



MAGNA PRIME
CHEMICAL TECHNOLOGIES, INC.

COMPANY PROFILE

ABOUT US

Magna Prime Chemical Technologies Incorporated is the premier Filipino construction chemical company, known for pioneering innovation and advocating for the right construction chemical products and methodologies. We are dedicated to advancing the standards of construction in the Philippines, aiming to achieve world-class quality through our cutting-edge solutions.

MISSION

Magna Prime aims to educate the people through innovative, cost-efficient, reliable, and sustainable construction chemical products and methodologies.

VISION

To be known as the prime advocate of continuous advancements in the construction chemical technology, bringing about a future where the Philippines can achieve world-class standard construction chemical products and methodologies.

CORE VALUES

HIYA



We have integrity in our work and take pride in providing excellent products and services.

TIYAGA



We remain resilient in the face of adversities.

MALIKHAIN



We have an innovative mindset and entrepreneurial spirit in finding creative solutions.

MALASAKIT



We have concern for our organization and our people.

EXPERIENCE AND EXPERTISE

Magna Prime Chemical Technologies Incorporated is the premier Filipino construction chemical company, known for pioneering innovation and advocating for the right construction chemical products and methodologies. We are dedicated to advancing the standards of construction in the Philippines, aiming to achieve world-class quality through our cutting-edge solutions.

With over 24 years of experience, Magna Prime specializes in the manufacturing and distribution of construction chemicals. We have proudly evolved and found our niche in the industry, transitioning into manufacturing to solidify our mission and vision.

Our 3.5-hectare headquarters in Barangay Camangyanan, Sta. Maria, Bulacan, is a beacon of innovation. The facility is equipped with state-of-the-art infrastructure and a 164.45-kilowatt solar photovoltaic system, reinforcing our commitment to sustainability.

Innovation is at the heart of Magna Prime. Our Research and Development plays a critical role in product development, testing, and quality assurance, ensuring that we meet international standards and continuously create new products that address the evolving needs of the industry.

Our laboratory is equipped with advanced technology and cutting-edge equipment, enabling precise testing and analysis to refine product formulations. It serves as the backbone of our commitment to innovation, fostering an environment where our team of skilled researchers and chemists can experiment, innovate, and perfect solutions tailored to industry demands. With a focus on sustainability and efficiency, our R&D team actively explores eco-friendly materials and processes, aligning our innovations with the global push for greener construction practices.

Our 19,000-square-meter warehouse and production facility is designed for efficiency, enabling streamlined storage and distribution processes. This ensures that our products are delivered on time, every time, to meet the demands of our customers.



QUALITY ASSURANCE

Our dedication to quality is demonstrated by our ISO 9001:2015 certification, a testament to our unwavering commitment to delivering excellent products and services.



9 PATENTED PRODUCTS

MAGNA PRIME is proud to lead the industry with pioneering, patented construction chemical solutions—innovations that can only be found under our name. These breakthrough products are the result of bold vision and continuous research, driven by the inventive leadership of Derrick A. Tan, whose commitment to excellence has positioned Magna Prime at the forefront of construction technology in the Philippines.



TILE ADHESIVE COMPOSITION
Patented on February 22, 2017



READY-TO-USE PLASTERING COMPOSITION
Patented on June 8, 2018



DRY MIX PLASTERING COMPOSITION
Patented on March 8, 2023



READY-TO-USE LIGHTWEIGHT CEMENTITIOUS PLASTERING MIXTURE COMPOSITION
Patented on March 13, 2024



READYCRETE UMI
Patented on April 3, 2024

READYCRETE UM2
Patented on April 3, 2024

READYCRETE UM3
Patented on April 3, 2024
LOCAL AND MULTINATIONAL PARTNERSHIPS



KRYOSCREED READY-TO-USE CEMENTITIOUS FLOOR TOPPING MIXTURE COMPOSITION
Patented on June 3, 2024



FLEXIBLE TILE ADHESIVE COMPOSITION
Patented on March 15, 2023



GLOBAL REACH

Expanding our borders beyond the Philippines, Magna Prime has started to export its construction chemicals globally—starting with Malaysia as our gateway to the world—ensuring that our high-quality standards are upheld on the international stage.



