



# new wave offices

*Simply the most advanced commercial space in manila.*



+63 02 621 6114 | [newwaveoffices.com](http://newwaveoffices.com) | [info@newwaveoffices.com](mailto:info@newwaveoffices.com)

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# First Class office for 1 person...

## One Person Office Solution

For companies or business travelers that would like to be able to scale their office up and down on demand, we offer a 1person office rental solution that suit all needs. We offer solutions fully furnished sliding door offices with workstations and a fast internet connection.

One good thing about this solution is that we can offer very short term leases such as 1 week, so the solution would be ideal for business travelers requiring an office to use when in Manila.

Privacy in our seat rental center is of the highest priority. Each office is private allowing an efficient, secured and quiet working environment.

Get a prepared office when you want it. Occupy one or more seats. Access to meeting rooms, pantry & fully furnished lounge area.

## Package

- Includes a workstation with desk and managers chair.
- The office will be private and fitted out with new ceiling lights, new carpet, Sliding door and biometric door lock system.
- WIFI, Network ports and electricity ports in the office with LAN cables for each workstation.
- More inclusions please see next page..

## Prices

1Week:	From 24/7 Monday to Sunday	Total:	5,000.00Php
2Weeks:	From 24/7 Monday to Sunday	Total:	9,000.00Php
1Month:	From 24/7 Monday to Sunday	Total:	15,000.00Php
3Months:	From 24/7 Monday to Sunday	Total:	14,000.00Php
6Months and more:	From 24/7 Monday to Sunday	Total:	13,000.00Php

\* 12Months contract can be paid under monthly installment plan, Access card will expire every month and will only be renewed if payment is received, we will require 1month security Deposit.

\*\* Access Keycards can be renewed in the reception area. Our prices per keycard are 150Php.

## INCLUSIONS

- FREE INTERNET, REDUNDANT ACROSS 2 DIFFERENT PROVIDERS, 99% UP-TIME  
Different services are split across two connections  
(VOICE/VPN/RDP is separate from WEB traffic to optimize performance)
- SECURE KEYCARD ACCESS TO ROOMS  
Refundable fee of 150Php/Keycard, refunded once checking out
- FURNITURES – DESK & CHAIR
- RECEPTION (MANNED FROM 7AM to 4PM)
- POWER IS INCLUDED IN THE PRICE OF THE LEASE
- WEEKLY CLEANING SERVICE
- 24 HOUR ACCESS
- AIR CONDITIONING FROM 7AM to 7PM
- FREE BEVERAGES (WATER)
- COMFORT ROOM FACILITIES
- SHARED LOUNGUE & PANTRY
- ELECTRICITY WITH 130% AUTO-CUTOVER BACKUP POWER VIA DIESEL GENERATORS

\*\*\* KEYCARDS ARE PROVIDED FOR ROOM ACCESS FOR A REFUNDABLE AMOUNT OF 150PHP EACH. KEYCARDS CAN DOUBLE AS ID CARDS FOR ENTRY TO THE BUILDING (PRINTING/DESIGN COSTS ARE ADDITIONAL IF YOU WANT YOUR OWN BRANDED KEYCARDS)

**Feel free to contact us anytime for questions or reservations.**



## Paseo De Roxas, Makati CBD, Philippines

Our office will be located in the Lepanto Building situated in the center of Makati's central business district. This building offers a very professional lobby area with high security. The building offers a wide range of bigger foreign Companies including some call centers, and a technology company LSI.

There are 8 elevators in the tower and 22 floors. Parking facilities are located on the lowest floors of the building, accessible from Paseo De Roxas at the front of the building, and back entrance from the Valero street. Public transportation is just nearby via Jeepney's, Buses or MRT. The building also offers 130% back up power in case of electricity failure allowing high availability of services.

## privacy and security.

Each office will have its own lock or optional RFID security at an additional cost, maintaining a high level of security. Temporary cards can be issued to contractors and these can not be copied like traditional keys. Guests of our clients will be handled by our reception staff, notifying the customer of the visitor and allowing them to come out and greet them professionally.



## technology.

One of the biggest issues in Manila is the difficulty in both setting up and maintaining a reliable, business grade internet connection. To counter this we will be separating all of our customers into individual Subnets (separated physical networks) so that they all have access to the same internet, however have no way to affect the service of any other providers. This is also good from a security perspective, as without subnets one computer could access data on another tenants computer or potentially spread a virus across the network to other tenants.



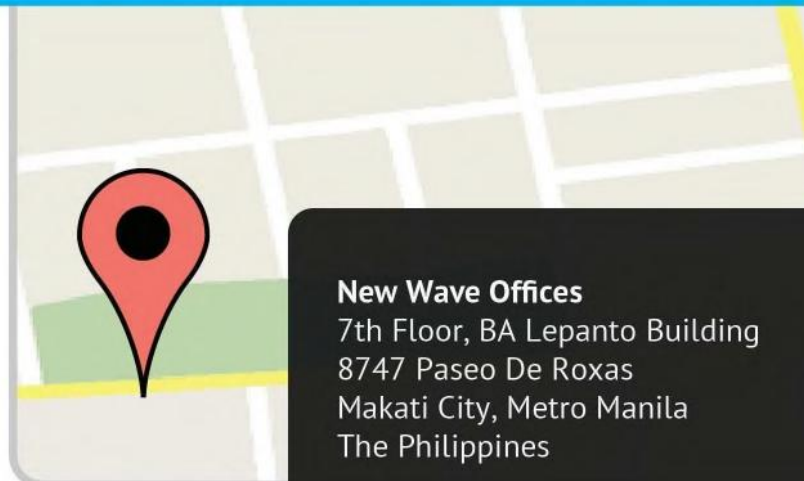
## The Office

We will be located on the 7th floor; our facility will be first office you will see once getting out of the elevator. We will have a big open reception lounge area, where clients can be assisted by our receptionist. This area will be equipped with Soft furniture's, flat screen cabled TV, soft drinks, magazines and daily newspapers, so that our clients will have a comfortable experience when entering our office.

We plan to offer varying degrees of furnishings and services allowing businesses to take either a bare office, semi-furnished or fully furnished spaces with optional equipment such as computers, phones and international "direct in dial" phone lines. This "pay for only what you need" flexibility will make our solution attractive to a wide variety of businesses.

Male and Female restrooms are common to the 7th floor. These are maintained by the building staff.

Conference room will be equipped with a conference table and chairs. A television and phone can be made available on request. The facility will have a common lunch room where Tea and coffee making facilities will be provided as well as a microwave, water, and soft drinks. Centralised air conditioning is turned on from 7am to 7pm, Monday to Friday.



**New Wave Offices**  
7th Floor, BA Lepanto Building  
8747 Paseo De Roxas  
Makati City, Metro Manila  
The Philippines