



**OFFICE BUILDINGS  
FOR LEASE** | As of July 2024



# INLIFE MAJOR OFFICE BUILDINGS



Insular Life Corporate Centre  
Alabang, Muntinlupa City



Insular Life Makati  
Makati City



Insular Life Health Care  
Makati City



Insular Life Cebu Business Centre  
Cebu City



# INSULAR LIFE CORPORATE CENTRE (TOWER 1)

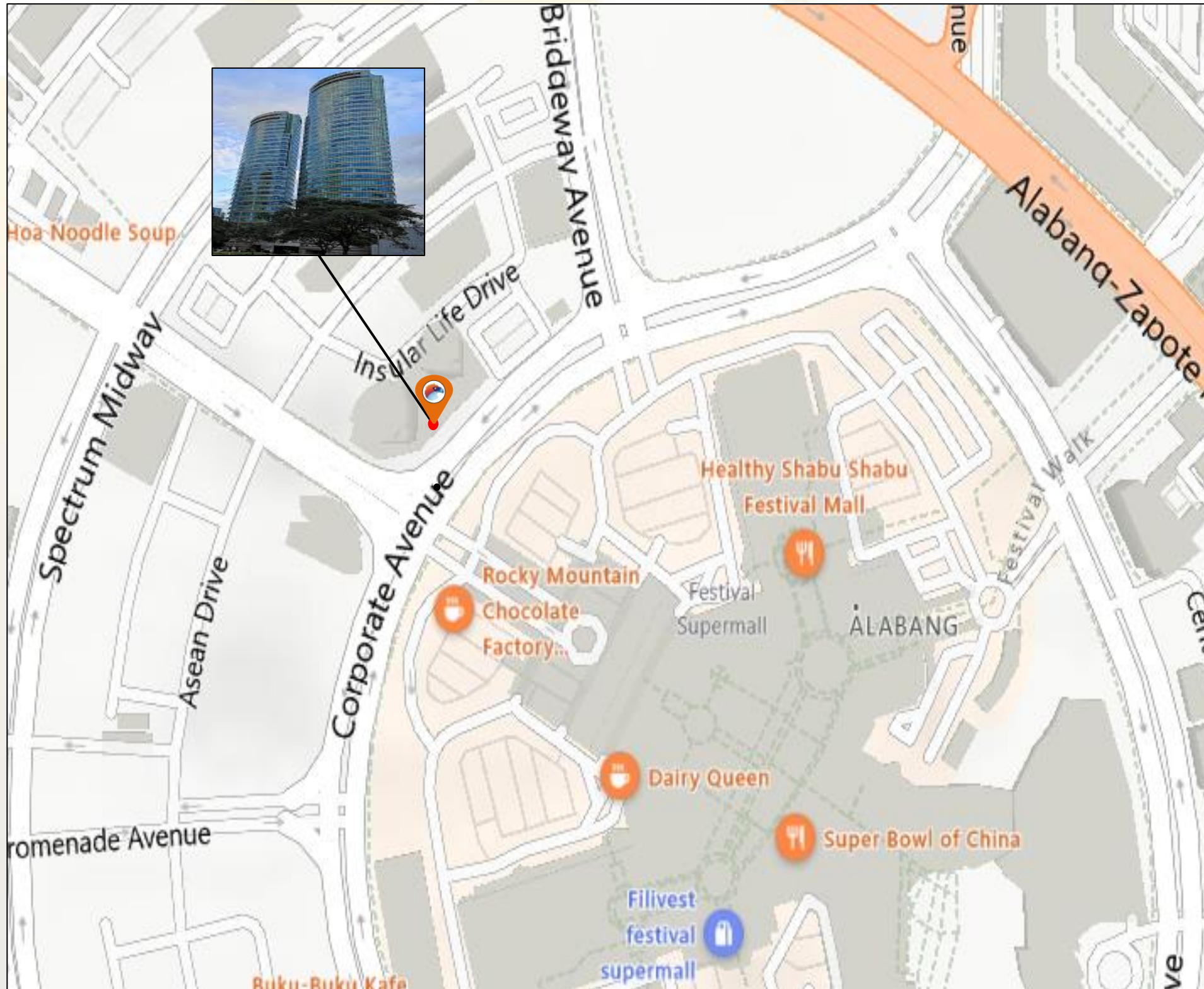
Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City





# Insular Life Corporate Centre, Tower 1

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City



## BUILDING SPECIFICATIONS

Building Grade	Grade A
No. of Floors	33-storey
Floor Plate	Approx. 800 sqm per floor
Floor Efficiency	86 %
Density Ratio	1 : 5.5
A / C Systems	Centralized A/C
A / C Extension Charges	PHP 2,000 / hour
Back up power	100 %
Floor to Ceiling Height	2 . 7 Meters
Parking Allocation	1 : 100 sqm
Parking Rate	4,500.00 / slot / month + VAT
Telco Providers	Globe, Sky Cable, Bayantel, Smart, Contel, & Radius
Building Certification	PEZA Certified
Amenities	<ul style="list-style-type: none"><li>• Auditorium</li><li>• Banks</li><li>• Café (Sprsso and New Bistro)</li><li>• Cafeteria</li><li>• Prayer Room</li><li>• Basketball Court</li></ul>



# Insular Life Corporate Centre

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City

## Amenities:



Auditorium



Prayer Room



Banks



Café

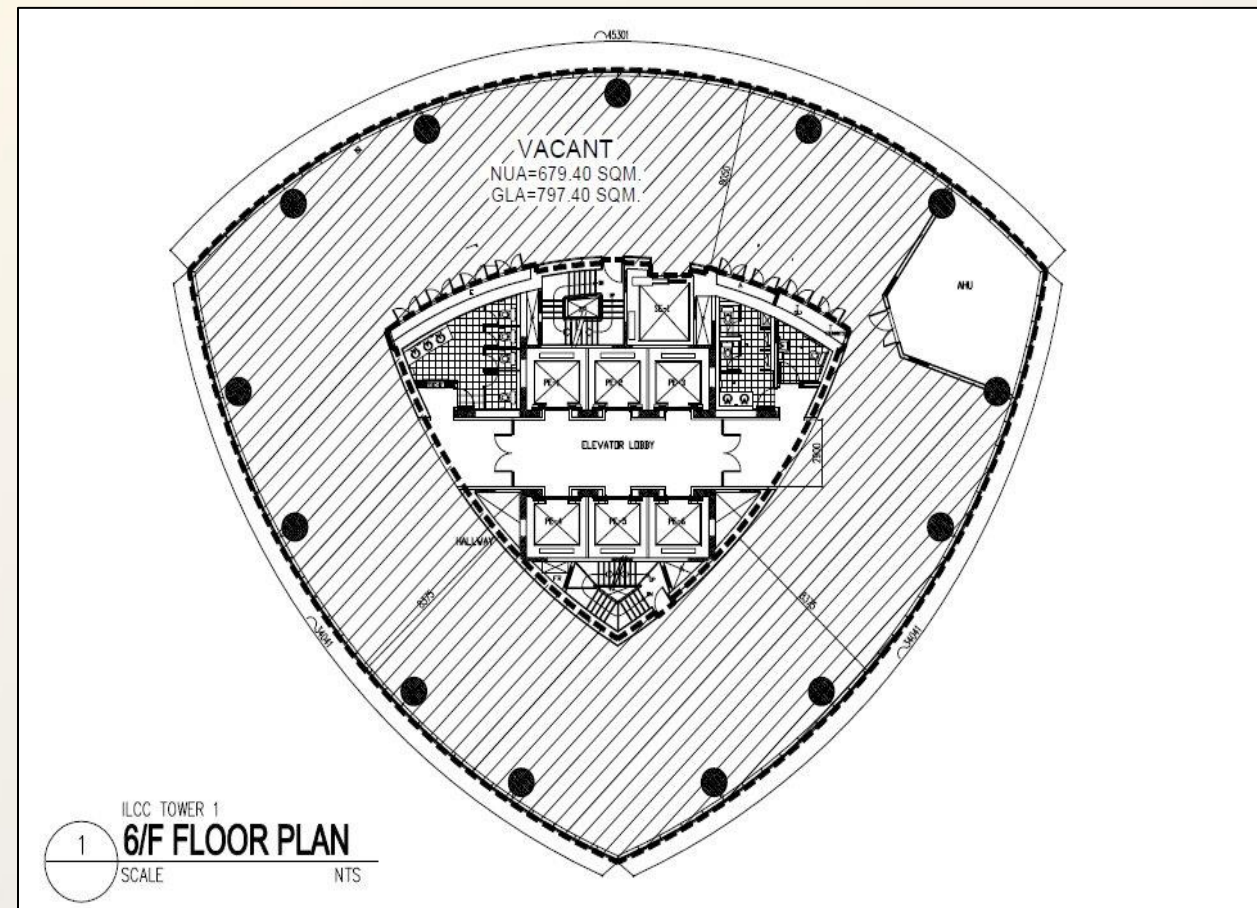


Cafeteria



# Insular Life Corporate Centre, Tower 1

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City



Typical Floor Plan

Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
6 <sup>th</sup> Floor	797.40	PHP 720.00	Partially Fitted	Immediate
9 <sup>th</sup> Floor (Unit 7)	78.72	PHP 720.00	Partially Fitted	Immediate
18 <sup>th</sup> Floor	841.60	PHP 720.00	Partially Fitted	Immediate
21 <sup>st</sup> Floor	777.03	PHP 720.00	Partially Fitted	December 2024
22 <sup>nd</sup> Floor	281.02	PHP 720.00	Partially Fitted	Immediate
26 <sup>th</sup> Floor	541.21	PHP 720.00	Partially Fitted	August 2024

\*CUSA Fee - PHP150.00 / sqm for traditional office hours  
 PHP250.00 / sqm for 24/7 operations



# Insular Life Corporate Centre, Tower 1

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City



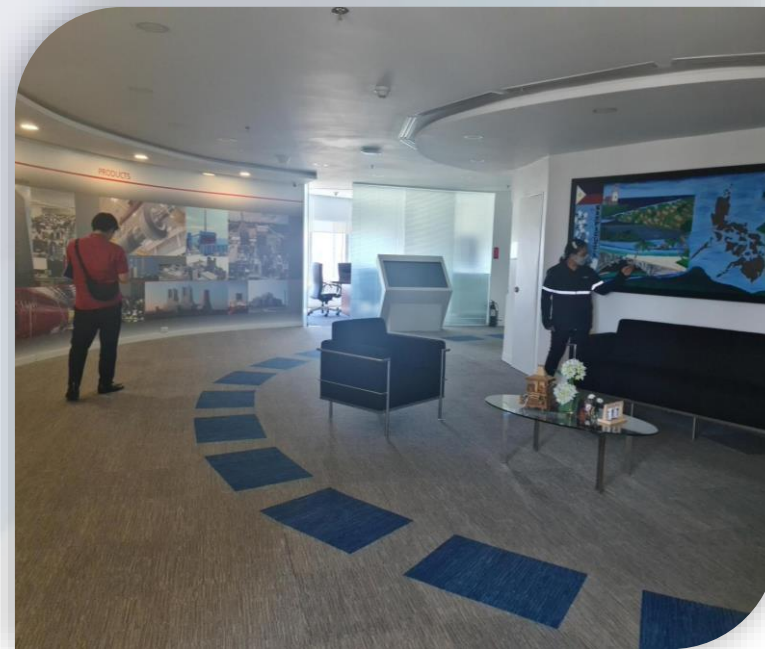
6<sup>th</sup> Floor



9<sup>th</sup> Floor (Unit 7)