OUR BRANDS

Magna Prime's innovation is driven by our four key brands:

BUILDRITE provides a comprehensive range of construction solutions, including concrete repair, waterproofing, tiling, finishing, protective coatings, flooring systems, sealants, adhesives, and admixtures. With a commitment to quality and innovation, Buildrite ensures durable and efficient construction projects.

CONCRETE SOLUTIONS

Formulated to strengthen, repair, and enhance concrete performance—ensuring structural integrity, durability, and long-term stability.



WATERPROOFING

Advanced systems designed to prevent water ingress and protect structures from moisture damage, leaks, and deterioration.



TILING SOLUTIONS

High-performance tile adhesives, grouts, and surface preparation products for secure, long-lasting, and professional tile installations.



FINISHING SOLUTIONS

A range of skim coats, renders, and putties that deliver smooth, paint-ready surfaces with superior adhesion and crack resistance.



FLOORING SOLUTIONS

Industrial-grade coatings and compounds for leveling, protecting, and finishing concrete floors—built for durability and heavy-duty use.



PROTECTIVE COATINGS

Specialized coatings that shield surfaces from abrasion, corrosion, chemicals, and harsh environments—extending service life and performance.



SEALANTS AND ADHESIVES

Flexible and high-strength bonding solutions that seal joints and gaps, preventing water, air, and contaminant penetration.



ADMIXTURES

Concrete-enhancing additives that improve workability, strength, setting time, and durability for various construction applications.





OUR BRANDS

SINCLAIR The New Generation Paint is a pioneering paint brand renowned for its blend of functionality and decorative innovation. It upholds a legacy of delivering premium quality and long-lasting paints, earning the trust of seasoned architects, designers, and painting professionals.

At Sinclair, we believe that paint should do more than just color walls—it should meet the demands of modern living by protecting, enhancing, and transforming spaces with cutting-edge technology. That's why we are proud to introduce The New Generation Functional and Decorative Paints—a revolutionary lineup designed to meet the evolving demands of modern living. Our advanced formulations go beyond aesthetics. Our paints are engineered to actively improve environments, ensuring longevity, durability, and superior performance. Every product is developed with a purpose—to provide long-lasting solutions for homes, businesses, and industries.

FUNCTIONAL PAINTS

Advanced coatings designed to do more than add color—they actively protect, enhance, and improve living and working spaces. Engineered with technologies like anti-microbial protection, self-cleaning properties, extreme weather resistance, and breathable coatings, functional paints deliver long-lasting performance, durability, and sustainability for modern environments.



DECORATIVE PAINTS

Advanced coatings designed to do more than add color—they actively protect, enhance, and improve living and working spaces. Engineered with technologies like anti-microbial protection, self-cleaning properties, extreme weather resistance, and breathable coatings, functional paints deliver long-lasting performance, durability, and sustainability for modern environments.

MAKAW

DECORATIVE LIME PLASTER & EFFECT PAINT

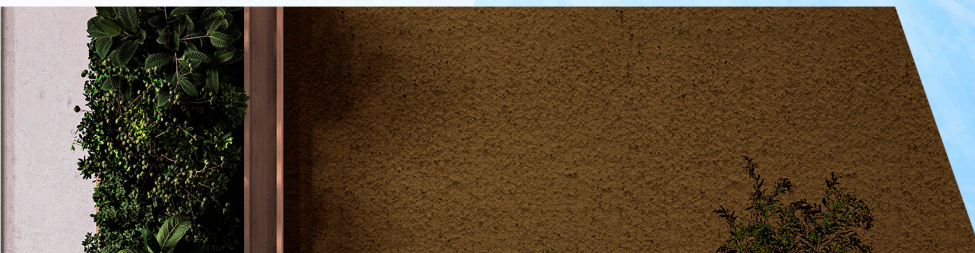
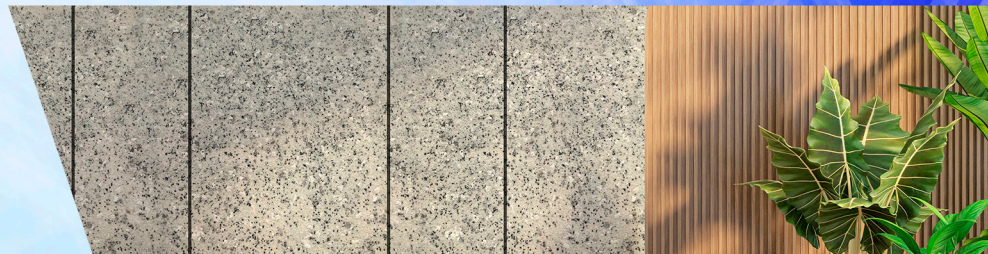


