

TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
Buyer's TIN : **REQUIRED**
Address : **REQUIRED**
Contact No. / Email Address : **REQUIRED**
Date Printed : **April 28, 2023**

Details
Project : **MGR03 - Mivela Garden Residences**
RO / Unit : **T103.016**
Sales Category : **1-New Sale**
Adjacent Units : **No, Single Unit**

Twr.Unit No	Level	Unit description	List Price
T1.316	Tower 1, 3Rd Floor	STUDIO UNIT 20 SQM.	2,639,045.71
			2,639,045.71

A. Computations (Installment down payment)

List Price:	2,639,045.71
	<u>2,639,045.71</u>
	2,639,045.71
Additional charges: Transfer & Registration charges	211,123.66
	<u>211,123.66</u>
TOTAL CONTRACT PRICE :	<u>2,850,169.36</u>

B. Payment Terms

Reservation Fee	8,000.00
Reservation Date:	
10% Downpayment from TCP, net of reservation fee	277,200.00
spread over 42 months @ 6,600.00 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	2,564,969.36
Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	219,874.54
* monthly amortization @ 6% fixed rate for 3 years.	78,031.34
* monthly amortization @ 6.5% fixed rate for 5 years.	50,186.57
* monthly amortization @ 7% fixed rate for 10 years.	29,781.47
* monthly amortization @ 9.5% fixed rate for 15 years.	26,784.04
TOTAL PAYMENTS :	<u>2,850,169.36</u>

Notes: V4 T1&T2 ; 42| V3 T3 & V2 T4 ; 48| V2 PARK | 10/90 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, mortgage re
- 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:
Filipino D. Paular	Adorah Y. Ouano	Marie Rose C. Yulo	Jose Franco B. Soberano	SAMPLE COMPUTATION
Sales Admin Officer	Sales Admin Manager	VP - Sales	COO / EVP	Buyer