18th Floor



21st Floor

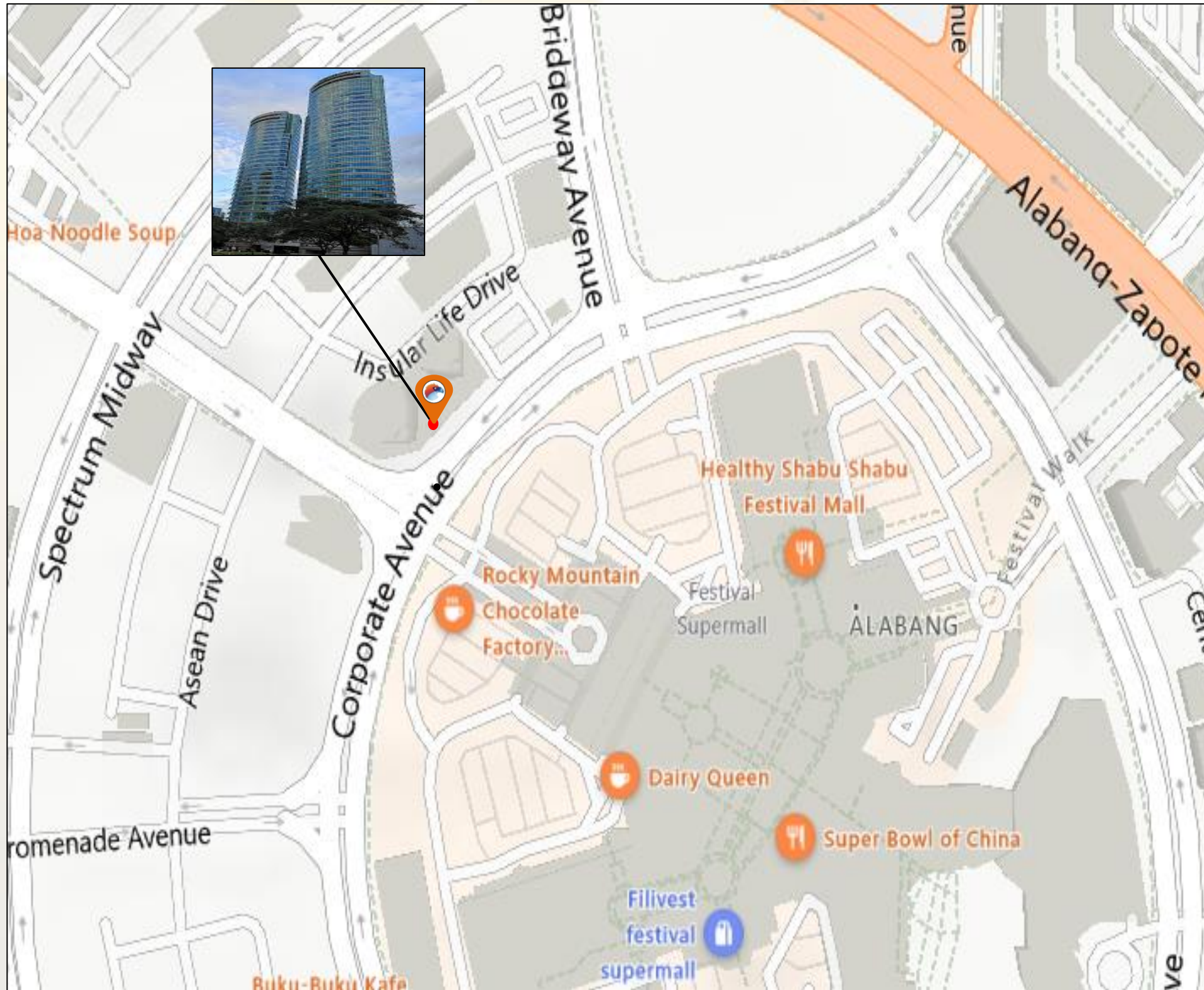


22nd Floor



# Insular Life Corporate Centre, Tower 2

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City



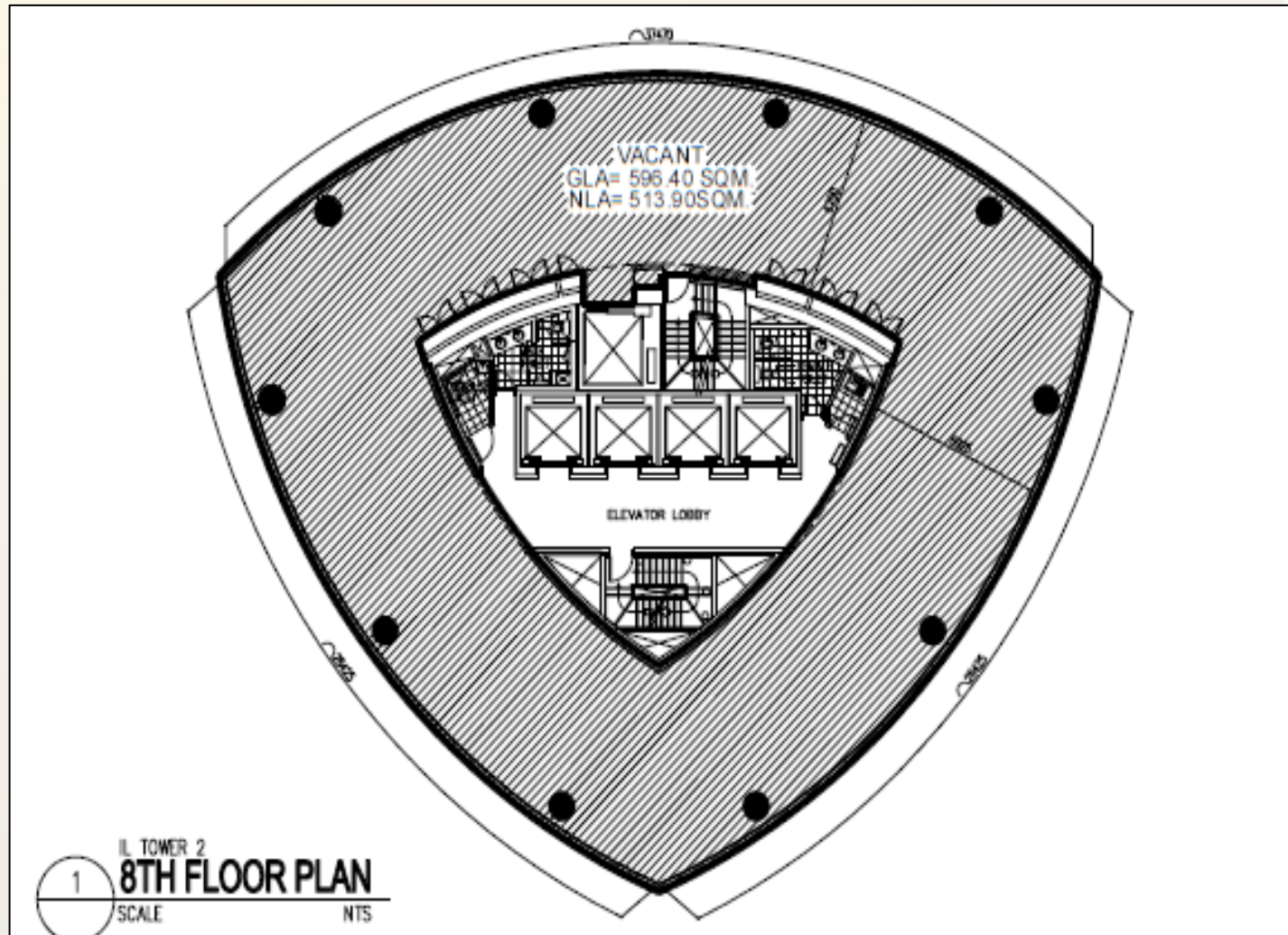
## BUILDING SPECIFICATIONS

Building Grade	Grade A
No. of Floors	29-storey
Floor Plate	Approx. 550 sqm per floor
Floor Efficiency	86 %
Density Ratio	1 : 5.5
A / C Systems	GF to 24 <sup>th</sup> Floor - Centralized A/C ; 25 <sup>th</sup> to 28 <sup>th</sup> Floor – Variable Refrigerant Flow ( V. R. F. )
A / C Extension Charges	PHP2,000 / hour
Back up power	100 %
Floor to Ceiling Height	2.7 Meters
Parking Allocation	1 : 100 sqm
Parking Rate	4,500.00 / slot / month + VAT
Telco Providers	Globe, Sky Cable, Bayantel, Smart, Contel, and Radius
Building Certification	PEZA Certified
Amenities	<ul style="list-style-type: none"><li>• Auditorium</li><li>• Banks</li><li>• Café (Sprsso and New Bistro)</li><li>• Cafeteria</li><li>• Prayer Room</li></ul>



# Insular Life Corporate Centre, Tower 2

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City



Typical Floor Plan

Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Mezzanine	513.23	TBA	Fitted	Immediate
7 <sup>th</sup> Floor	183.02	PHP 720.00	Partially Fitted	August 2024
8 <sup>th</sup> Floor	596.40	PHP 720.00	Partially Fitted	Immediate
9 <sup>th</sup> Floor	559.30	PHP 720.00	Partially Fitted	Immediate
10 <sup>th</sup> Floor	586.44	PHP 720.00	Partially Fitted	August 2024
11 <sup>th</sup> Floor	571.57	PHP 720.00	Partially Fitted	August 2024
15 <sup>th</sup> Floor	175.23	PHP 720.00	Partially Fitted	October 2024
17 <sup>th</sup> Floor	366.95	PHP 720.00	Partially Fitted	Immediate
18 <sup>th</sup> Floor	556.00	PHP 720.00	Partially Fitted	Immediate
19 <sup>th</sup> Floor	591.60	PHP 720.00	Fitted (incomplete office chairs)	Immediate
22 <sup>nd</sup> Floor	323.19	PHP 720.00	Partially Fitted	Immediate
25 <sup>th</sup> Floor	542.10	PHP 720.00	Partially Fitted	Immediate
26 <sup>th</sup> Floor	547.25	PHP 720.00	Partially Fitted	Immediate

\*CUSA Fee - PHP150.00 / sqm for traditional office hours  
 PHP250.00 / sqm for 24/7 operations



# Insular Life Corporate Centre, Tower 2

Insular Life Drive, Filinvest Corporate City, Alabang, Muntinlupa City



8<sup>th</sup> Floor



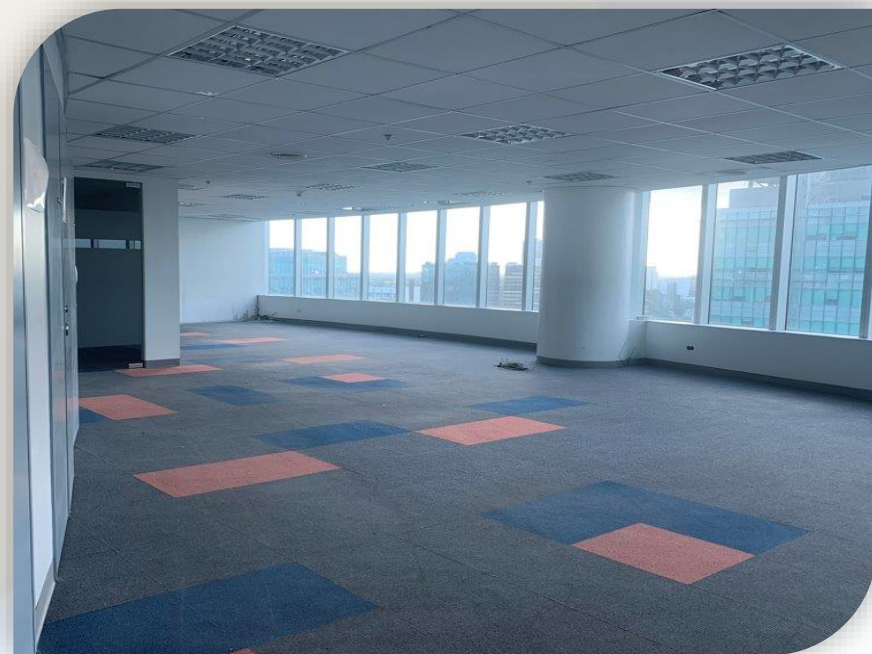
9<sup>th</sup> Floor



17<sup>th</sup> Floor



19<sup>th</sup> Floor



22<sup>nd</sup> Floor



25<sup>th</sup> Floor



26<sup>th</sup> Floor



A large, stylized graphic of a sun with rays in shades of yellow, orange, and blue, positioned on the left side of the image. The sun is partially obscured by a blue and white geometric shape in the top left corner.

# INSULAR LIFE MAKATI

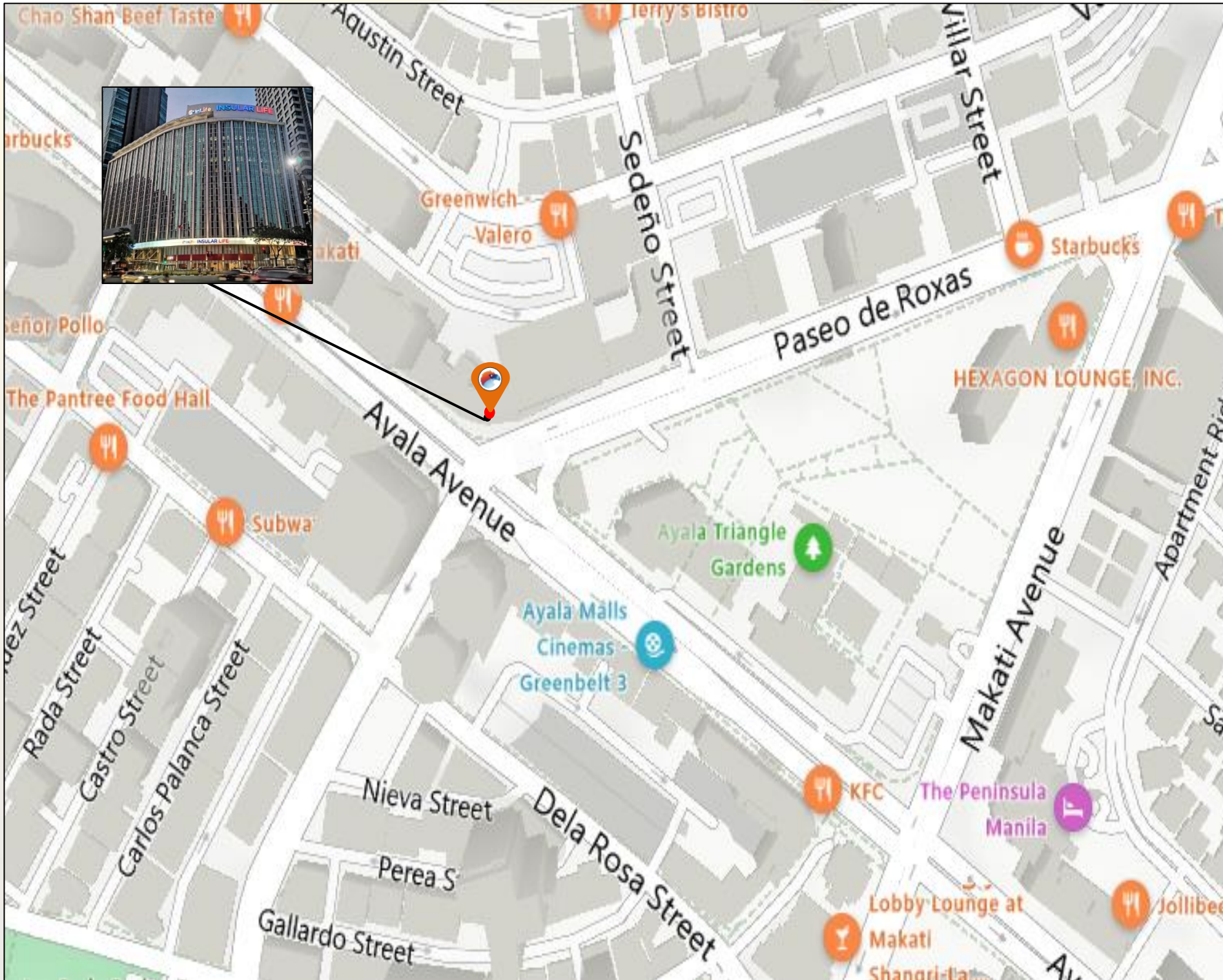
6781 Ayala Avenue cor. Paseo De Roxas, Makati City





# Insular Life Makati

6781 Ayala Avenue cor. Paseo De Roxas, Makati City



## BUILDING SPECIFICATIONS

Building Grade	Grade A
No. of Floors	12-storey
Floor Plate	Approx. 1,618 – 1,744 sqm/floor
Floor Efficiency	82 %
Density Ratio	1 : 5.5
A / C Systems	Variable Refrigerant Flow ( V. R. F. )
A / C Charges	Metered
Back up power	100 %
Floor to Ceiling Height	2.8 Meters
Parking Allocation	1:200 sqm
Parking Rate	Podium - (6,500.00 / slot / month + VAT) Open - (5,500.00 / slot / month + VAT)
Telco Providers	Globe, Eastern, PLDT, Source, Converge, and RISE
Building Certification	PEZA Certified, LEED Gold Certified and WELL Health-Safety Rated
Amenities	<ul style="list-style-type: none"><li>• Banks</li><li>• Grand Ballroom</li><li>• Prayer Room</li></ul>