BOREALIS

LIQUID WALLPAPER

STONE PAINT

STONE DECORATIVE PAINT



KGALA

TEXTURED FINISH COAT



BAHAGHARI

MULTICOLOR PAINTS





ADHESIVE SOLUTIONS

OUR BRANDS

MAX BOND specializes in high-performance adhesives designed to meet diverse bonding needs in construction and industrial applications, ensuring strength and reliability in every project.



WISE BUILDER offers a range of generic construction products tailored to provide practical and cost-effective solutions for various building needs.



Each subsidiary plays a crucial role in filling innovation gaps and meeting the ever-evolving needs of our customers.

LOCAL AND MULTINATIONAL PARTNERSHIPS

MAGNA PRIME continues to strengthen its presence in the global construction landscape through strategic multinational partnerships. By collaborating with leading international brands and experts, the company gains access to advanced technologies, best practices, and innovative solutions—ensuring that Filipino-built structures benefit from world-class standards and performance.



We create chemistry



NATIONWIDE PRESENCE

We proudly operate a growing network of Buildrite Hubs and Sinclair Pro Stores across the country, supported by distributors and partners in Modern Trade across North and South Luzon. Our extensive network ensures comprehensive coverage and exceptional service throughout the Philippines.



BUILDRITE HUB & SINCLAIR PRO STORE Quezon City
189 Del Monte Ave., Bgy. Manresa, Quezon City



BUILDRITE HUB & SINCLAIR PRO STORE Bukidnon
Xystructures Construction Supply Trading
C.H. Bernal Bldg. Batangan, Valencia City, Bukidnon



BUILDRITE HUB Calapan
Greycon Hardware
Block 6, Sta. Maria Village, Calapan City, Mindoro



BUILDRITE HUB Naga City
Valley Venture Builders Corp.
Door 4 LF Bldg., Maharlika Highway, Concepcion Paquena, Naga City



BUILDRITE HUB Virac
Peaches Hardware & Construction Supply
San Juan Poblacion, Virac, Catanduanes



BUILDRITE HUB & SINCLAIR PRO STORE Lucena
Mitflor Soluxon Construction Supplies Trading
Giant Gasoline Compound, Isabang, Lucena City



BUILDRITE HUB Lipa Batangas
Mitflor Soluxon Construction Supplies Trading
Unit 6 Balete Drive Lipa, Gov. Leviste Highway,
Bulacnin, Lipa City, Batangas



BUILDRITE HUB Iloilo
Panay Jabb Distributor
Door 2 Lopez Jaena Norte, Lapaz, Iloilo City



BUILDRITE HUB Cebu
JJDSM Construction Supply
888 ML Quezon St., Cabangcalan,
Mandaue City, Cebu



SINCLAIR PRO STORE Davao City
 MGFI Construction Supplies
 139 R. Castillo St., Agdao, Davao City, Davao Del Sur



BUILDRITE HUB & SINCLAIR PRO STORE Santiago
 Isabela City Malabong Construction Supply & Gen. Mdse
 Maharlika Highway, Santiago, Isabela City



BUILDRITE HUB & SINCLAIR PRO STORE La Union
 BuildersCraft Commercial Corporation
 Estigoy Bldg. McArthur Highway Bacuit Sur
 Bauang, La Union



