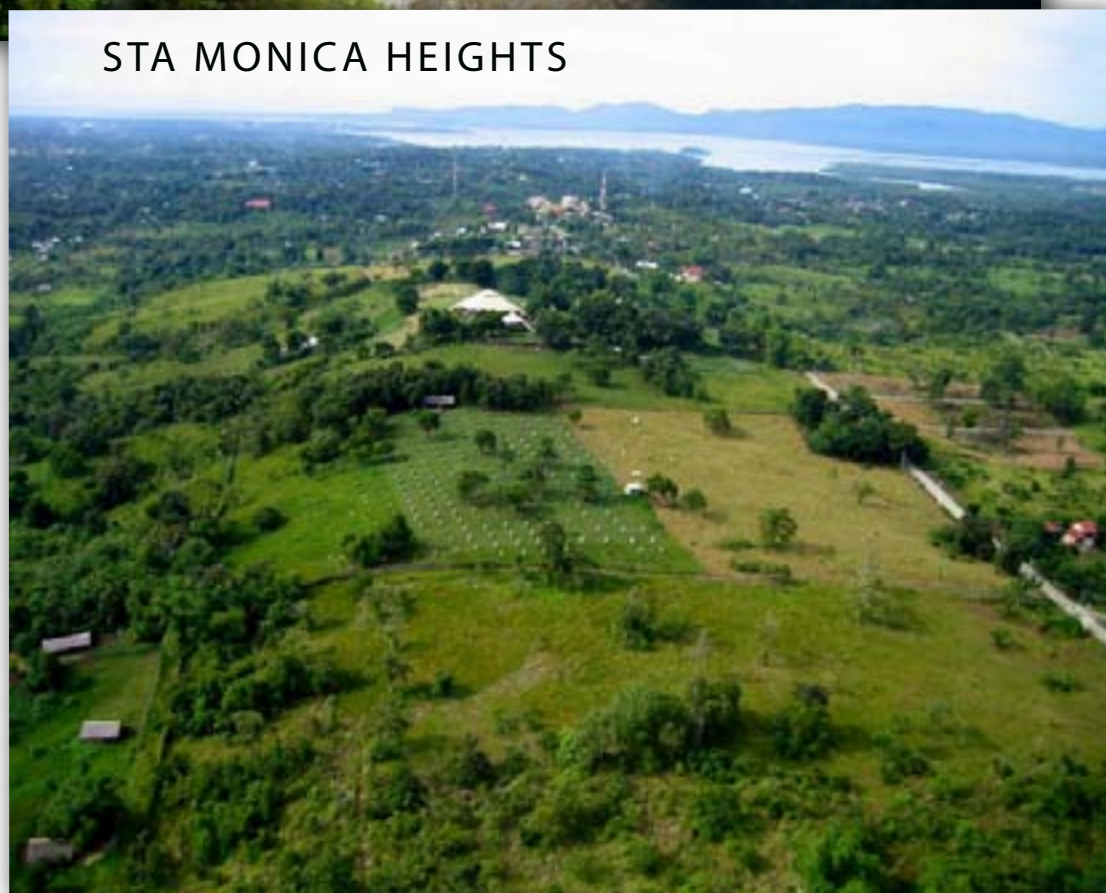
In 2006, a JBIC (Japan Bank for International Cooperation) funded study, "Tourism Development and Investment Plan for San Vicente", was done by the Palawan Council for Sustainable Development.

The Master Plan encompasses all aspects dealing with sustainable tourism. It made a complete accounting of all pertinent environmental resources in San Vicente which led to a master plan designed around it. Lessons learned from the existing problems in Boracay were continuously noted. These plans are in place, and these plans are being implemented strictly: even with significant political costs.

Having a long-term commitment in San Vicente, ChillLine positioned land purchases in key spots in San Vicente. As seen in the attached illustration, [Long Pointe](#) and [Crescent Beach](#) is part of "Priority-1 Poblacion Tourism Zone" in the Master Plan.



The Undeniable Logic in Investing in Palawan



The Longest stretch of white sand beach in Southeast Asia

- ~ 14-km continuous stretch of powder-white sand beach in San Vicente.
- ~ The Condé Nast Traveler rates Palawan's beaches as the best overall in Asia in 2007.
<http://www.concierge.com/cntraveler/articles/detail?articleId=11432>
- ~ Perfect alternative to the more crowded and commercialized beach destinations in the country.
- ~ St. Paul National Subterranean Park (the longest underground river in the world). It is an 8.2 kilometer Underground River that winds through a spectacular cave before emptying into the South China Sea.

Rare Flora and Fauna

- ~ Rare flora & fauna, and exotic animals can be seen.
- ~ Scenic route which travels north over Palawan's beautiful mountains and beside its fantastic coastline.

Breathtaking Beautiful Reefs and Sea Life

- ~ Clear waters that have visibility of more than 30 feet down to the breathtaking beautiful reefs and sea life.
- ~ The Malampaya Sound is the home of the Irrawaddy Dolphins, a rare and protected species of oceanic dolphins.