# Insular Life Makati

6781 Ayala Avenue cor. Paseo De Roxas, Makati City

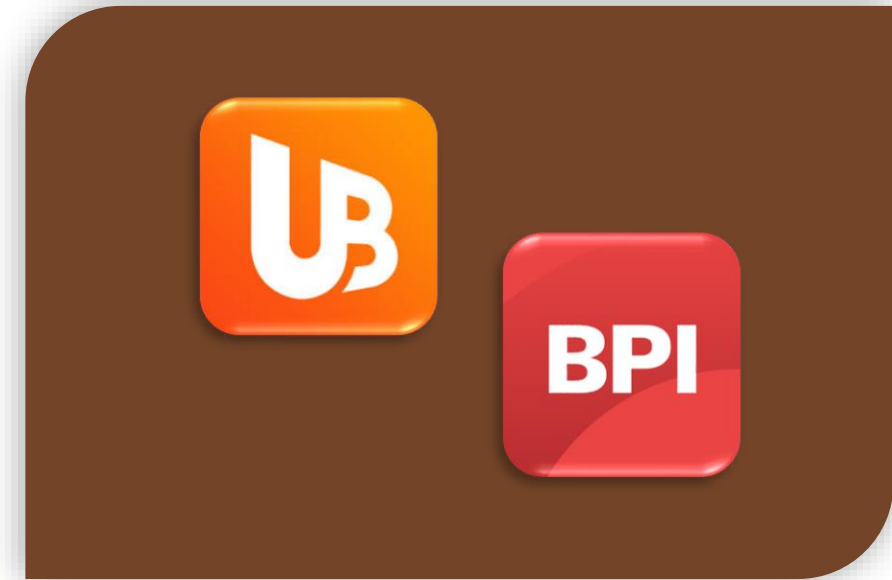
## Amenities:



Grand Ballroom



Prayer Room

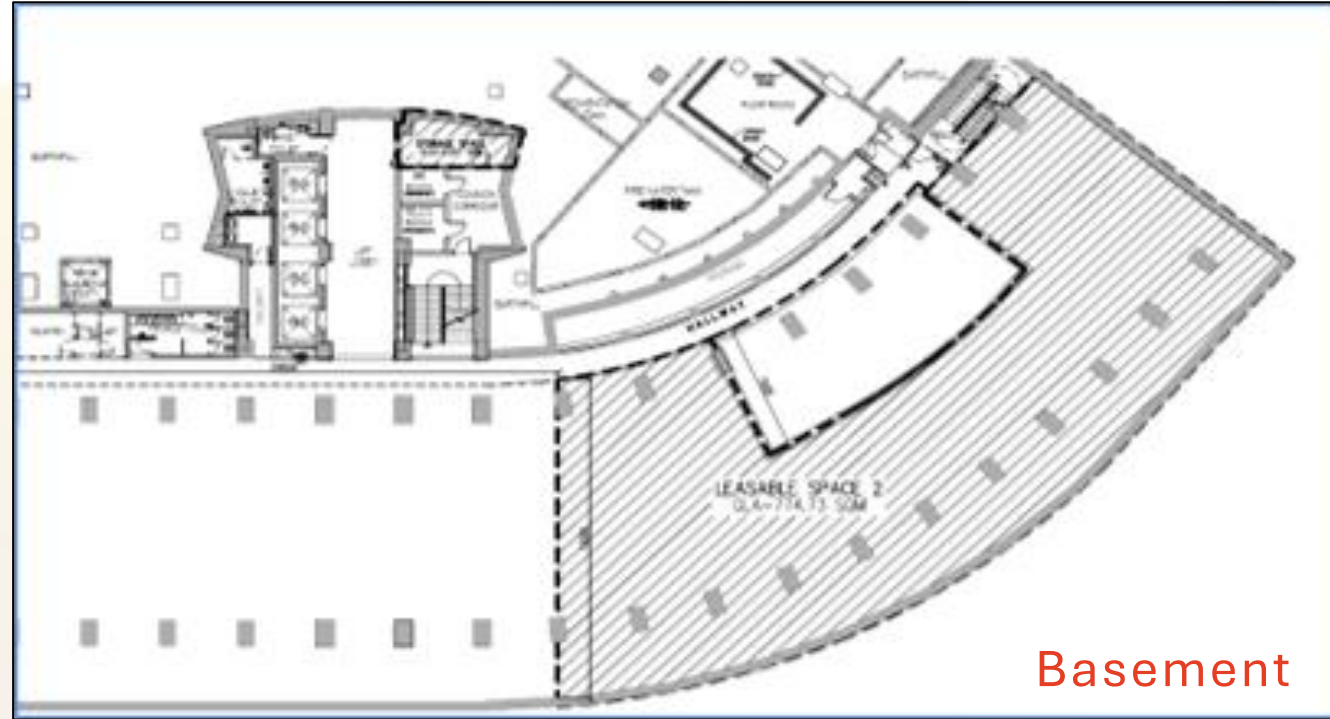


Banks

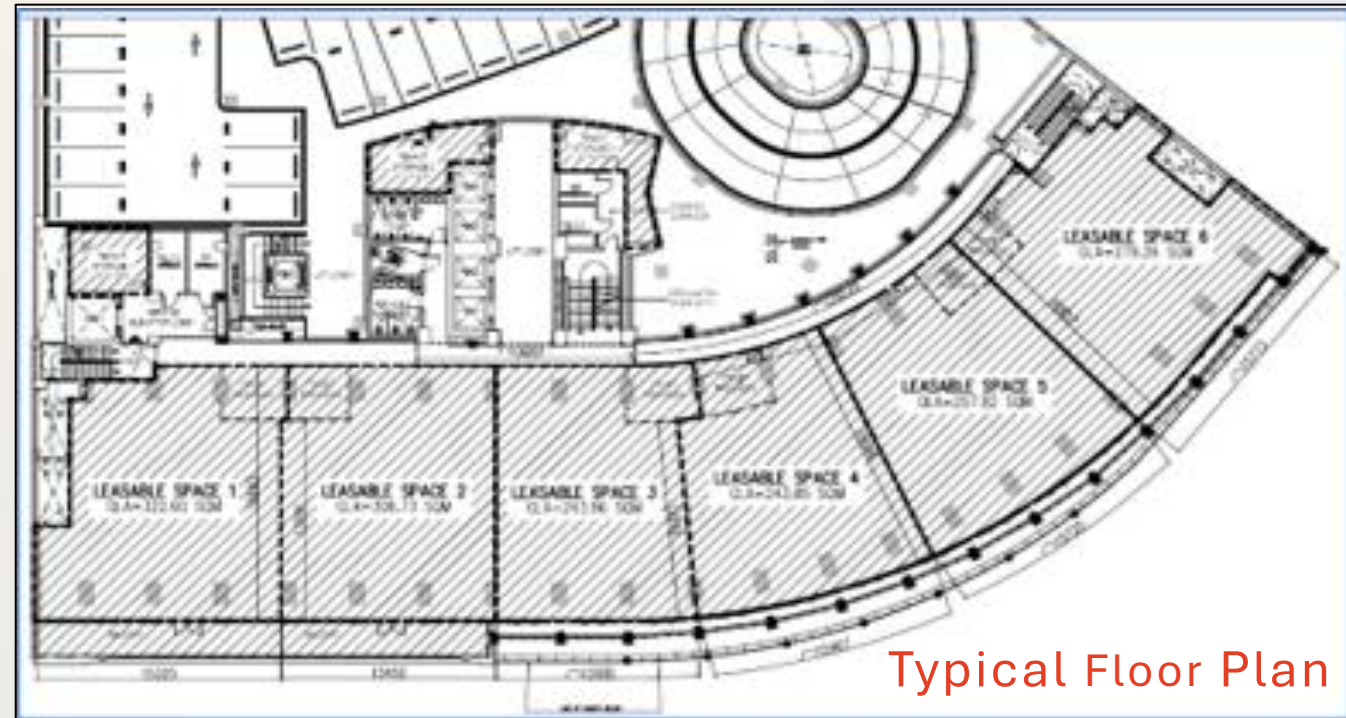


# Insular Life Makati

6781 Ayala Avenue cor. Paseo De Roxas, Makati City



Basement



Typical Floor Plan

Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Basement	774.73	PHP 1,100.00	Partially Fitted	Immediate
Ground Floor	53.40	PHP 2,500.00	Partially Fitted	Immediate
2 <sup>nd</sup> floor	1,744.11	PHP 1,200.00	Partially Fitted	Immediate
3 <sup>rd</sup> Floor	1,679.31	PHP 1,200.00	Partially Fitted	Immediate
5 <sup>th</sup> floor / Unit 1	381.53	PHP 1,200.00	Bare Shell	Immediate
5 <sup>th</sup> floor / Unit 3-4	804.76	PHP 1,200.00	Partially Fitted	Immediate
6 <sup>th</sup> floor	1,649.00	PHP 1,200.00	Fitted	Immediate

\*CUSA Fee – PHP 200.00 / sqm



# Insular Life Makati

6781 Ayala Avenue cor. Paseo De Roxas, Makati City



2<sup>nd</sup> Floor



3<sup>rd</sup> Floor



5<sup>th</sup> Floor - Unit 1



5<sup>th</sup> Floor - Units 3-4



6<sup>th</sup> Floor



# INSULAR LIFE HEALTH CARE

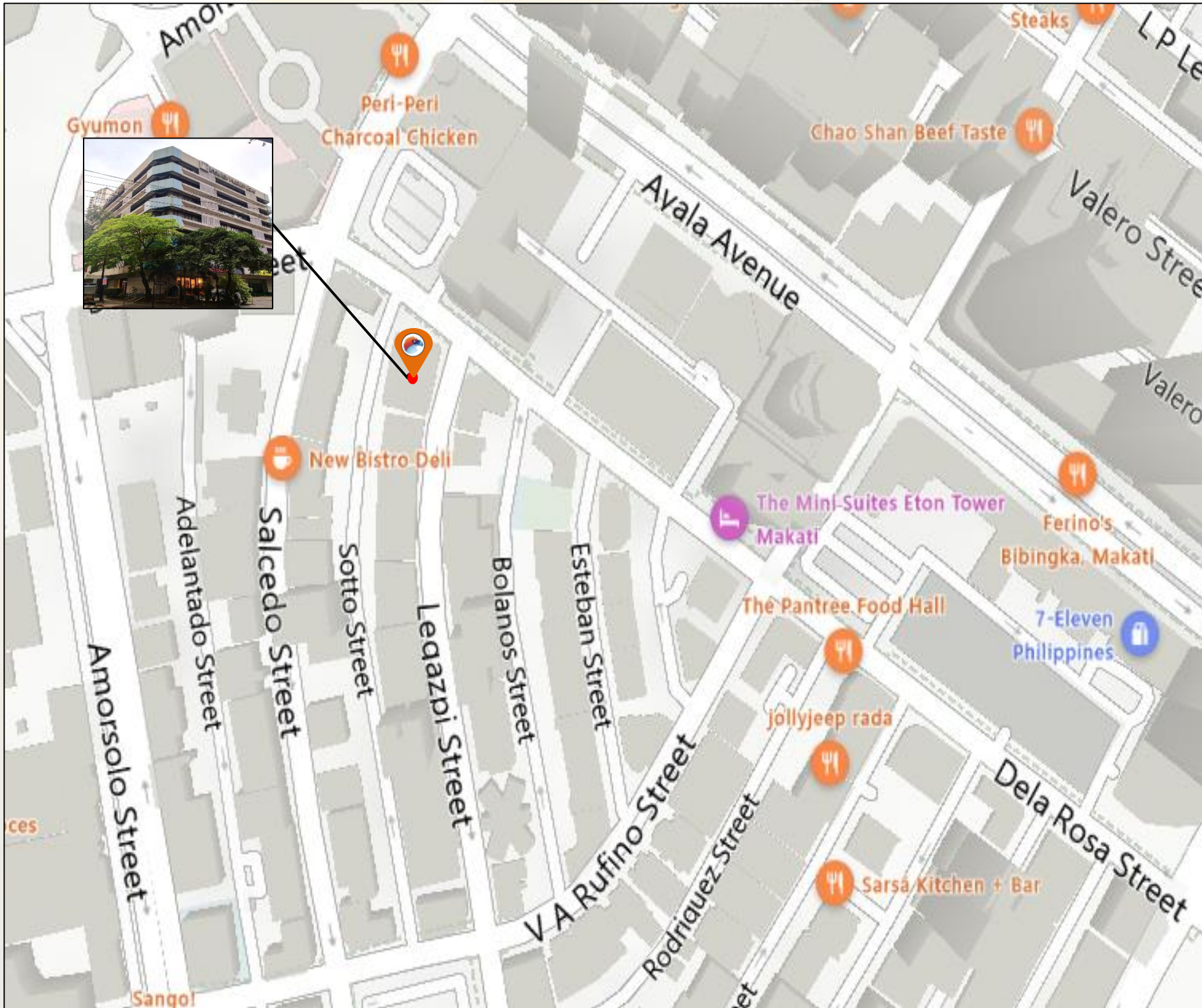
Dela Rosa cor. Legazpi Street, Legazpi, Makati City