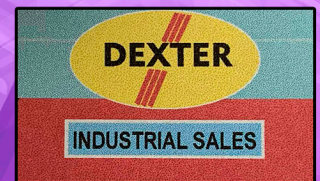
BUILDRITE HUB & SINCLAIR PRO STORE Ilocos Sur
 Aicon Construction Supply OPC
 Wadfow St. Domingo, National Highway,
 Brgy. Puerta Real, Sto Domingo, Ilocos Sur



BUILDRITE HUB Roxas
 2 Handyman Hardware, Inc.
 National Highway Brgy. Odiong Roxas,
 Oriental Mindoro

OUR DISTRIBUTORS

Magna Prime's growing network of distributors plays a vital role in bringing our innovative solutions closer to builders across the country. With trusted partners nationwide, we ensure fast, reliable access to high-quality construction chemicals—empowering local communities with world-class products and dependable service



AWARDS AND RECOGNITIONS

Our commitment to excellence and innovation has been recognized with prestigious awards. Magna Prime's visionary CEO, Derrick Tan, was honored with the Agora Award for Outstanding Achievement in Entrepreneurship, recognizing his exceptional leadership and innovative marketing strategies.

He was named a Top Innovator at the 4th Mansmith Innovation Awards 2024, highlighting his significant contributions to chemical product innovation. Additionally, he now officially holds the prestigious title of INVENTOR in the international community, recognized by the International Federation of Inventors Associations (IFIA). This esteemed honor, awarded by the Filipino Inventors Society (FIS), celebrates his groundbreaking innovations in construction and technology globally.

He is also recognized as one of the Honorary Chief Executive Officers of the Year 2025 at the 8th Nation Builders and Mosliv Awards. Under his visionary leadership, Magna Prime continues to redefine the construction industry through innovation, sustainability, and a strong commitment to social impact.



Agora Award for Outstanding Achievement in Entrepreneurship



Top Innovator, 4th Mansmith Innovation Award 2024



Recognized Inventor, International Federation of Inventor Association (IFIA), awarded by the Filipino Inventors Society



Honorary Chief Executive Officer 8th Nation Builders and Mosliv Awards

PIONEERING PROJECTS

Magna Prime Chemical Technologies Incorporated is more than just a company. We are a visionary leader in the construction chemicals industry, committed to driving positive change and shaping the future of construction in the Philippines. Through our innovative products, sustainable practices, and educational initiatives, we are paving the way for a brighter, more advanced future in construction technology.



SAN MIGUEL CORPORATION Batangas Plant
Products used: Confix L5, Cement Remover,
Concrete Patch H, Confix LV, Confix IJ



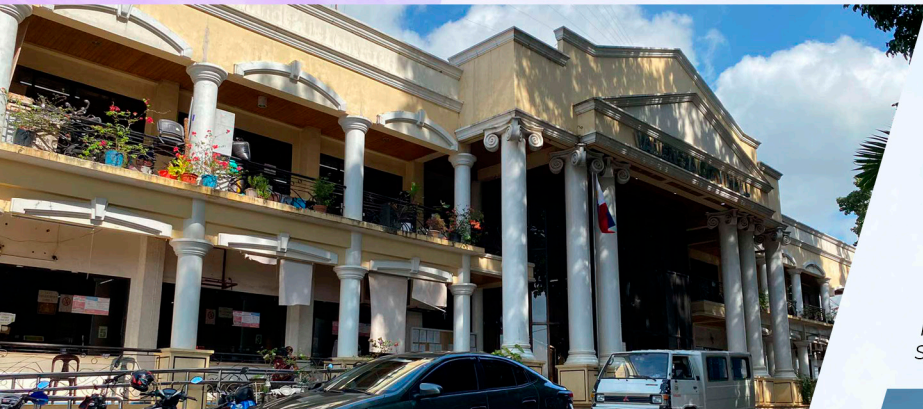
LANDBANK Building
Products used: Epocoat MB,
Blockout Hyperblock 100, Blockout
Hyperblock Polyurea, Blockout Cloth 60,
Floortek Shield



