

COVER SHEET

C	S	2	0	0	7	0	3	1	4	5
S.E.C. Registration Number										

V	I	S	T	A		L	A	N	D		&		L	I	F	E	S	C	A	P	E	S	,		
I	N	C	.																						

(Company's Full Name)

L	A	S		P	I	N	A	S		B	U	S	I	N	E	S	S		C	E	N	T	E	R
N	A	T	I	O	N	A	L		R	O	A	D	,		T	A	L	O	N	,		L	A	S
P	I	N	A	S		C	I	T	Y															

(Business Address : No. Street/City/Province)

Brian N. Edang
Contact Person

226-3552 loc 0088
Company Telephone Number

1	2	3	1
<i>Month</i>		<i>Day</i>	
Calendar Year			

17-C
FORM TYPE

0	6	1	5
<i>Month</i>		<i>Day</i>	
Annual Meeting			

Secondary License Type, If Applicable

Dept. Requiring this Doc.		

Amended Articles Number/Section

	Total Amount of Borrowings	
Total No. of Stockholders	Domestic	Foreign

To be accomplished by SEC Personnel concerned

File Number										

_____ LCU

Document I.D.										

Cashier

SECURITIES AND EXCHANGE COMMISSION

SEC FORM 17-C

CURRENT REPORT UNDER SECTION 17
OF THE SECURITIES REGULATION CODE
AND SRC RULE 17.2(c) THEREUNDER

1. **May 14, 2014**
Date of Report (Date of earliest event reported)
2. SEC Identification Number **CS200703145**
3. BIR Tax Identification Number **006-652-678-000**
4. **VISTA LAND & LIFESCAPES, INC.**
Exact name of issuer as specified in its charter
5. **Philippines**
Province, country or other jurisdiction of incorporation
6. (SEC Use Only)
Industry Classification Code:
7. **Las Piñas Business Center, National Road, Talon Las Piñas City** **1747**
Address of principal office Postal Code
8. **(632) 874-5758 / (632) 872-6947 / (632) 226-3552**
Issuer's telephone number, including area code
9. **N/A**
Former name or former address, if changed since last report
10. Securities registered pursuant to Sections 8 and 12 of the SRC or Sections 4 and 8 of the RSA



Title of Each Class	Number of Shares of Common Stock Outstanding and Amount of Debt Outstanding
Common stock (as of 03/31/2014)	8,538,740,614
VLL Homebuilder Bonds (as of 03/31/2014)	Up to P2,500,000,000.00
VLL Retail Bonds (as of 04/30/2014)	Up to P5,000,000,000.00

11. **Item No. 9 – Other Events**

PRESS RELEASE

Vista Land posts double digit topline & bottomline growth for 1Q14

Vista Land & Lifescapes, Inc., the country's largest homebuilder, announced that the company's revenues for the first quarter of this year compared to the first quarter of 2013 rose by 12% to P5.4 billion from P4.9 billion. Net Income on the other hand increased by 11% to P1.5 billion for the first quarter of this year compared to the P1.3 billion realized during the comparable period last year.

"2014 promises to be another record year for Vista Land. We are pleased to have been able to sustain the double digit growth achieved over the past years and should have no problem achieving our full year targets." said Vista Land Chairman Manuel B. Villar, "Our first quarter reservation sales are close to P13 billion pesos, which confirms our reading that demand for housing all around the country continues to be very strong." he added.

The company's total consolidated assets as of March 2013 totaled P86.8 billion compared to P84.5 billion in December of last year.

Mr. Manuel Paolo Villar, President and CEO of Vista Land stated: "We launched 13 major subdivision projects during the quarter – 12 of which are in the low and affordable segment. These projects have an aggregate value of about P8 billion. Outside of Metro Manila, we opened projects in Bulacan, Agusan del Norte, Palawan, Tarlac, Bataan, Bacolod, Cebu, Batangas and General Santos City.

Capital expenditures for 2014 are expected to reach over P20 billion. "I remain extremely confident about the prospects for our company," said Villar. In addition to our expansion in the provinces, we have continued to move forward with our plans for the various commercial centers within our existing development, he explained. The Company recently raised dollar notes and peso bonds to fund its capital expenditure program as well as refinance some of its maturing debt. The Company earlier reported that it raised USD 225 million to partly fund capital expenditures for the year and partly refinance its dollar bond maturing in 2015 via tender offer. The company also successfully raised P5 billion from its maiden domestic retail bond offering.

The country's largest homebuilder, Vista Land is recognized for its themed and masterplanned communities and its brands namely, Camella, Crown Asia, Brittany and Vista Residences, that offer quality housing across all market segments.

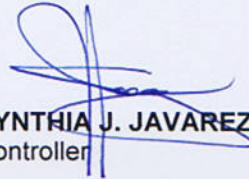
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SIGNATURES

Pursuant to the requirements of the Securities Regulation Code, the issuer has duly caused this report to be signed on behalf by the undersigned hereunto duly authorized.

VISTA LAND & LIFESCAPES, INC.
Issuer

By:



CYNTHIA J. JAVAREZ
Controller

Date: 14 May 2014