# Insular Life Health Care

Dela Rosa cor. Legazpi Street, Legazpi, Makati City



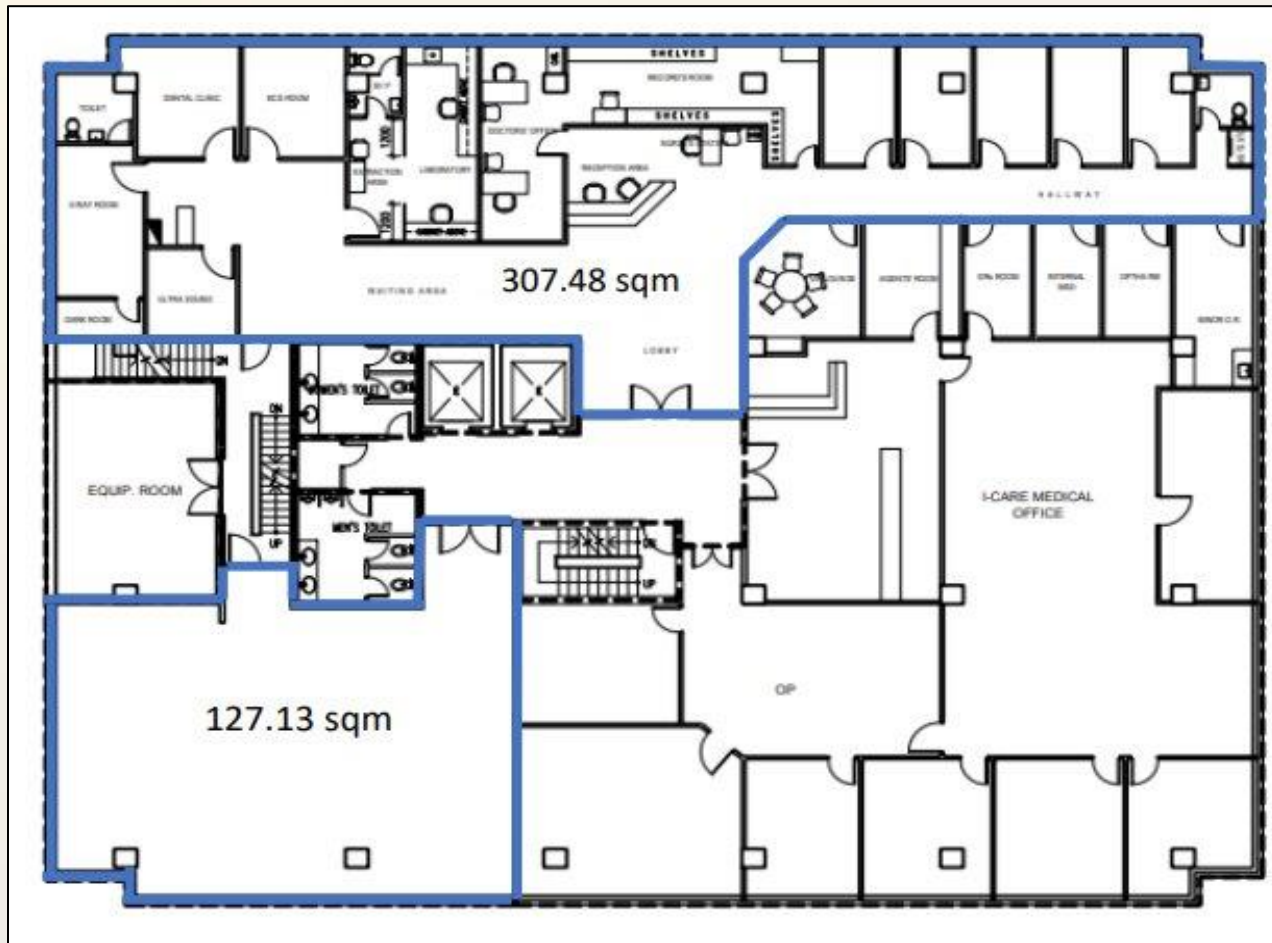
## BUILDING SPECIFICATIONS

Building Grade	Grade B
No. of Floors	7-storey + Roof Deck
Floor Plate	Approx. 860 sqm per floor
Floor Efficiency	83 %
Density Ratio	1 : 9
A / C Systems	Centralized Air-conditioning System
A / C Charges	Aircon Extension (after office hours) 500/hr/wing
Back up power	100 %
Floor to Ceiling Height	2.4 Meters
Parking Allocation	1: 200 sqm
Parking Rate	Open Parking – PHP 5,000/slot Basement Parking- PHP 6,000/slot
Telco Providers	PLDT, Converge, Eastern, Globe and Rise
Amenities	Banks, Coffee Shop and Convenience Store



# Insular Life Health Care

Dela Rosa cor. Legazpi Street, Legazpi, Makati City



Typical Floor Plan

Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> floor	307.48	PHP 800.00	Partially Fitted	Immediate
3 <sup>rd</sup> Floor	35.13	PHP 800.00	Partially Fitted	August 2024
6 <sup>th</sup> Floor	368.00	PHP 800.00	Partially Fitted	Immediate
6 <sup>th</sup> Floor	59.04	PHP 800.00	Partially Fitted	Immediate
6 <sup>th</sup> Floor	40.18	PHP 800.00	Partially Fitted	Immediate

\*CUSA Fee – PHP 104.00 / sqm



# Insular Life Health Care

Dela Rosa cor. Legazpi Street, Legazpi, Makati City



2<sup>nd</sup> Floor (307.48 sqm)



6<sup>th</sup> Floor (59.04 sqm)



6<sup>th</sup> Floor (368 sqm)



6<sup>th</sup> Floor (40.18 sqm)



# INSULAR LIFE CEBU BUSINESS CENTRE

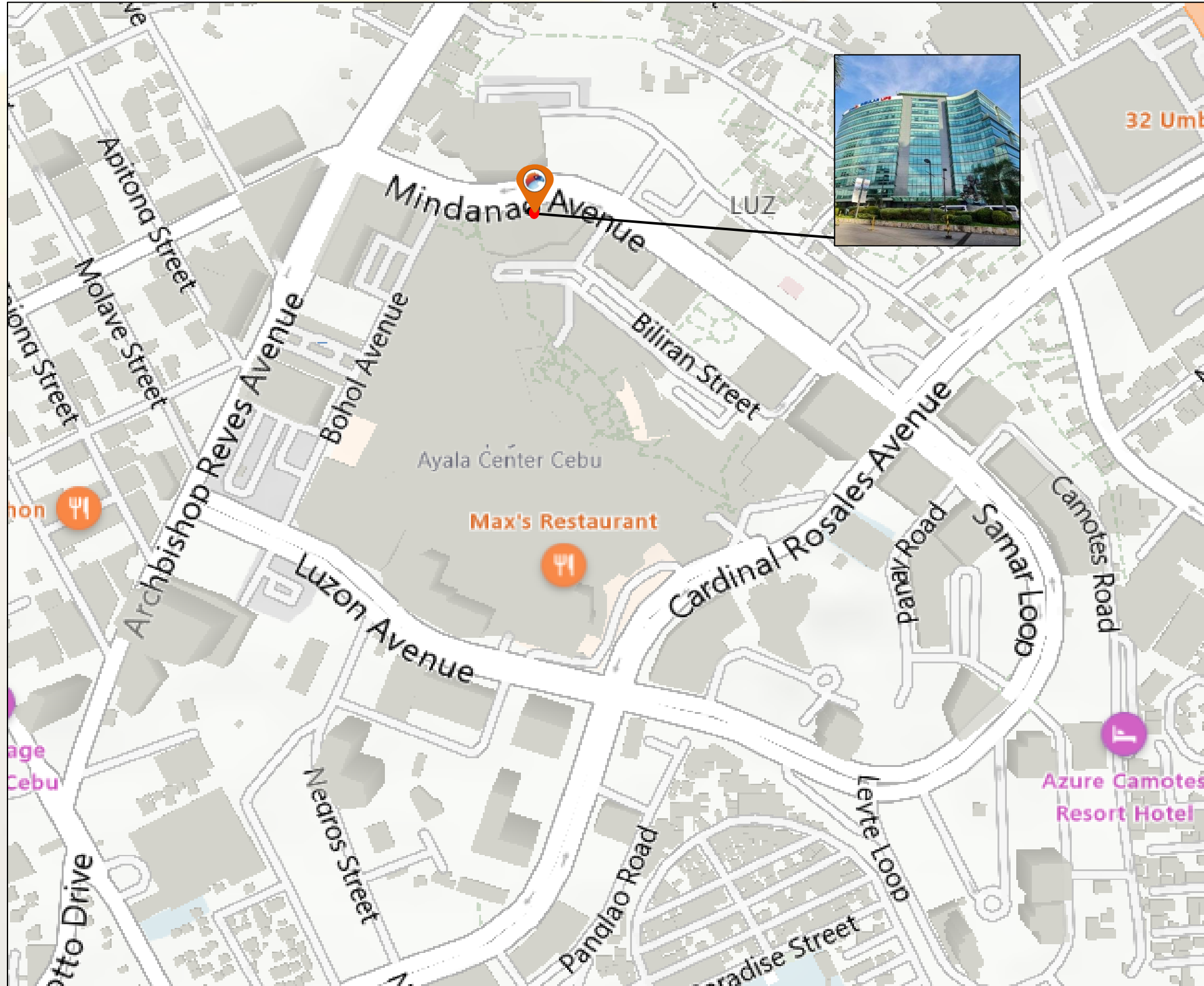
Mindanao Ave., cor. Biliran Road, Cebu Business Park, Cebu City





# Insular Life Cebu Business Centre

Mindanao Ave., cor. Biliran Road, Cebu Business Park, Cebu City



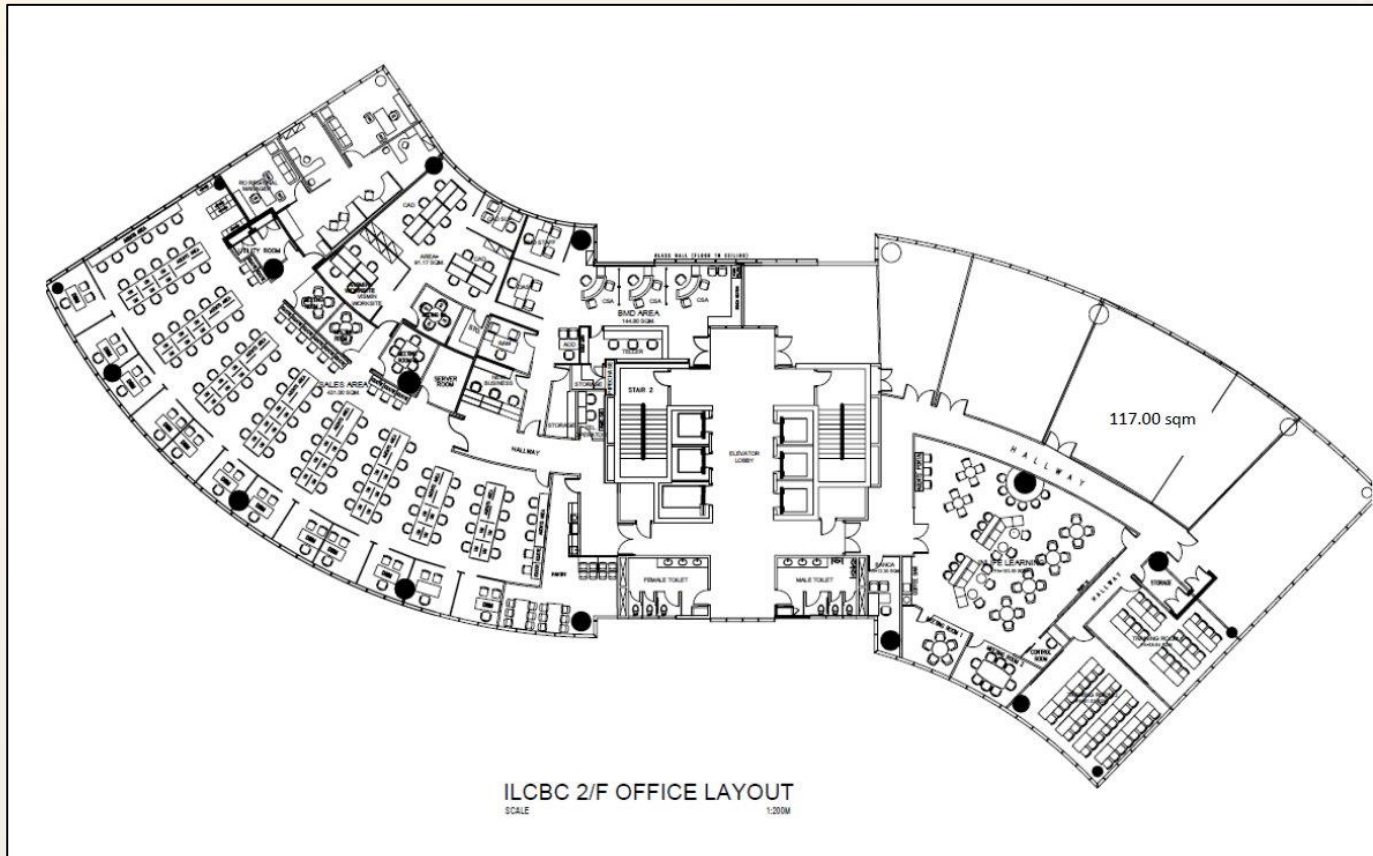
## BUILDING SPECIFICATIONS

Building Grade	Grade A
No. of Floors	12-storey
Floor Plate	Approx. 1,623 sqm per floor
Floor Efficiency	90 %
Density Ratio	1 : 5
A / C Systems	Variable Refrigerant Flow ( V.R.F. )
A / C Charges	PHP 65 / sqm
Back up power	100 % ( N + 2 )
Floor to Ceiling Height	2.7 Meters
Parking Allocation	1 : 100 sqm
Parking Rate	PHP 3,500 / slot / month + VAT
Telco Providers	Globe, and PLDT
Building Certification	PEZA Certified and iREC Certified



# Insular Life Cebu Business Centre

Mindanao Ave., cor. Biliran Road, Cebu Business Park, Cebu City



Typical Floor Plan

Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> Floor	85.37	PHP 650.00	Partially Fitted	August 2024
9 <sup>th</sup> Floor	416.10	PHP 650.00	Partially Fitted	Immediate
11 <sup>th</sup> Floor	457.70	PHP 650.00	Partially Fitted	Immediate
12 <sup>th</sup> Floor	457.70	PHP 650.00	Partially Fitted	Immediate

\*CUSA Fee – PHP 75.00 / sqm  
AC Charge – PHP 65.00 / sqm



# Insular Life Cebu Business Centre

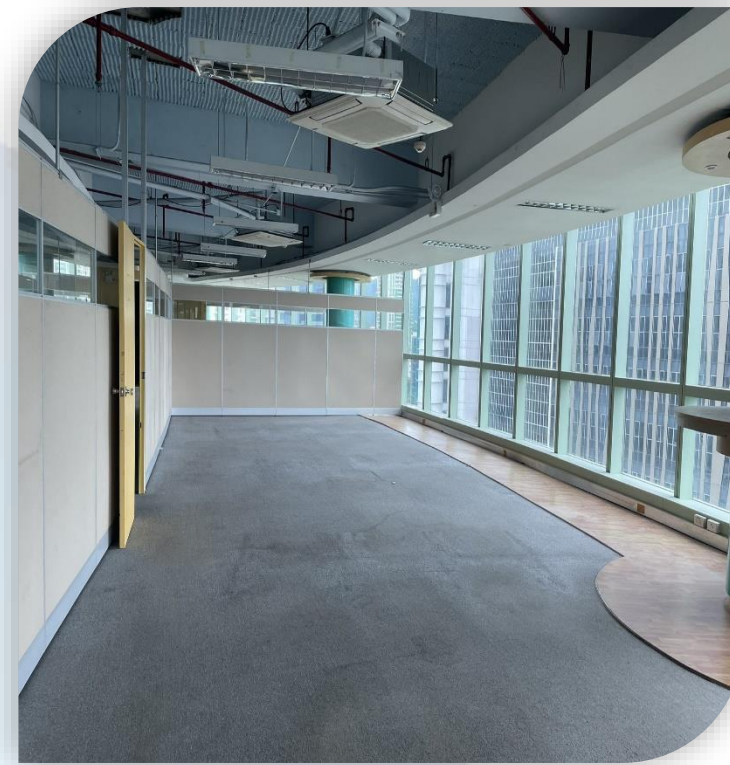
Mindanao Ave., cor. Biliran Road, Cebu Business Park, Cebu City



