

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 : T231.024
 Sales Category : 1-New Sale
 Adjacent Units : No, Single Unit

Twr.	Unit No	Level	Unit description	List Price
T2	3124	31st floor	UNIT 3124 ST - A2 23 sqm.	3,322,846.80

3,322,846.80

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

List Price:	3,322,846.80	
	3,322,846.80	3,322,846.80

Additional charges:

Transfer & Registration charges	265,827.74	
Total charges :		265,827.74

TOTAL CONTRACT PRICE : 3,588,674.54

B. Payment Terms

Reservation Fee	20,000.00
Reservation Date:	

15% Downpayment from TCP, net of reservation fee spread over 36 months @ <u>14,400.00</u> per month	518,400.00
starting from : _____	
up to : _____	

Balance shall be paid in CASH / Bank financing before move-in or upon turnover of the unit whichever is earlier	3,050,274.54
--	--------------

Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	261,475.91
* monthly amortization @ 6% fixed rate for 3 years.	92,795.26
* monthly amortization @ 6.5% fixed rate for 5 years.	59,682.12
* monthly amortization @ 7% fixed rate for 10 years.	35,416.27
* monthly amortization @ 9.5% fixed rate for 15 years.	31,851.72

TOTAL PAYMENTS : 3,588,674.54

Notes: V5 T1 | V2 T2 / V2 PARKING | 15/85/36 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: <u>Bryan Lubanga</u> Sales Admin Staff	Checked by: <u>Adorah Y. Quano</u> Sales Admin Manager	Noted by: <u>Marie Rose C. Yulo</u> VP - Sales	Approved by: <u>Jose Franco B. Soberano</u> COO / EVP	Conforme: <u>Sample Computation</u> Buyer
---	--	--	---	---