

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 : T216.011
Sales Category : 1-New Sale
Adjacent Units : No, Single Unit

Twr.	Unit No	Level	Unit description	List Price
T2.	1611	16th floor	UNIT 1611 ST - A1 22.64 sqm.	3,061,167.98

3,061,167.98

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

List Price:	3,061,167.98	
	3,061,167.98	3,061,167.98

Additional charges:

Transfer & Registration charges	244,893.44	
Total charges :		244,893.44

TOTAL CONTRACT PRICE : 3,306,061.42

B. Payment Terms

Reservation Fee	20,000.00
Reservation Date:	

15% Downpayment from TCP, net of reservation fee	478,800.00
spread over 36 months @ 13,300.00 per month	
starting from : _____	
up to : _____	

Balance shall be paid in CASH / Bank financing before move-in or upon turnover of the unit whichever is earlier	2,807,261.42
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Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	240,644.32
* monthly amortization @ 6% fixed rate for 3 years.	85,402.33
* monthly amortization @ 6.5% fixed rate for 5 years.	54,927.29
* monthly amortization @ 7% fixed rate for 10 years.	32,594.69
* monthly amortization @ 9.5% fixed rate for 15 years.	29,314.12

TOTAL PAYMENTS : 3,306,061.42

Notes: V5 T1 | V2 T2 / V2 PARKING | 15/85/36 2022

- Reservation fee is NON-refundable and NON-transferable.
- Pricelist is VAT-inclusive where applicable.
- Prices are SUBJECT to change without prior notice.
- Cebu Landmasters, Inc. reserves the right to correct accordingly any and all typographical errors in this pricelist.
- ALL checks should be made payable to Cebu Landmasters, Inc..
- 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,
- Price EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, MRI, etc.,
- Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
- Promo discount availment if applicable, is subject to DOU terms & conditions.

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