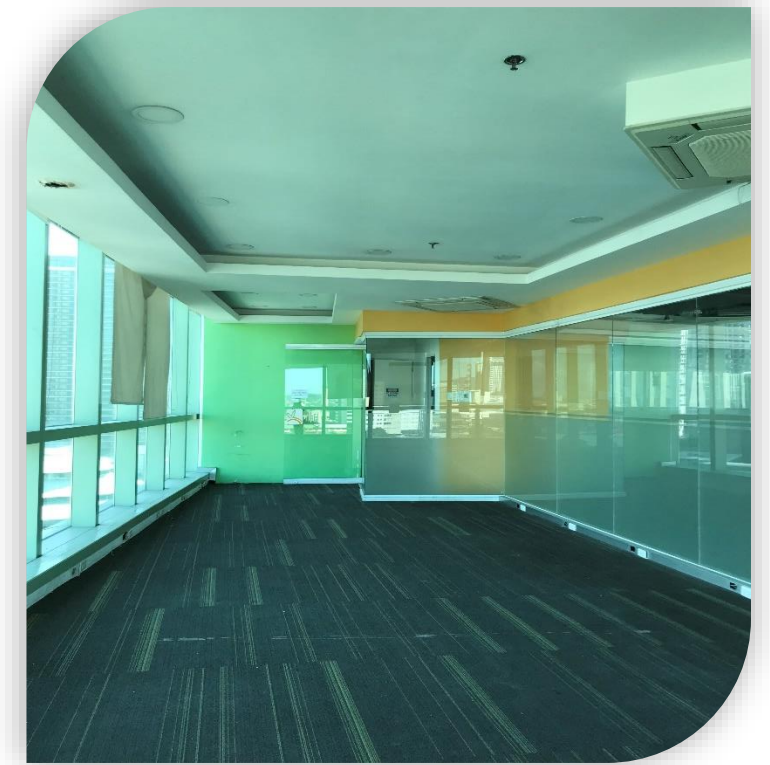
2<sup>nd</sup> Floor



9<sup>th</sup> Floor - B



11<sup>th</sup> Floor



12<sup>th</sup> Floor





**PROVINCIAL OFFICE BUILDINGS  
FOR LEASE** | As of July 2024



# PROVINCIAL OFFICE BUILDINGS

## Luzon



## Visayas

## Mindanao

*Strategically located in the center of the city, the InLife Provincial Buildings are symbols of governance and community service. These historic structures have been carefully maintained and modernized to combine their timeless appeal with contemporary usefulness, becoming a cherished landmark of the province.*

*The InLife Buildings are not just workplaces, they represent corporate excellence and are essential to the city's business scene.*



# LUZON OFFICE BUILDINGS



Insular Life  
Baguio



Insular Life  
Laoag



Insular Life  
Santiago



Insular Life  
Pampanga



Insular Life  
Legazpi



Insular Life  
Lucena

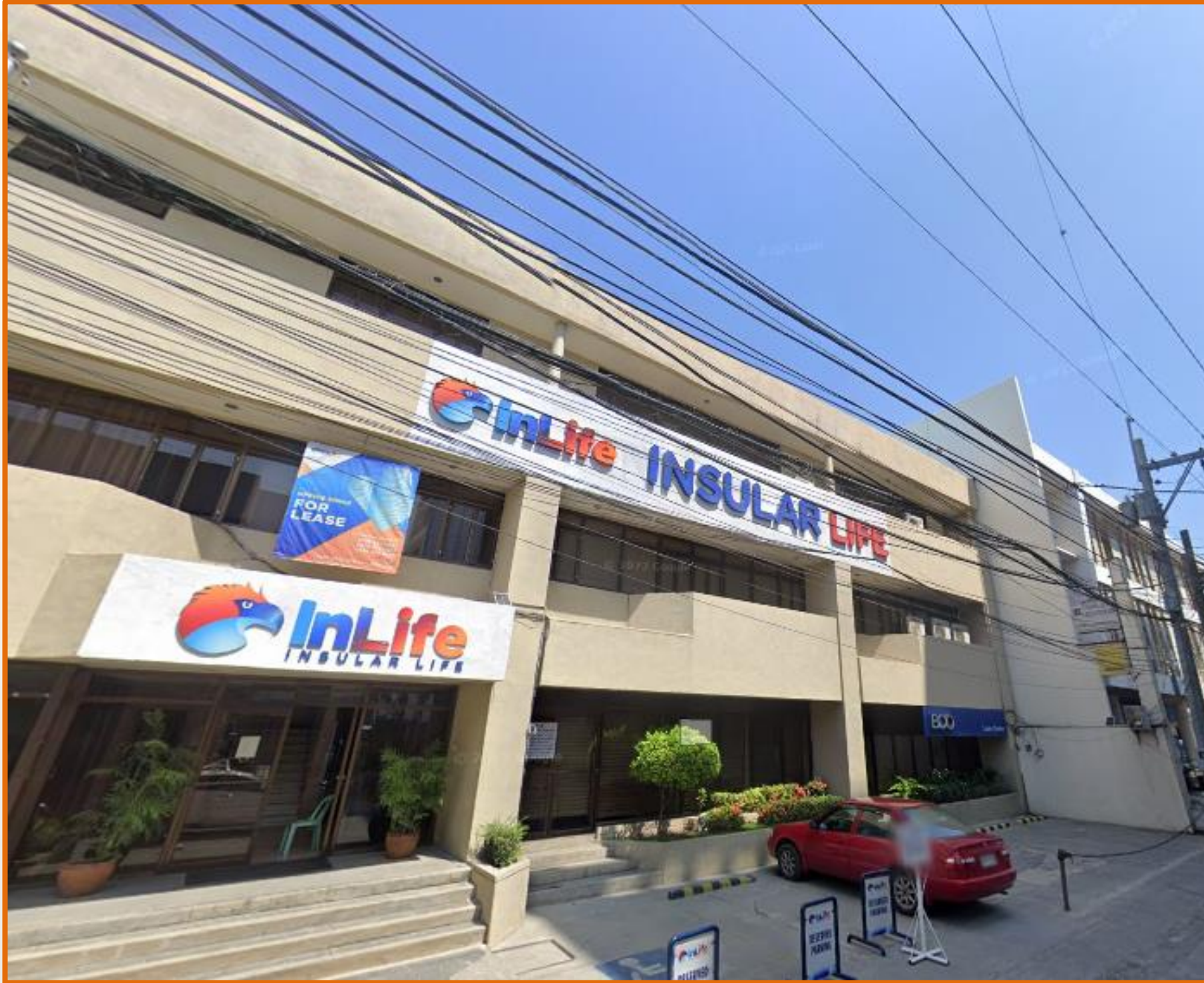


Insular Life  
San Pablo

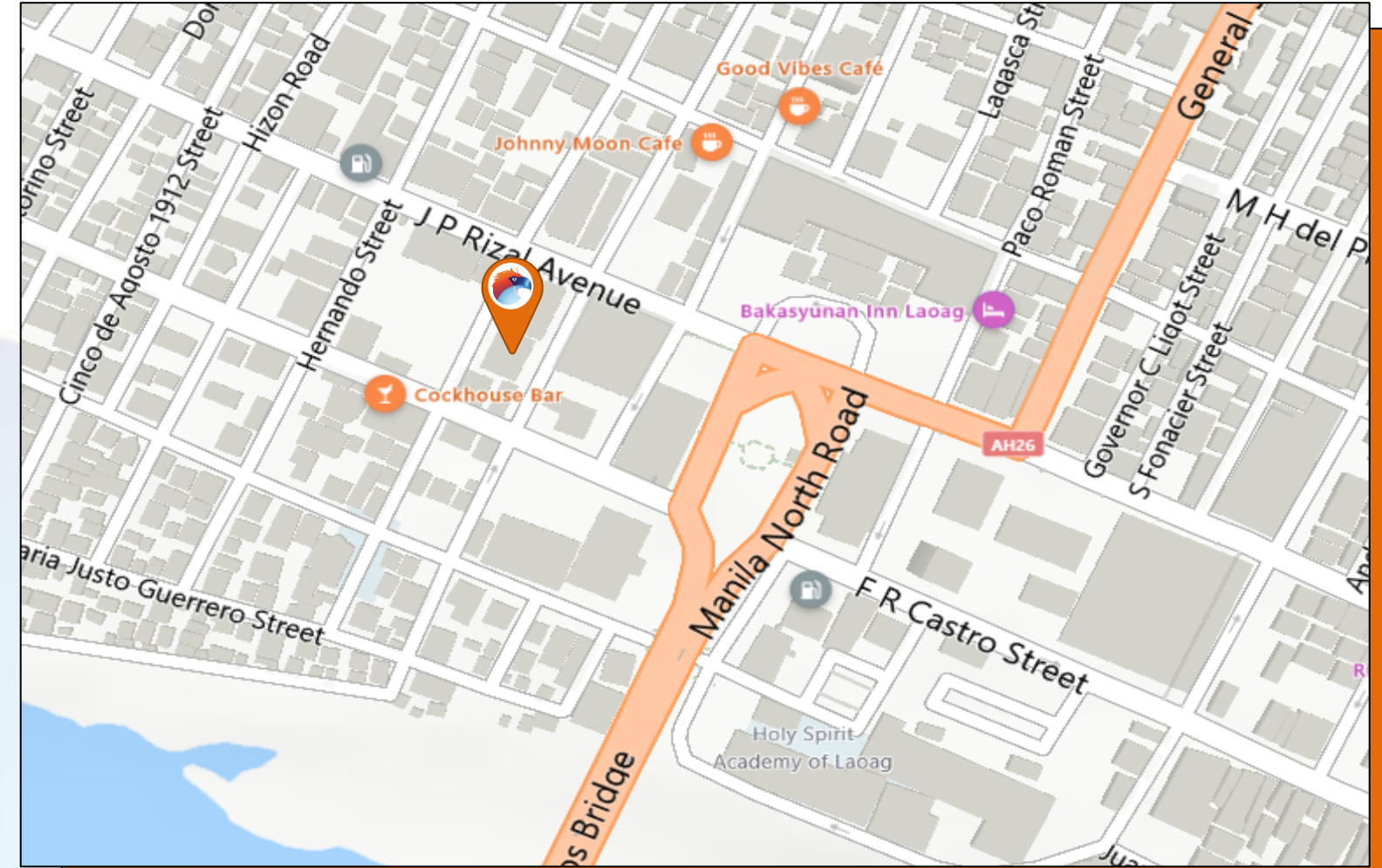


# Insular Life - Laoag

Balintawak St. Laoag City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Ground Floor	67.90	PHP 500.00	As is, where is	Immediate
Ground Floor	121.90	PHP 500.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	56.65	PHP 375.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	316.10	PHP 300.00	As is, where is	Immediate

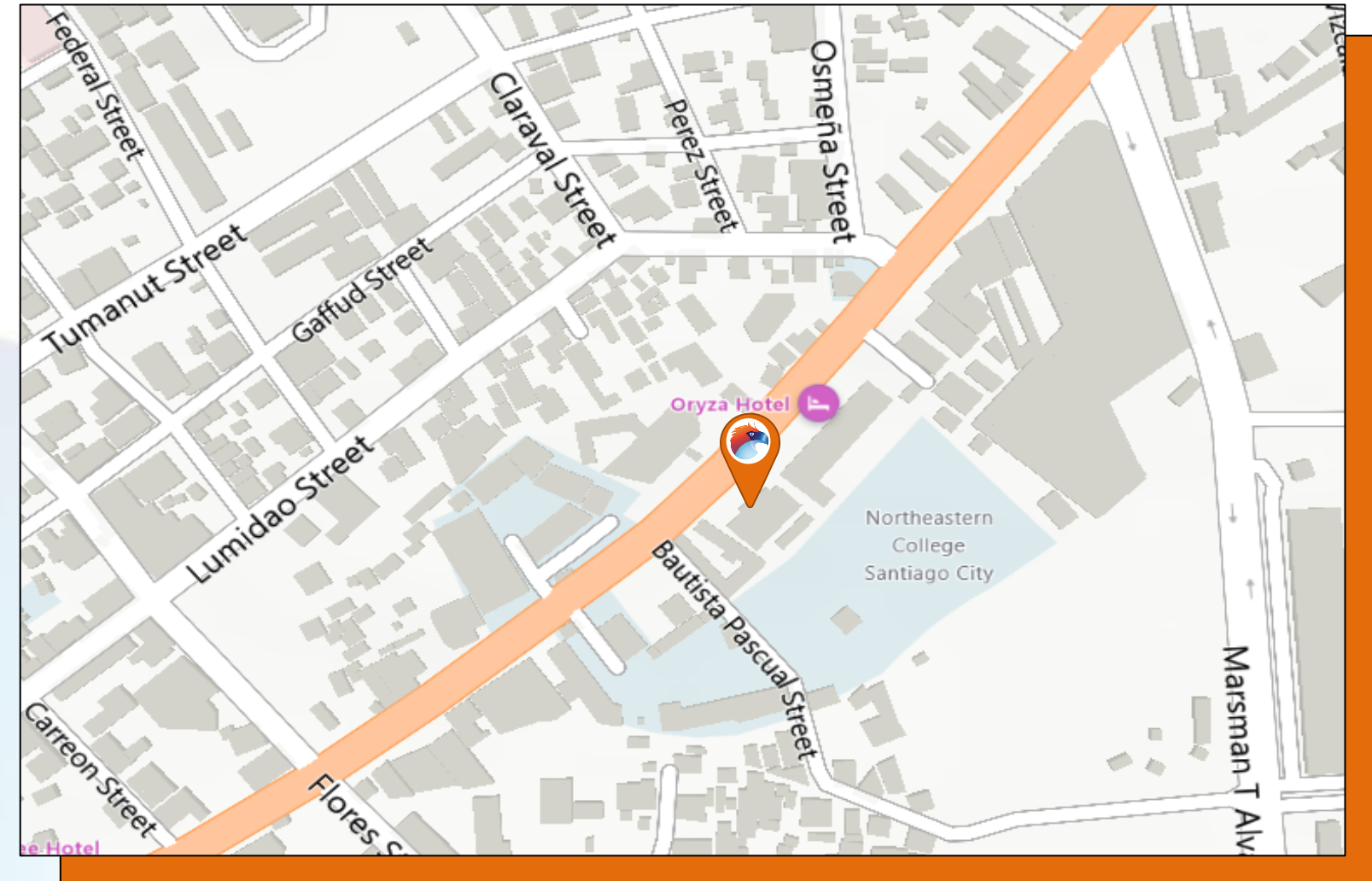


# Insular Life - Santiago

Maharlika Highway, Santiago City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> Floor	35.60	PHP 350.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	33.70	PHP 350.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	91.90	PHP 275.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	92.30	PHP 275.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	51.60	PHP 275.00	As is, where is	Immediate

