



TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
 Buyer's TIN : REQUIRED
 Address : REQUIRED
 Contact No. / Email Address : REQUIRED
 Date Printed : July 13, 2022

Unit Details
 Project : TRN01 - Terranza Residences
 RO / Unit : T121.006
 Sales Category : 1-New Sale
 Adjacent Units : No, Single Unit

Twr. Unit No	Level	Unit description	List Price
T1.2106	21st floor	UNIT 2106 STUDIO 24 sqm.	3,711,849.24

3,711,849.24

A. Computations (DP from TCP so 48 months @ 0% interest)

List Price: 3,711,849.24
3,711,849.24
3,711,849.24

Additional charges:
 Transfer & Registration charges 296,947.94
 Total charges : 296,947.94

TOTAL CONTRACT PRICE : 4,008,797.18

B. Payment Terms

Reservation Fee 20,000.00
 Reservation Date: July 13, 2022

15% Downpayment from TCP, net of reservation fee 585,600.00
spread over 48 months @ 12,200.00 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 3,403,197.18

Monthly Amortization:	
• monthly amortization @ 5.25% fixed rate for 1 years.	291,729.18
• monthly amortization @ 6% fixed rate for 3 years.	103,531.85
• monthly amortization @ 6.5% fixed rate for 5 years.	66,587.46
• monthly amortization @ 7% fixed rate for 10 years.	39,514.00
• monthly amortization @ 9.5% fixed rate for 15 years.	35,537.02

TOTAL PAYMENTS : 4,008,797.18

Notes: V5 T1 | V2 PARK | 15/85/48

- Reservation fee is NON-refundable and NON-transferable.
- Pricelist is VAT-inclusive where applicable.
- Prices are SUBJECT to change without prior notice.
- GGTT Realty Corporation** reserves the right to correct accordinally any and all typographical errors in this pricelist.
- All checks should be made payable to **GGTT Realty Corporation**
- 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 avaiement if applicable, is subject to DOU terms & conditions.

Prepared by: **Filipino D. Paular** Sales Admin Staff
 Checked by: **Adorah Y. Ouano** Sales Admin Manager
 Noted by: **Marie Rose C. Yulo** VP - Sales
 Approved by: **Jose Franco B. Soberano** COO / EVP
 Conforme: **Sample Computation** Buyer



TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
 Buyer's TIN : REQUIRED
 Address : REQUIRED
 Contact No. / Email : REQUIRED
 Address : REQUIRED
 Date Printed : July 13, 2022

Unit Details
 Project : **TRN01 - Terranza Residences**
 RO / Unit : **T123.015**
 Sales Category : **1-New Sale**
 Adjacent Units : **No, Single Unit**

Twr. Unit No	Level	Unit description	List Price
T1.2315	23rd floor	UNIT 2315 STUDIO 24 sqm.	3,821,559.07
			3,821,559.07

A. Computations (DP from TCP so 48 months @ 0% interest)

List Price:	3,821,559.07
	<u>3,821,559.07</u>
	<u>3,821,559.07</u>
Additional charges:	
Transfer & Registration charges	305,724.73
Total charges :	<u>305,724.73</u>
TOTAL CONTRACT PRICE :	<u>4,127,283.79</u>

B. Payment Terms

Reservation Fee	20,000.00
Reservation Date: July 13, 2022	
15% Downpayment from TCP, net of reservation fee	600,000.00
spread over 48 months @ <u>12,500.00</u> 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	3,507,283.79
Monthly Amortization: • monthly amortization @ 5.25% fixed rate for 1 years. 300,651.70 • monthly amortization @ 6% fixed rate for 3 years. 106,698.37 • monthly amortization @ 6.5% fixed rate for 5 years. 68,624.03 • monthly amortization @ 7% fixed rate for 10 years. 40,722.54 • monthly amortization @ 9.5% fixed rate for 15 years. 36,623.92	
TOTAL PAYMENTS :	<u>4,127,283.79</u>