Natural Resources

- ~ Palawan is believed to be sitting on top of what could be the largest oil and natural gas deposits in the world. Its natural gas reserves are 2.5 trillion cubic meters, capable of providing 3,000 megawatts of clean energy for the Luzon grid over a 20-year period.

Invest in San Vicente Now.



CRESCENT BEACH

Unearned Increment is an increase in the value of land or any property without expenditure of any kind on the part of the proprietor, an excellent target for **land banking**.

Investors in Boracay are expanding in Palawan. The price difference of San Vicente's property [US\$70/sm] is 7% of Boracay [US\$1,000/sm] and 50% of Bohol [US\$133/sm].

An **International airport** will be completed in 2011, which is just 15mins away. Accommodating big aircrafts that will bring sustainable tourism, which is the local government's #1 priority.

Own a piece of paradise...

Palawan is entitled to a 40-percent share of all the revenues from the Malampaya gas project pursuant to the provisions of Section 7, Article 10 of the 1987 Philippine Constitution. And this right is in accordance with the provisions of **Republic Act 7160**. This is worth P90 billion of future infrastructure projects for Palawan alone.

Investment Prospects

Land prices in San Vicente have increased five times in value in the last 3 years. It is expected to continue its increase as the new airport will be operating in 2 years' time. Many areas have already been acquired by other savvy investors. We are fortunate to secure a number of super prime properties in the area.

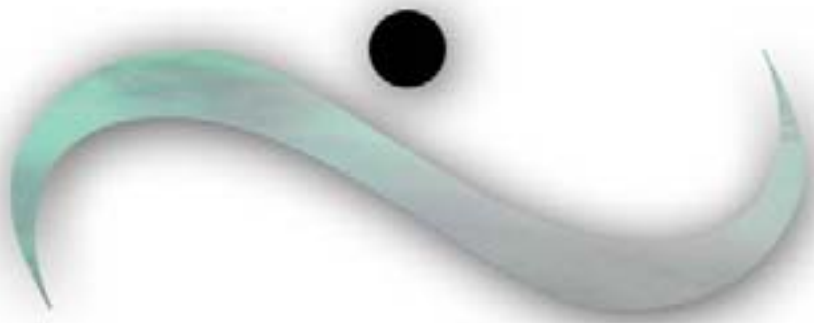
ChilLine secures your investment by:

- ~ Making sure the property being purchased is free from any legal issues.
- ~ Knowing the property is verified by the in-house survey / investigation team [no double-sales as per Assessor's Office].

ChilLine can protect and upgrade your investment through optional Management Contract:

- ~ Tax Declarations can be converted into titles.
- ~ Titles can be converted into other uses other than Agriculture.
- ~ The area can be fenced, secured and protected 24x7. Assurance for value to your investment.

ChilLine Attitude Corporation



The ChilLine logo is derived from the Alibata symbol of “chill.” The color of the wave was extracted from an actual picture of the waters on the beach. ChilLine’s logo signifies its thankfulness for the beautiful properties we have which we consider as a blessing to find. Hence, the logo signifies the company’s commitment to share its blessings with like-minded people who love and appreciate exclusivity & profitability.

ChilLine Attitude Corporation is a lifestyle and development company with a vision of creating exclusive and accessibly luxurious communities. Our goal is to establish sustainable developments in the most beautiful and breathtaking locations in the country; with like-minded partners.

We traveled the Philippines, looking for spectacular beach front properties that will someday be developed in a sustainable manner, without overburdening the land and local resources. We always stumble into one. The pristine municipality of San Vicente, Palawan is just that kind of place.

So if you are looking for a fantastic beach front property, with the potential for development in only a few years’ time, then investing now in Puerto Princesa and San Vicente in Palawan is the smartest thing you can do. And if you partner with us, you will be pleasantly surprised at how affordable it is to do so.

OTHER CHILLINE SPOTS

- o Tagaytay - “T” and “The Edge”
- o Ilocos - Pagudpud Beach
- o Laoag - “Desert Beach”

Exclusivity

Profitability

Security



ChilLine Attitude Corporation
www.ChilLine.com

Properties For Sale
or
Joint Venture



LONG POINTE SAN VICENTE



THE PROPERTY

The Prize Jewel of San Vicente

Description

- o The property is 1.33 hectares with an excess of .76 hectares.
- o It is mainly beach front stretching 336 meters with coconut plantation.
- o It is bordered by a river cutting across its length with a stretch of more or less 350 meters that drains at the tip of the point.
- o 233 meters rear frontage along Nasaulugan River