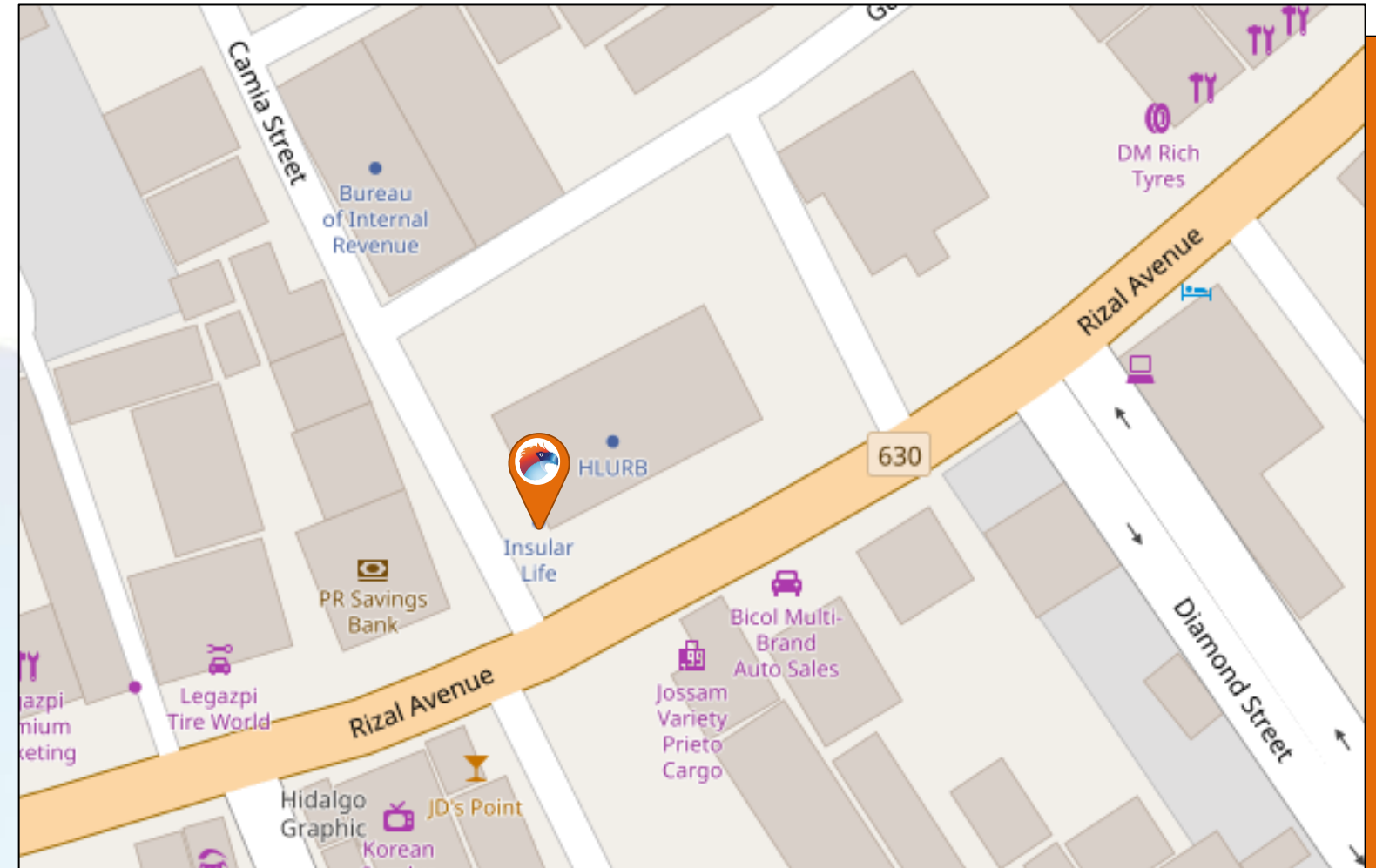


# Insular Life - Legazpi

Rizal cor. Camias St., Legazpi City



## Location Map

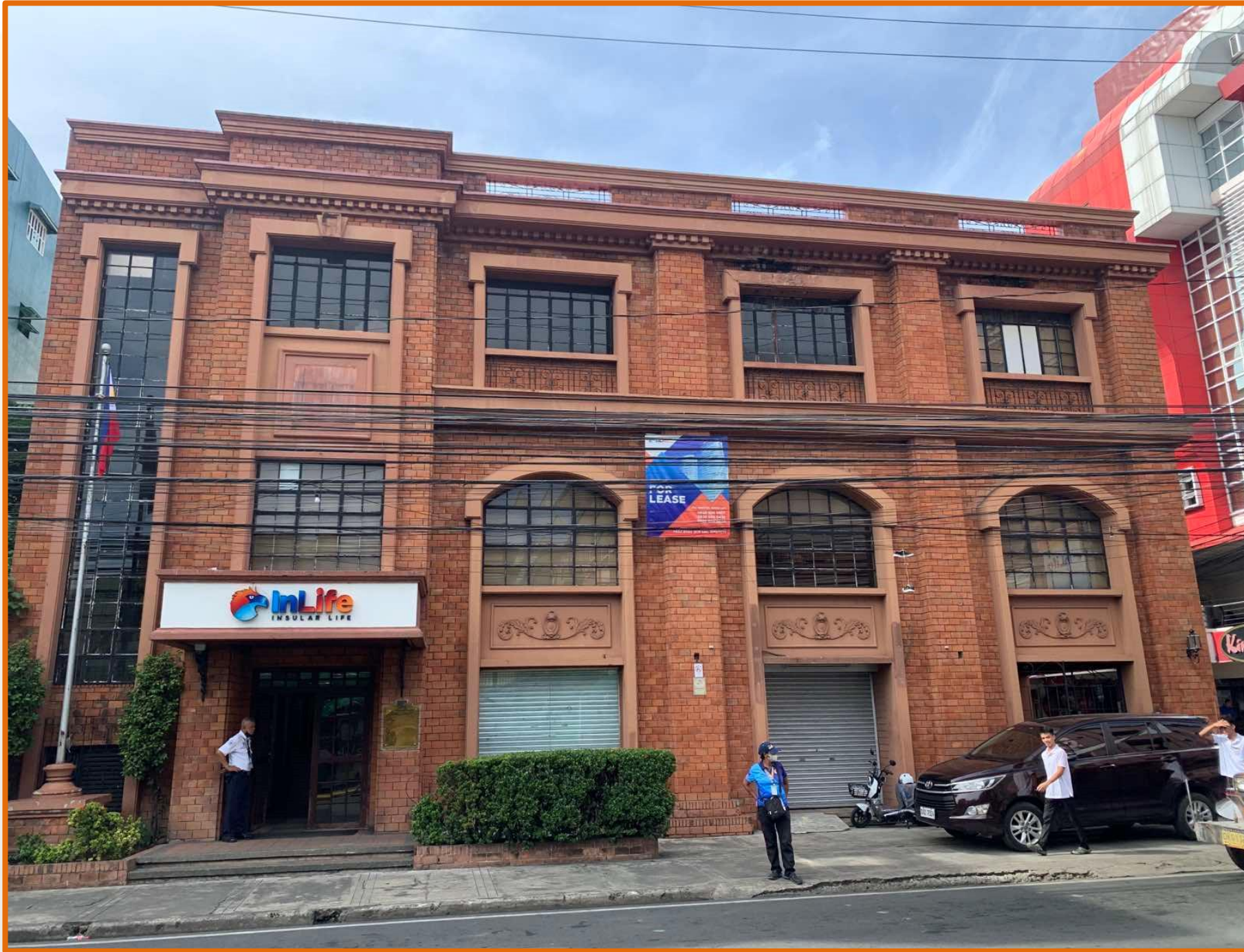


Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Ground Floor	80.00	PHP 400.00	As is, where is	Immediate
Ground Floor	21.30	PHP 400.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	57.20	PHP 325.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	51.80	PHP 325.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	242.90	PHP 275.00	As is, where is	Immediate



# Insular Life - Lucena

M. L. Tagarao corner Granja St., Lucena City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Ground Floor	195.80	PHP 550.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	39.36	PHP 525.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	325.15	PHP 400.00	As is, where is	Immediate

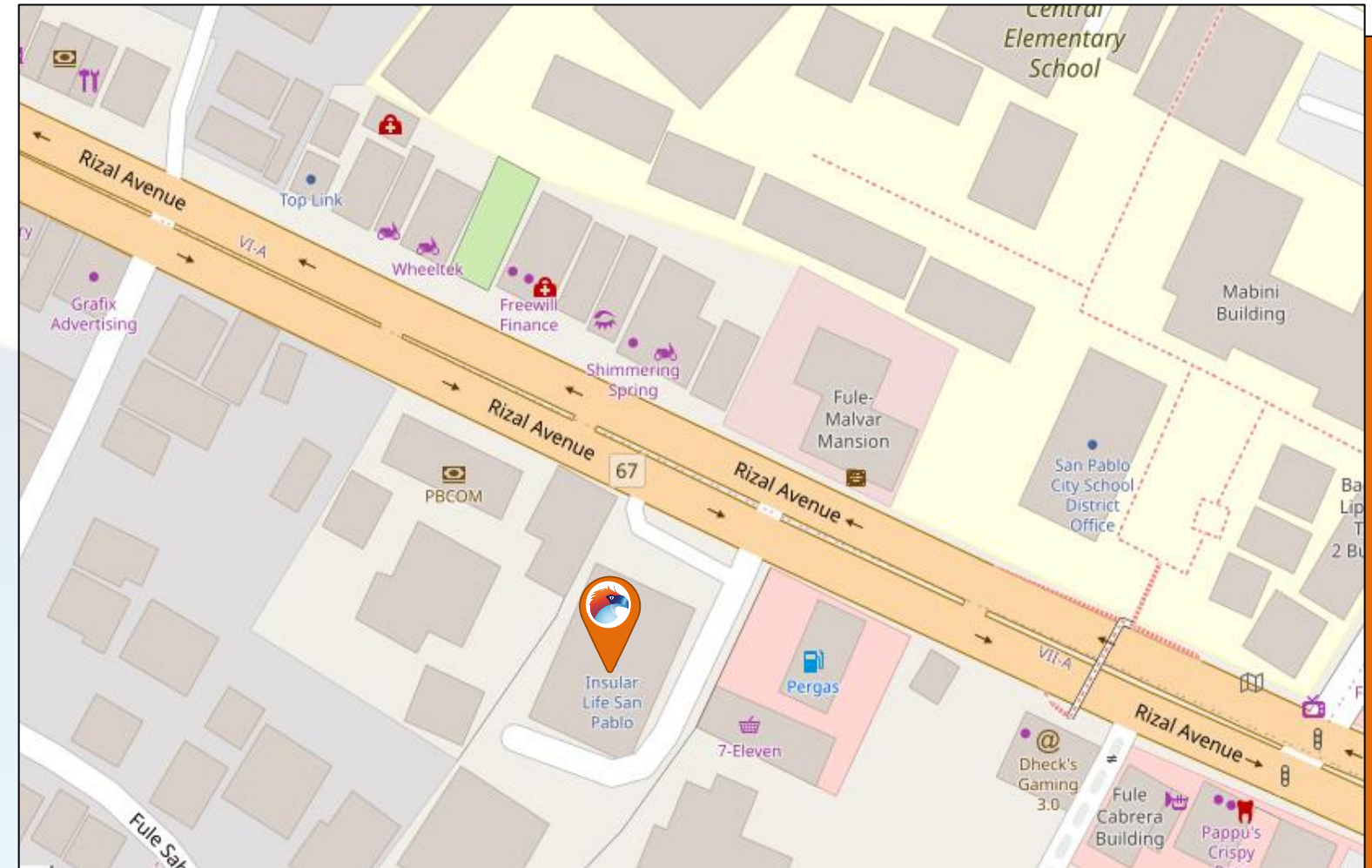


# Insular Life – San Pablo

No. 61 Rizal Avenue, San Pablo City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Ground Floor	120.00	PHP 550.00	As is, where is	Immediate
Ground floor w/ Mezzanine	111.00	PHP 550.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	36.00	PHP 400.00	As is, where is	Immediate
Storage	309.30	Php 300.00	As is, where is	Immediate