Notes: V5 T1 | V2 PARK | 15/85/48

- Reservation fee is NON-refundable and NON-transferable.
- Pricelist is VAT-inclusive where applicable.
- Prices are SUBJECT to change without prior notice.
- GGTT Realty Corporation** reserves the right to correct inaccurately any and all typographical errors in this pricelist.
- ALL checks should be made payable to **GGTT Realty Corporation**
- 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, mortgage insurance, etc.
- 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: Filipino D. Paular Sales Admin Staff	Checked by: Adorah Y. Ouano Sales Admin Manager	Noted by: Marie Rose C. Yulo VP - Sales	Approved by: Jose Franco B. Soberano COO / EVP	Conforme: Sample Computation Buyer
--	--	--	---	---



TERM SHEET (Annex A)

Buyer's Name : SAMPLE COMPUTATION
Buyer's TIN : REQUIRED
Address : REQUIRED
Contact No. / Email : REQUIRED
Address : _____
Date Printed : July 13, 2022

Unit Details
Project : TRN01 - Terranza Residences
RO / Unit : T122.021
Sales Category : 1-New Sale
Adjacent Units : No, Single Unit

Twr. Unit No	Level	Unit description	List Price
T1.2221	22nd floor	UNIT 2221 STUDIO 24 sqm.	3,757,561.67

3,757,561.67

A. Computations (DP from TCP so 48 months @ 0% interest)

List Price: 3,757,561.67
3,757,561.67
3,757,561.67

Additional charges:
 Transfer & Registration charges 300,604.93
 Total charges : 300,604.93

TOTAL CONTRACT PRICE : 4,058,166.60

B. Payment Terms

Reservation Fee 20,000.00
 Reservation Date: July 13, 2022

15% Downpayment from TCP, net of reservation fee 590,400.00
 spread over 48 months @ 12,300.00 per month
 starting from : _____
 up to : _____

Balance shall be paid in CASH / Bank financing 3,447,766.60
 before move-in or upon turnover of the unit whichever is earlier

Monthly Amortization:		
• monthly amortization @ 5.25% fixed rate for 1 years.		295,549.76
• monthly amortization @ 6% fixed rate for 3 years.		104,887.74
• monthly amortization @ 6.5% fixed rate for 5 years.		67,459.51
• monthly amortization @ 7% fixed rate for 10 years.		40,031.49
• monthly amortization @ 9.5% fixed rate for 15 years.		36,002.43

TOTAL PAYMENTS : 4,058,166.60

Notes: V5_T1 | V2_PARK | 15/85/48

- Reservation fee is NON-refundable and NON-transferable.
- Pricelist is VAT-inclusive where applicable.
- Prices are SUBJECT to change without prior notice.
- GGTT Realty Corporation** reserves the right to correct accordinally any and all typographical errors in this pricelist.
- ALL checks should be made payable to **GGTT Realty Corporation**
- 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, mortgage insurance, etc.
- 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: Filipino D. Paular Sales Admin Staff
 Checked by: Adorah Y. Ouano Sales Admin Manager
 Noted by: Marie Rose C. Yulo VP - Sales
 Approved by: Jose Franco B. Soberano COO / EVP
 Conforme: Sample Computation Buyer



TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
 Buyer's TIN : **REQUIRED**
 Address : **REQUIRED**
 Contact No. / Email : **REQUIRED**
 Address : **REQUIRED**
 Date Printed : July 13, 2022

Unit Details
 Project : **TRN01 - Terranza Residences**
 RO / Unit : **T131.005**
 Sales Category : **1-New Sale**
 Adjacent Units : **No, Single Unit**

Twr.Unit No	Level	Unit description	List Price
T1.3105	31st floor	UNIT 3105 PENTHOUSE 135.73 sqm.	24,973,305.68
			24,973,305.68

