



# SAMPLE COMPUTATION

**Project :** MARICIELO VILLAS  
**Building :** Segovia  
**Unit No:** Two Bedroom  
**Turnover Date:** April 2011  
**Selling List Price** **3,558,000.00**

Unit Area :	51 sqm
Balcony:	11 sqm
Service Area:	8 sqm
<b>Total Area:</b>	<b>70 sqm</b>

CASH BASIS	
Unit Price	3,558,000.00
Less 10%Discount	355,800.00
Discounted Price	3,202,200.00
Additional 2% Discount	64,044.00
Less Reservation	20,000.00
Net Price	3,118,156.00
Add Closing Fees	112,253.62
<b>Total Cash Outlay</b>	<b>3,230,409.62</b>

15 mos. from RFO DATE

Additional 2% discount on the net price will only be applied if all the requirements are completed within **30 days** after reservation.

IN HOUSE FINANCING (1-10 YRS)			
Downpayment Option	20%	30%	40%
<b>Regular Discount</b>	<b>3%</b>	<b>4%</b>	<b>5%</b>
Discount Amount	106,740.00	142,320.00	177,900.00
Net Unit Price	3,451,260.00	3,415,680.00	3,380,100.00
Additional 2% Discount	69,025.20	68,313.60	67,602.00
<b>Total Contract Price</b>	<b>3,382,234.80</b>	<b>3,347,366.40</b>	<b>3,312,498.00</b>
<b>Downpayment</b>	<b>676,446.96</b>	<b>1,004,209.92</b>	<b>1,324,999.20</b>
(Add) Closing Fees	135,289.39	133,894.66	132,499.92
(Less) Reservation Fee	20,000.00	20,000.00	20,000.00
Total Downpayment	791,736.35	1,118,104.58	1,437,499.12
<b>DP Spread in 15 months</b>	<b>52,782.42</b>	<b>74,540.31</b>	<b>95,833.27</b>
<b>Balance</b>	<b>80%</b>	<b>70%</b>	<b>60%</b>
Amount of Balance	2,705,787.84	2,343,156.48	1,987,498.80
<b>MONTHLY AMORTIZATION</b>			
1 yr. (12 Months)	225,482.32	195,263.04	165,624.90
2 yrs. (24 months)	123,613.21	107,046.49	90,798.37
3 yrs. (36 months)	87,944.71	75,607.10	63,665.45
4 yrs. (48 months)	70,591.33	60,560.05	50,886.69
5 yrs. (60 months)	61,564.98	52,122.11	43,213.03
10 yrs.(120 months)	47,025.97	39,250.92	32,065.31

**Closing Fees** covers Documentary Stamp Tax , Transfer fees ,Registration Fees, notarial and documentation fees and other administrative and handling fees in order to transfer Title to buyer's name .

BANK FINANCING Fixed Rate ( Subject for Approval)			
Remaining Balance Loanable Amount	80%	70%	60%
	2,705,788	2,343,156.48	1,987,498.80
5 Years ( 60 months)	57,823.40	50,073.87	42,473.37
10 Years (120 months)	37,272.23	32,276.98	27,377.80
15 Years (180 months)	31,180.00	27,001.24	22,902.84

Price are subject to change without prior notice. Unit areas may change on the final construction drawings.

**For Inquiries and Reservation Pls. call our hotline 381-3011 or 0915-9502471**