# VISAYAS OFFICE BUILDINGS



Insular Life  
Iloilo



Insular Life  
Bacolod

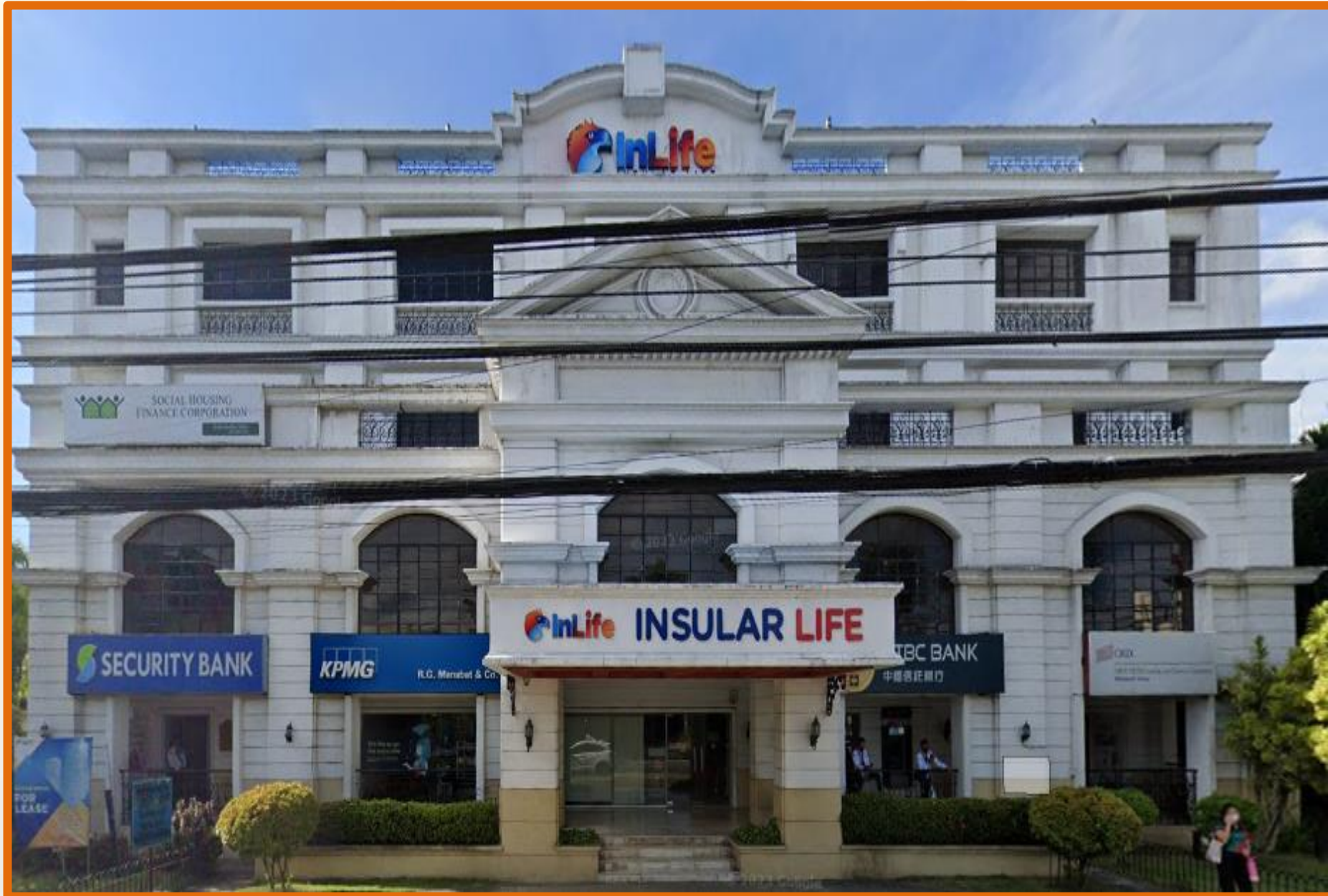


Insular Life  
Tacloban

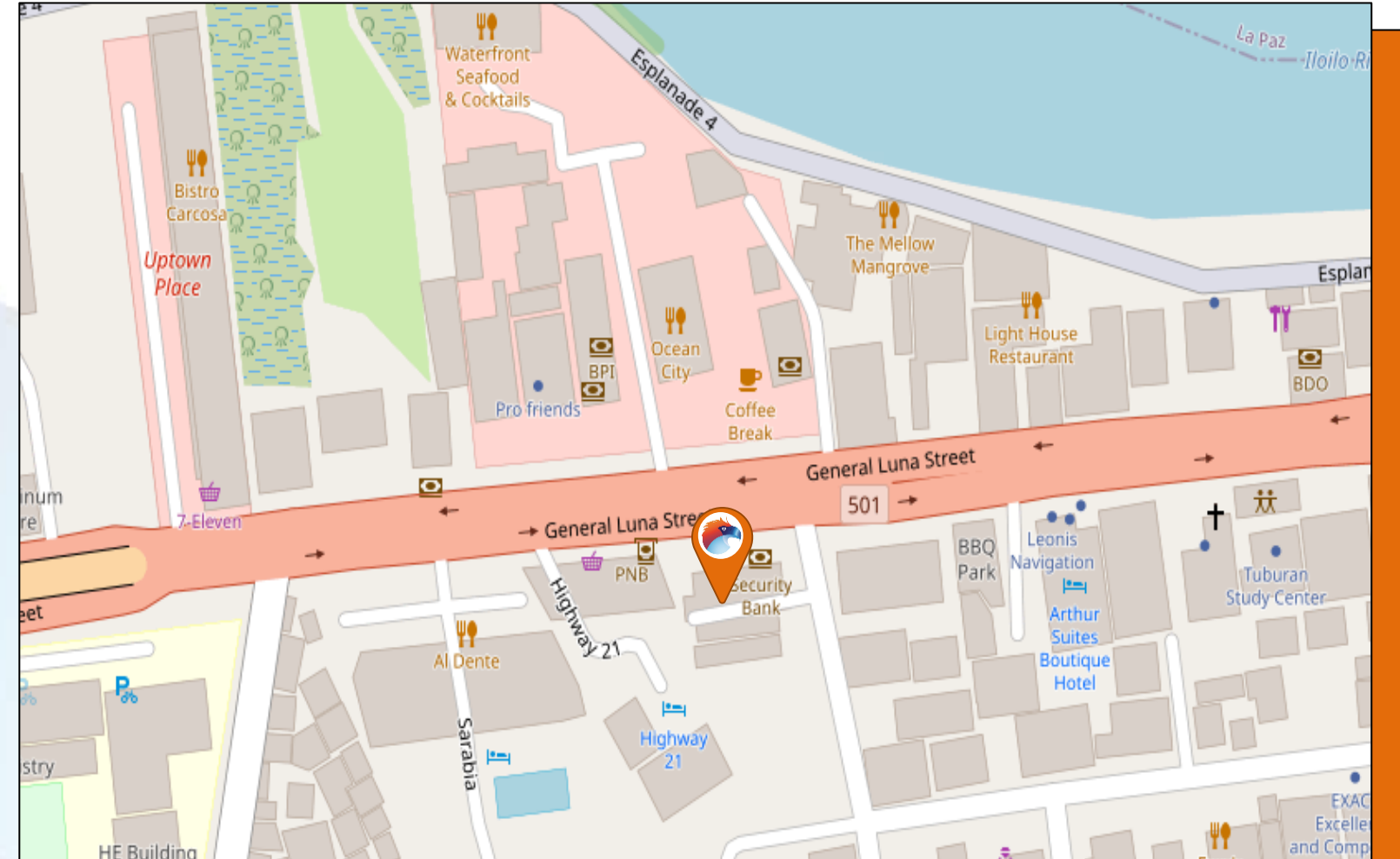


# Insular Life - Iloilo

Brgy. San Felix, Molo, Iloilo City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
3 <sup>rd</sup> Floor	444.10	PHP 400.00	As is, where is	Immediate
4 <sup>th</sup> Floor	444.10	PHP 300.00	As is, where is	Immediate

\*Can be subdivided, unit area size ranges from 23 – 85 sqm

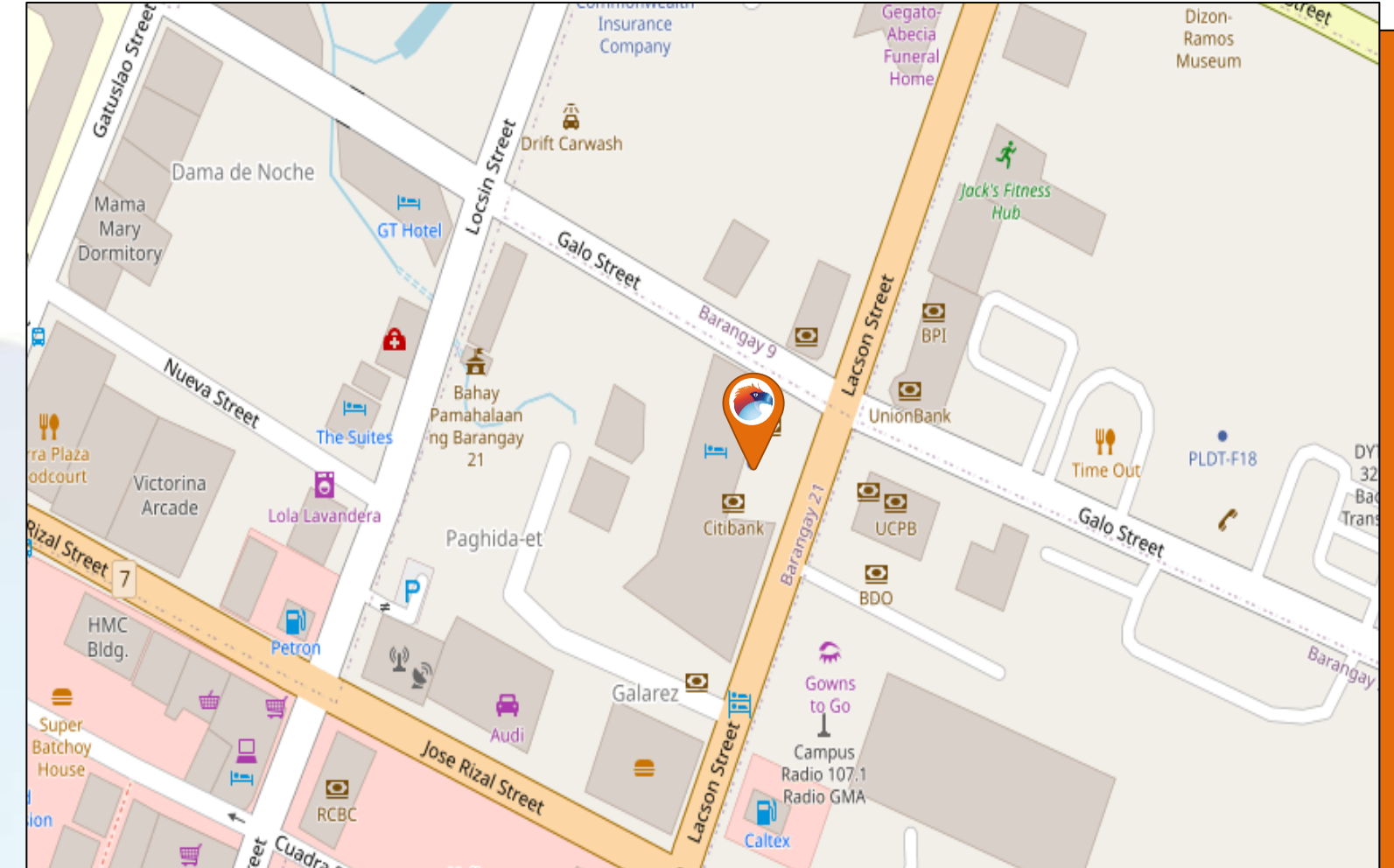


# Insular Life - Bacolod

Lacson Street, corner Galo Streets, Bacolod City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> Floor	46.10	PHP 500.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	30.55	PHP 500.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	129.63	PHP 500.00	As is, where is	Immediate

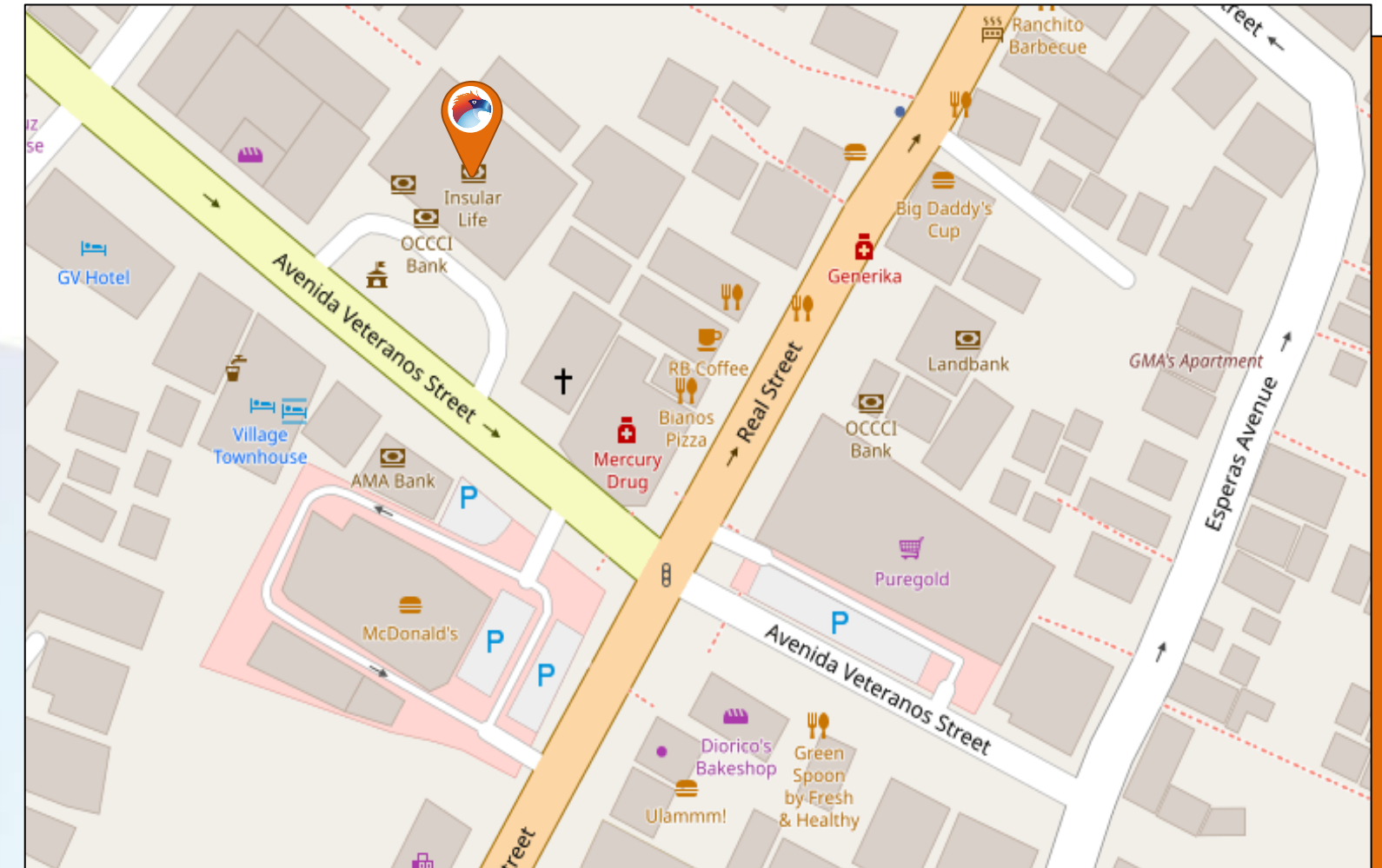


# Insular Life - Tacloban

Veteranos St., Tacloban City



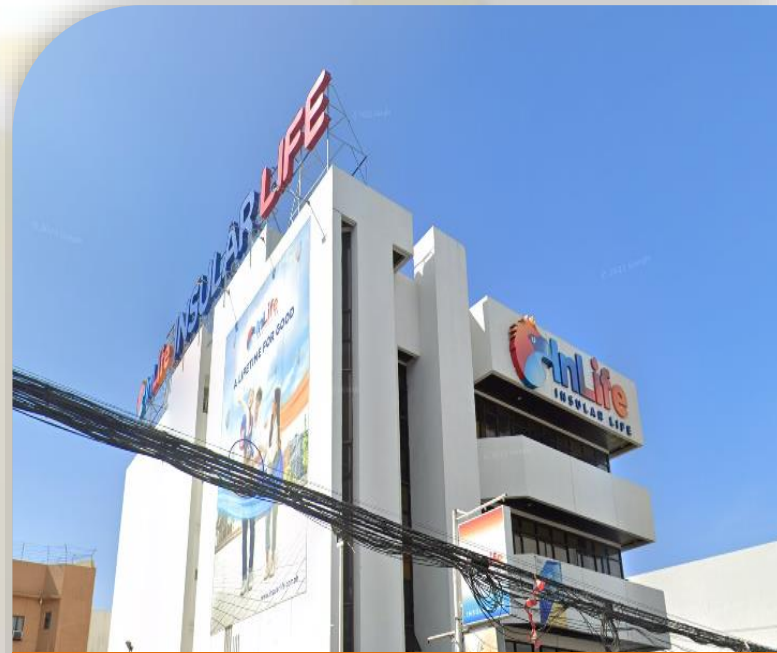
## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
3 <sup>rd</sup> Floor	110.40	PHP 300.00	As is, where is	Immediate