Area

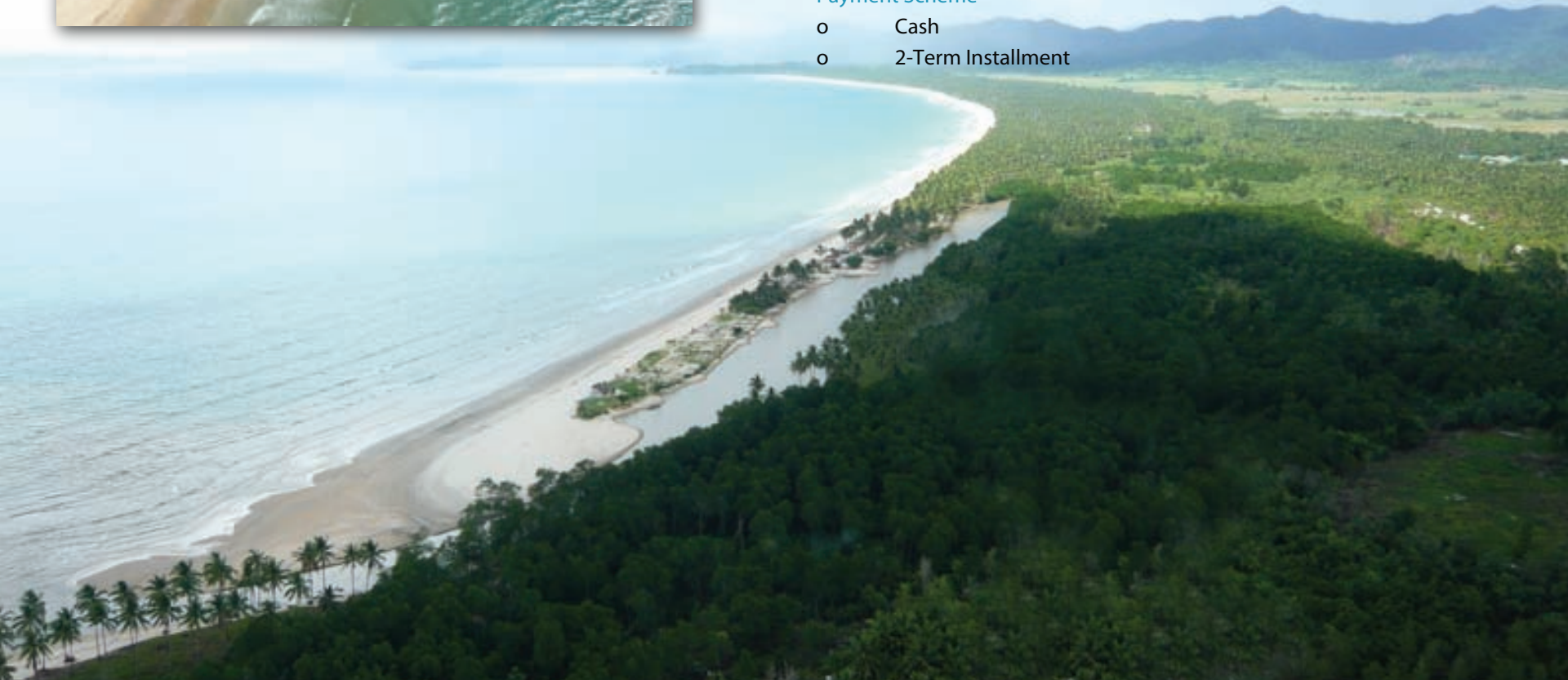
- o Twenty Thousand Nine Hundred Forty Square Meters (20,940)

Status

- o A total of 3,026 square meter titled property
- o 17,914 square meter is for ready for immediate titling

Payment Scheme

- o Cash
- o 2-Term Installment



CRESCENT BEACH

SAN VICENTE

- o Beach frontage with coconut plantation
- o Interior is forested with rolling terrain with fresh spring water



THE PROPERTY

Description

- o The property is 14.1 hectares
- o 360 degree view of 14 kilometers of beaches from the highest point.
- o Less than 3 kilometers from the airport.

Area

- o One Hundred Forty Thousand Eight Hundred Eighty Square Meters (140,880)

Status

- o A total of 72,816 square meter titled property
- o With deed of sale for 11,750 square meter
- o 56,314 square meters are ready for immediate titling

Payment Scheme

- o Cash
- o 2-Term Installment



HIDDEN BEACH

PUERTO PRINCESA



THE PROPERTY

Description

- o Only 7km from the Puerto Princesa International Airport
- o Frontage on the beach 63.51 meters
- o Rare white sand beach property being sold inside the city

Area

- o Five Thousand and One Square Meters (5,001)

Status

- o The property is titled

Payment Scheme

- o Cash



STA MONICA HEIGHTS



THE PROPERTY

Description

- o Located in the highest area of the Millonaire's Row in Palawan.
- o Beside the famous Rancho Sta. Monica.
- o Ideal spot for a hotel, resort or subdivision

Area

- o Fifty Three Thousand Three Hundred Thirty Nine Square Meters (53,339)

Status

- o Clear title for 53,339 square meter
- o Classified as residential lot

Payment Scheme

- o Cash
- o 2-Term Installment

