

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 : **T109.010**
Sales Category : **1-New Sale**
Adjacent Units : **No, Single Unit**

Twr.Unit No	Level	Unit description	List Price
T1.910	Tower 1, 9Th Floor	STUDIO UNIT 26 SQM.	3,393,036.95
			3,393,036.95

A. Computations (Installment down payment)

List Price:	3,393,036.95
	<u>3,393,036.95</u>
	3,393,036.95
Additional charges: Transfer & Registration charges	271,442.96
	<u>271,442.96</u>
TOTAL CONTRACT PRICE :	<u>3,664,479.90</u>

B. Payment Terms

Reservation Fee	8,000.00
Reservation Date:	
10% Downpayment from TCP, net of reservation fee	361,200.00
spread over 42 months @ 8,600.00 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	3,295,279.90
Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	282,478.28
* monthly amortization @ 6% fixed rate for 3 years.	100,248.80
* monthly amortization @ 6.5% fixed rate for 5 years.	64,475.94
* monthly amortization @ 7% fixed rate for 10 years.	38,260.99
* monthly amortization @ 9.5% fixed rate for 15 years.	34,410.13
	<u>3,664,479.90</u>
TOTAL PAYMENTS :	<u>3,664,479.90</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