# MINDANAO OFFICE BUILDINGS



Insular Life  
Cagayan de Oro



Insular Life  
Davao



Insular Life  
Ozamis



Insular Life  
Cotabato



Insular Life  
General Santos

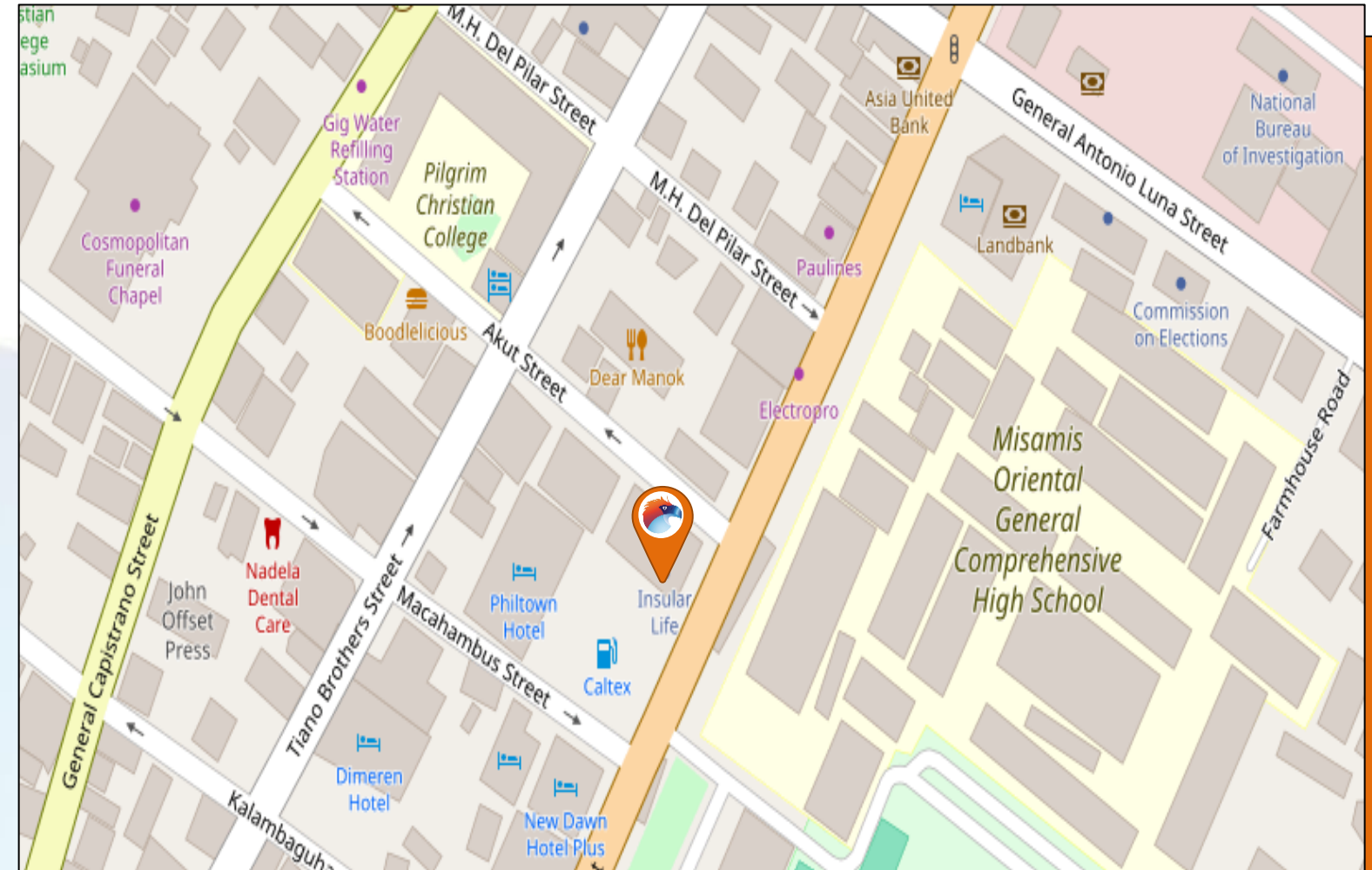


# Insular Life – Cagayan de Oro

Don Apolinario Velez corner Oldarico Akut St., CDO



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
Mezzanine Floor	20.57	PHP 450.00	As is, where is	Immediate
Mezzanine Floor	73.45	PHP 450.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	60.76	PHP 375.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	26.80	PHP 375.00	As is, where is	Immediate



# Insular Life – Davao

C.M. Recto, Davao City



## Location Map

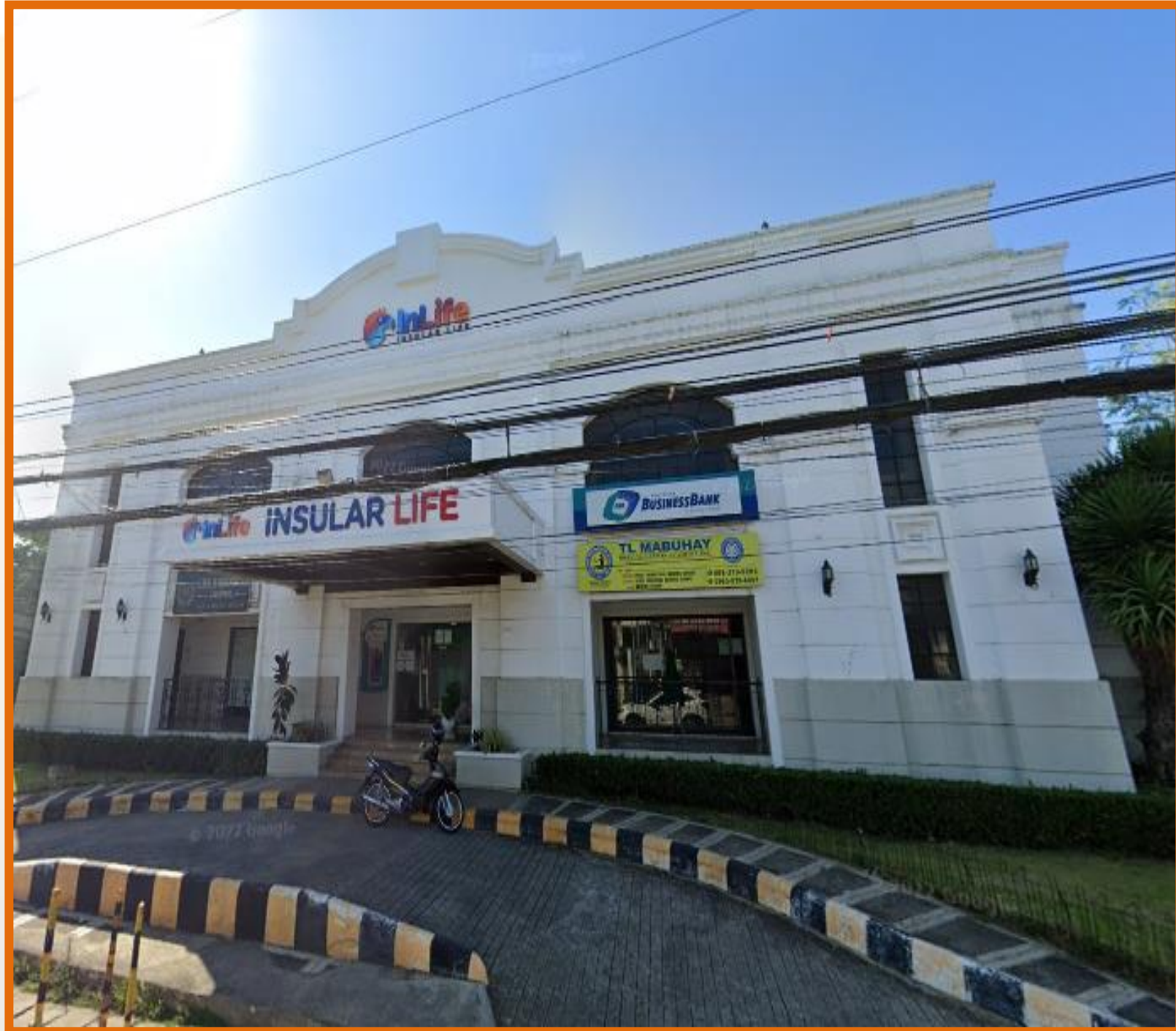


Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> Floor	32.90	PHP 525.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	33.56	PHP 525.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	65.51	PHP 525.00	As is, where is	Immediate

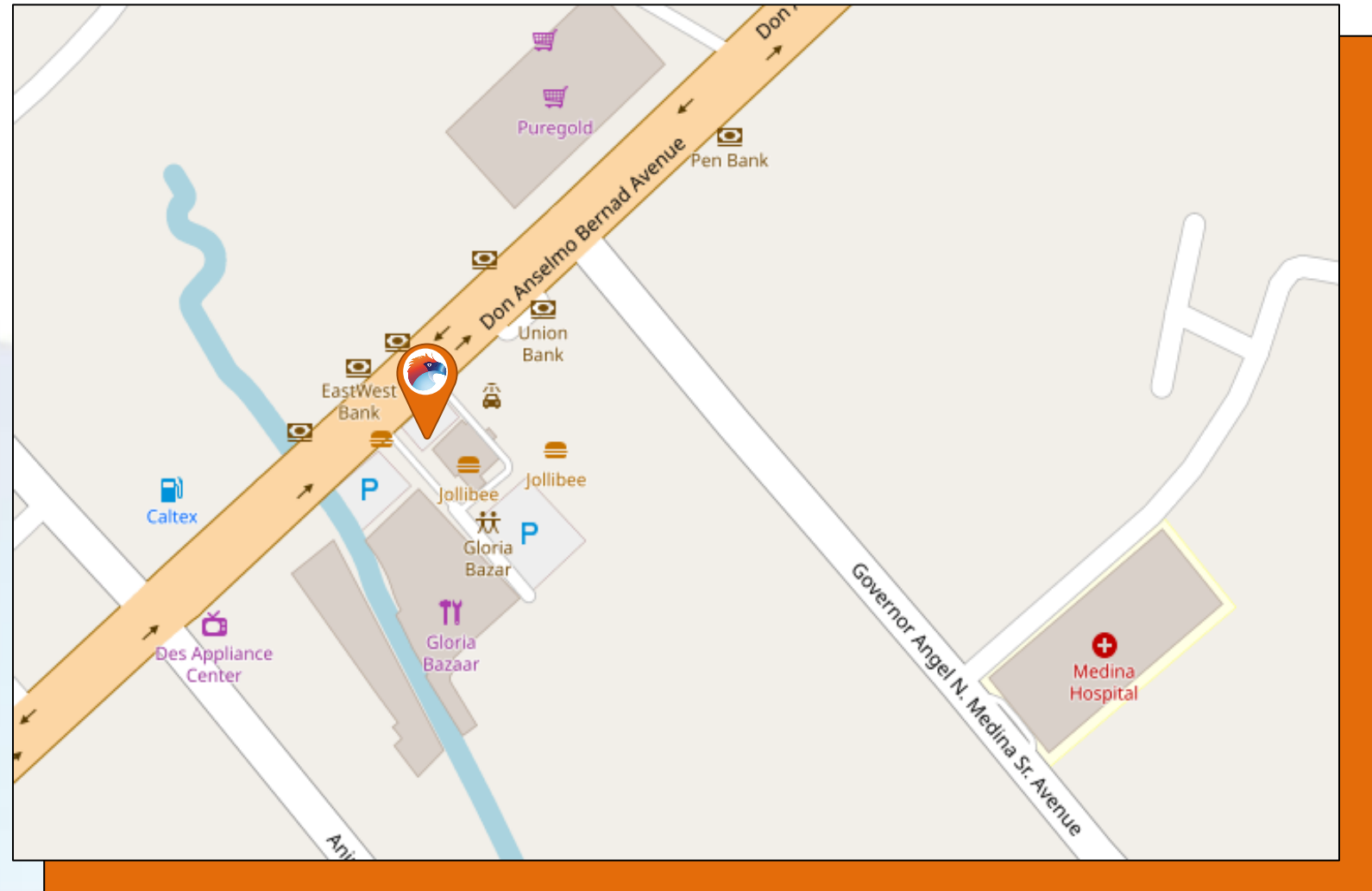


# Insular Life – Ozamis

Don Anselmo Bernad Ave. cor. Jose Abad Santos St., Ozamis City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> Floor	35.38	PHP 325.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	37.00	PHP 325.00	As is, where is	Immediate



# Insular Life – General Santos

Pioneer Avenue, General Santos City



## Location Map



Floor	Area (sqm)	Rent (PHP / sqm / Month)	Handover Condition	Availability
2 <sup>nd</sup> Floor	207.75	PHP 350.00	As is, where is	Immediate
2 <sup>nd</sup> Floor	141.00	PHP 350.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	155.48	PHP 350.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	104.60	PHP 350.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	128.00	PHP 350.00	As is, where is	Immediate
3 <sup>rd</sup> Floor	130.00	PHP 350.00	As is, where is	Immediate



# CONTACT US:

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