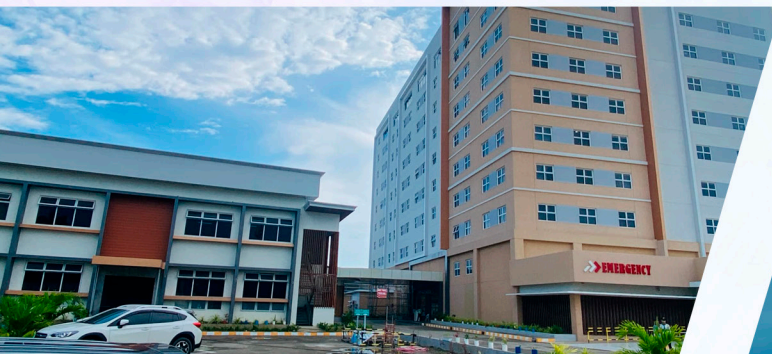
GIRLS' SCOUT OF THE PHILIPPINES
Products used: Confix IJ, Confix HV, Epocoat MB,
Blockout Clever Sil, Sapal RTU



GSIS Building
Products used: Epocoat MB Primer, Blockout Hyperblock Aqua,
Floortek Shield, Blockout 40 Strip, Handy Fix Pro



Valencia City Hall, Bukidnon
Products used: Sinclair Natica Paints



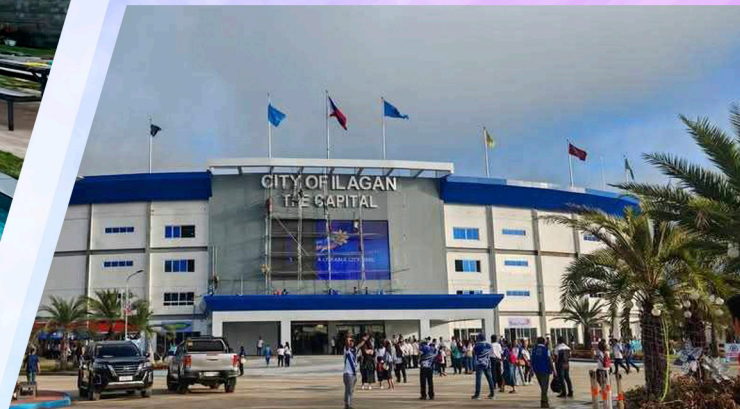
PMC Hospital, Zamboanga
Products used: Sinclair Natica Paints

INJAP Tower, Manduriao, Iloilo City
Products used: Sapal 2-in-1, Confix IJ, Stoppag FS,
Stoppag 1, Sinclair Natica Paints





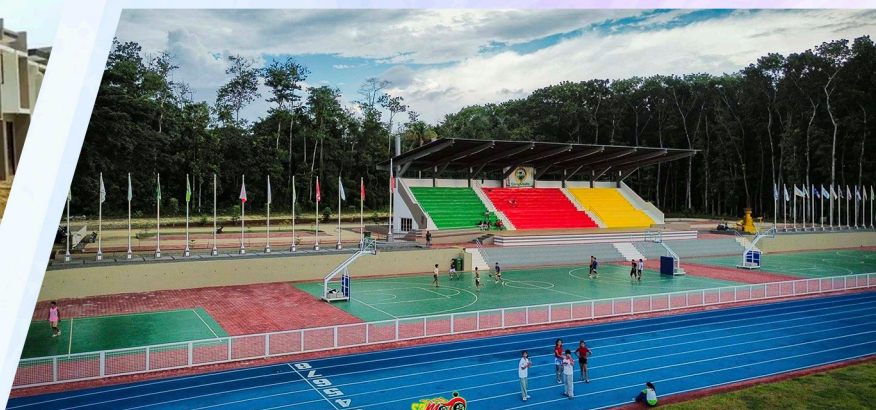
Tubajon Cliffside Villa, Laguindingan, Misamis Oriental
 Products used: Crystor, Leak Plug, Handyfix, Smartbond Gold, Smartbond Silver and Tile Seal



