



TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
Buyer's TIN : REQUIRED
Address : REQUIRED
Contact No. / Email : REQUIRED
Date Printed : April 26, 2023

Unit Details

Project : **MGR03 - Mivela Garden Residences**
RO / Unit : **T215.028**
Sales Category : **1-New Sale**
Adjacent Units : **No, Single Unit**

Twr.Unit No	Level	Unit description	List Price
T215.028	TOWER 2, 15TH FLOOR	STUDIO UNIT 25.11 SQM.	3,390,019.15
			3,390,019.15

A. Computations : (PAG-IBIG Financing)

List Price:	3,390,019.15
	<u>3,390,019.15</u>
	3,390,019.15
Additional charges:	
Transfer & Registration charges	372,902.11
Total charges :	<u>372,902.11</u>
TOTAL CONTRACT PRICE :	<u>3,762,921.26</u>

B. Payment Terms

Reservation Fee **8,000.00**
 Reservation Date: _____

Down payment (net of reservation fee) **1,255,800.00**
spread over 42 months @ 29,900.00 per month

starting from : _____
 up to : _____

Balance shall be paid through PAG-IBIG financing **2,499,121.26**
before move-in or upon turnover of the unit

Loan term no. of years	3-Year Fixing		5-Year Fixing	
	6.375%	GMI	6.625%	GMI
5	48,751.99	162,506.62	49,044.63	163,482.11
10	28,218.33	94,061.10	28,536.22	95,120.73
12	24,875.42	82,918.07	25,203.63	84,012.11
15	21,598.66	71,995.55	21,942.13	73,140.43
20	18,449.32	61,497.74	18,817.14	62,723.82
25	16,679.57	55,598.55	17,069.97	56,899.89
30	15,591.27	51,970.88	16,002.15	53,340.49

TOTAL PAYMENTS : **3,762,921.26**

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 redemption,
- 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 Sales Admin Staff	Adorah Y. Ouano Sales Admin Manager	Marie Rose C. Yulc VP - Sales	Jose Franco B. Soberano COO	Sample Computation Buyer