



TERM SHEET (Annex A)

Buyer's Name	:	SAMPLE COMPUTATION
Buyer's TIN	:	REQUIRED
Address	:	REQUIRED
Contact No. / Email	:	REQUIRED
Address	:	REQUIRED
Date Printed	:	July 20, 2023

Unit Details		
Project	:	MNR02 - Mandtra Residences
RO / Unit	:	T218.006
Sales Category	:	1-New Sale
Adjacent Units	:	No, Single Unit

Twr.	Unit No	Level	Unit description	List Price
T2.1806		18th Floor	UNIT 1806 1 BR CFAB 36 sqm.	5,178,700.80
				5,178,700.80

A. Computations (12% DP from TCP so 60 months @ 0% interest)

List Price:	5,178,700.80
	5,178,700.80
	5,178,700.80
Additional charges:	
Transfer & Registration charges	414,296.06
Total charges :	414,296.06
TOTAL CONTRACT PRICE :	5,592,996.86

B. Payment Terms

Reservation Fee	10,000.00
Reservation Date:	
12% Downpayment from TCP, net of reservation fee	666,000.00
spread over 60 months @ 11,100.00 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	4,916,996.86
Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	421,495.25
* monthly amortization @ 6% fixed rate for 3 years.	149,584.57
* monthly amortization @ 6.5% fixed rate for 5 years.	96,206.69
* monthly amortization @ 7% fixed rate for 10 years.	57,090.50
* monthly amortization @ 9.5% fixed rate for 15 years.	51,344.49
TOTAL PAYMENTS :	5,592,996.86

Notes: V4_T1 | V3_T3 | V1_PARK | 10/90/48 ; V1_T2 | 12/88/60

- Reservation fee is NON-refundable and NON-transferable,
- Pricelist is VAT-inclusive where applicable,
- Prices are SUBJECT to change without prior notice,
- CEBU HOMEGROWN DEVELOPERS, INC. reserves the right to correct accordingly any and all typographical errors in this pricelist,
- ALL checks should be made payable to CEBU HOMEGROWN DEVELOPERS, 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, mor
- 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:
Filipino D. Paular	Adorah Y. Ouano	Marie Rose C. Yulo	Jose Franco B. Soberano	Sample Computation
Sales Admin Staff	Sales Admin Manager	VP - Sales	COO / EVP	Buyer