



### TERM SHEET (Annex A)

Buyer's Name : SAMPLE COMPUTATION  
Buyer's TIN : \_\_\_\_\_  
Address : \_\_\_\_\_  
Contact No. / Email : \_\_\_\_\_  
Address : \_\_\_\_\_  
Date Printed : July 6, 2022

#### Unit Details

Project : ASC01 - Astra Centre  
RO / Unit : T120.031  
Sales Category : 1-New Sale  
Adjacent Units : No, Single Unit

Twr.	Unit No	Level	Unit description	List Price
T1.	2031	20th floor	UNIT 2031   1BR - A2   40.33 sqm.	5,511,537.97

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#### A. Computations ( DP from TCP so 36 months @ 0% interest )

List Price:	5,511,537.97	
	<u>5,511,537.97</u>	<u>5,511,537.97</u>

Additional charges:

Transfer & Registration charges	440,923.04	
Total charges :		<u>440,923.04</u>

**TOTAL CONTRACT PRICE : 5,952,461.01**

#### B. Payment Terms

Reservation Fee	20,000.00
Reservation Date:	

15% Downpayment from TCP, net of reservation fee 874,800.00  
spread over 36 months @ 24,300.00 per month  
starting from : \_\_\_\_\_  
up to : \_\_\_\_\_

Balance shall be paid in CASH / Bank financing 5,057,661.01  
before move-in or upon turnover of the unit whichever is earlier

Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	433,553.27
* monthly amortization @ 6% fixed rate for 3 years.	153,863.85
* monthly amortization @ 6.5% fixed rate for 5 years.	98,958.94
* monthly amortization @ 7% fixed rate for 10 years.	58,723.73
* monthly amortization @ 9.5% fixed rate for 15 years.	52,813.34

**TOTAL PAYMENTS : 5,952,461.01**

#### Notes: V5 T1 | V2 T2 / V2 PARKING | 15/05/36 2022

- 1 Reservation fee is NON-refundable and NON-transferable.
- 2 Pricelist is VAT-inclusive where applicable.
- 3 Prices are SUBJECT to change without prior notice.
- 4 Cebu Landmasters, Inc. reserves the right to correct accordingly any and all typographical errors in this pricelist.
- 5 ALL checks should be made payable to **Cebu Landmasters, Inc.**
- 6 Pricelist does NOT include move-in charges, applicable utility connections and other related charges including, but not limited to, electrical, water and telephone/internet connections, association dues,
- 7 Price EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, MRI, etc.,
- 8 Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
- 9 Promo discount availment if applicable, is subject to DOU terms & conditions.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
<u>Bryan Lubanga</u>	<u>Adorah Y. Ouano</u>	<u>Marie Rose C. Yulo</u>	<u>Jose Franco B. Soberano</u>	<u>Sample Computation</u>
Sales Admin Staff	Sales Admin Manager	VP - Sales	COO / EVP	Buyer