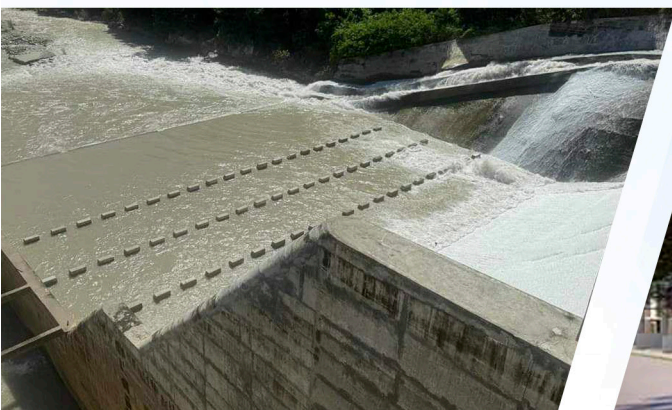
Capital Arena, Ilagan City, Isabela
 Products used: Flexicrete, Leakplug, Handfix



Familia Verde Subdivision, Cagayan de Oro, Misamis Oriental
 Products used: Tofil 803, Tofil 801 & Tile Grip



Kibawe Sports Complex, Kibawe, Bukidnon
 Products used: Floortek Flex, Epocoat MB and Red Oxide



8-Megawatt Mini Hydro Plant, Sto. Domingo, Bambang, Nueva Vizcaya
 Products used: Concrete Patch H, Confix IJ, Confix LV, Confix Anchor, Crystor, Leakplug, Concrete Patch V



Justine Heights, Cagayan de Oro, Misamis Oriental
 Products used: Sinclair, Tofil 801, Tofil 803, Sapal RTU, Sapal 2in1, Putty Master and Tile Grip



DPWH North Manila District, Engineering Office, Sta. Mesa, Manila



*MCNP Covered Court, Tuguegarao, Cagayan
Products used: Epocoat MB, Floortek Flex*



Marcos Sports and Cultural Building, Sisa, Manila



*Citi Primavera, Cagayan de Oro City, Misamis Oriental
Products used: Confix IJ, Confix HV, Concrete Patch V, Solidcure, Confix Anchor, Smartbond C1 and Putty Master*



*Philippe Decena Pelongco
Manduriao Garden Residence
Add: Mansuriao Iloilo city
Product used: waterproofing-crystor,
Leakplug, Epocoat MB, Blockout ETL,
Confix UW1*



*GLORIOUS INDUSTRIAL & DEVELOPMENT CORP
Products used: Rust Converter, Epoxy Primer Gray, Bocktite RRC*



Uptown Condominium, Iloilo City
Products used: Sapal 2-in-1, Silox,
Sinclair Natica Paints



**August Residence
Tabucan, Manduriao Iloilo City**
Product used: Waterroofing-Crystor, Leakplug,
Epocoat MB, Blockout ETL, Cementgrip, Confix IJ,
HV, Sapal RTU



Ayala Techno Park, Habini Bay, Misamis Oriental
Products used: Confix IJ, Confix LV,
Concrete Patch H, Epocoat MB, Blockout ETL,
Epoxy Primer Gray, and Confix Anchor



Laguindingan Airport, Habini Bay, Misamis Oriental
Products used: Confix IJ, Confix HV, Leak Plug, Handyfix,
Epocoat MB & Cleversil



**Industrial Warehouse,
Mexico Pampanga Complex**
Products used:
Sinclair Natica Paints



Ilagan-Bigao-Palanan Road, Ilagan, Isabela, Cagayan Valley
Products used: Solidcure

BUILDRITE ACADEMY

BUILDING THE FUTURE OF CONSTRUCTION, ONE SKILL AT A TIME

In the fast-paced construction world, one silent crisis continues to hinder progress: the lack of proper training and up-to-date knowledge in construction chemicals. From outdated curriculums to a shortage of skilled workers, the industry faces challenges that result in costly back jobs, job mismatches, and compromised quality on-site.

BUILDRITE ACADEMY, housed within the state-of-the-art Magna Prime Campus, is here to change that. A TESDA-certified training center, it is designed to elevate industry standards that deliver hands-on, immersive learning experiences for engineers, architects, contractors, masons, and aspiring skilled workers.

BUILDRITE ACADEMY is not just a school — it's a movement. Aimed at addressing the critical knowledge gap in construction chemicals, the academy focuses on real-world applications, global methodologies, and industry-standard tools. Whether you're a pre-learner, a practicing professional, or someone looking to upskill, Buildrite Academy provides the foundation to master product specifications, ensure quality, and improve efficiency on the job site.



MISSION

To educate stakeholders to conform to international standards in understanding product specifications and methodologies, providing hands-on training to equip them with the necessary skills for their profession.

VISION

To see a nation of knowledgeable professionals and skilled workers creating world-class infrastructures.

WHY CHOOSE BUILDRITE ACADEMY?

- **LEARN FROM CERTIFIED EXPERTS**

Courses are taught by industry professionals with deep expertise in construction chemicals and field applications.

- **PRACTICE WHAT YOU LEARN**

Students undergo extensive hands-on training and troubleshooting sessions.

- **STAND OUT IN THE INDUSTRY**

Graduates earn recognized certifications and gain a competitive edge in the construction workforce.

- **TRAIN IN WORLD-CLASS FACILITIES**

From the Buildrite & Sinclair Showroom to our Technical Marketing Lab, every space is built for immersive, real-life simulations.

COURSES OFFERED

- **KNOWING PROPER CONCRETE SOLUTIONS AND COMPREHENDING ADMIXTURES WITH CONCRETE DESIGNS**

This course equips participants with in-depth knowledge of concrete behavior, admixtures, and repair techniques. It enhances their ability to assess defects, recommend solutions, and apply standard rectification methods. Combining theory with hands-on training, the program builds practical skills in mix design, surface preparation, and system application—ensuring durable, high-quality results that meet industry standards.

- **UNDERSTANDING MODERN WATERPROOFING SYSTEMS AND THEIR APPLICATION**

This course provides a deep understanding of modern waterproofing systems used in construction. It explains how to choose the right system based on specific site conditions, emphasizes the importance of proper surface preparation, and covers effective application techniques. It also addresses common issues and troubleshooting methods to help ensure long-lasting waterproofing performance.

- **ADVANCED DECORATIVE COATINGS**

This comprehensive training program develops advanced knowledge and practical skills in decorative coating applications. It covers sophisticated techniques for finishes such as metallic coatings, textured surfaces, and faux effects. The program emphasizes precise surface preparation, material compatibility, and system durability—ensuring both aesthetic appeal and long-term performance in modern construction and design.

- **FUNDAMENTALS OF CONCRETE SURFACE PROFILING AND ADVANCED FLOOR COATING SYSTEMS**

This intensive training program builds in-depth knowledge and hands-on skills in concrete surface preparation and advanced industrial floor coating applications. It covers surface profiling techniques, coating system classifications based on BS 8204-6 standards, proper use of application tools, and defect identification. The program also highlights quality assurance and performance optimization to help deliver superior results across a range of flooring projects.

- **WALL FINISHING AND NEW-GENERATION COATING SYSTEM**

This comprehensive training program provides construction professionals with advanced knowledge and practical skills in wall finishing and protective coating systems. It covers surface preparation, application techniques, material selection, and troubleshooting—ensuring high-quality finishes that deliver both aesthetic appeal and long-term protection in modern construction.

- **PROFESSIONAL TILING APPLICATION**

This course develops both foundational and advanced skills in professional tile installation. It covers substrate assessment, layout planning, proper use of adhesives, grouts, and modern tools, all aligned with ISO, EN, and ANSI standards. Combining lectures, hands-on practice, and evaluation, the course builds the expertise needed to deliver safe, durable, and aesthetically precise tile installations in today's construction environments.

FACILITIES & AMENITIES



Coating & Construction Workshops



Buildrite & Sinclair Showroom



Knowledge, Understanding & Counsel Teaching Spaces



Bistro



Creative Studio




Access to industry-grade tools and advanced equipment


Those entering the construction field or aiming to enhance their expertise will find Buildrite Academy a vital resource — preparing professionals for a future defined by safety, efficiency, and excellence.



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