A. Computations (DP from TCP so 48 months @ 0% interest)

List Price:	24,973,305.68
	<u>24,973,305.68</u>
	<u>24,973,305.68</u>
Additional charges:	
Transfer & Registration charges	1,997,864.45
	<u>1,997,864.45</u>
TOTAL CONTRACT PRICE :	<u>26,971,170.14</u>

B. Payment Terms

Reservation Fee	50,000.00
Reservation Date: July 13, 2022	
15% Downpayment from TCP, net of reservation fee spread over 48 months @ 83,300.00 per month	3,998,400.00
starting from : _____	
up to : _____	
Balance shall be paid in CASH / Bank financing before move-in or upon turnover of the unit whichever is earlier	22,922,770.14
<ul style="list-style-type: none"> • Monthly Amortization: • monthly amortization @ 5.25% fixed rate for 1 years. 1,964,987.77 • monthly amortization @ 6% fixed rate for 3 years. 697,355.08 • monthly amortization @ 6.5% fixed rate for 5 years. 448,510.32 • monthly amortization @ 7% fixed rate for 10 years. 266,152.80 • monthly amortization @ 9.5% fixed rate for 15 years. 719,365.23 	
TOTAL PAYMENTS :	<u>26,971,170.14</u>

Notes: VS T1 | V2 PARK | 15/85/48

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. **GGTT Realty Corporation** reserves the right to correct accordingly any and all typographical errors in this pricelist.
5. ALL checks should be made payable to **GGTT Realty Corporation**
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 insurance, et
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 DUU terms & conditions.

Prepared by: Filipino D. Paular Sales Admin Staff	Checked by: Adorah Y. Ouano Sales Admin Manager	Noted by: Marie Rose C. Yulo VP - Sales	Approved by: Jose Franco B. Soberano COO / EVP	Conforme: Sample Computation Buyer
--	--	--	---	---



TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
Buyer's TIN : **REQUIRED**
Address : **REQUIRED**
Contact No. / Email Address : **REQUIRED**
Date Printed : **July 13, 2022**

Unit Details
Project : **TRN01 - Terranza Residences**
RO / Unit : **T131.002**
Sales Category : **1-New Sale**
Adjacent Units : **No, Single Unit**

Twr.Unit No	Level	Unit description	List Price
T1.3102	31st floor	UNIT 3102 PENTHOUSE 133.61 sqm.	24,735,932.47
			24,735,932.47

A. Computations (DP from TCP so 48 months @ 0% interest)

List Price:	24,735,932.47
	<u>24,735,932.47</u>
	24,735,932.47
Additional charges:	
Transfer & Registration charges	1,978,874.60
Total charges :	<u>1,978,874.60</u>
TOTAL CONTRACT PRICE :	<u>26,714,807.06</u>

B. Payment Terms

Reservation Fee	50,000.00
Reservation Date: July 13, 2022	
15% Downpayment from TCP, net of reservation fee	3,960,000.00
spread over 48 months @ <u>82,500.00</u> 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	22,704,807.06
<ul style="list-style-type: none"> • Monthly Amortization: • monthly amortization @ 5.25% fixed rate for 1 years. 1,946,303.52 • monthly amortization @ 6% fixed rate for 3 years. 690,724.22 • monthly amortization @ 6.5% fixed rate for 5 years. 444,245.62 • monthly amortization @ 7% fixed rate for 10 years. 263,622.06 • monthly amortization @ 9.5% fixed rate for 15 years. 237,089.20 	
TOTAL PAYMENTS :	<u>26,714,807.06</u>

Notes: V5 T1 | V2 PARK | 15/85/48

- 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 **GGTT Realty Corporation** reserves the right to correct accordingly any and all typographical errors in this pricelist
- 5 All checks should be made payable to **GGTT Realty Corporation**
- 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 insurance, 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 DUU terms & conditions.

Prepared by: Filipino D. Paular Sales Admin Staff	Checked by: Adorah Y. Ouano Sales Admin Manager	Noted by: Marie Rose C. Yulo VP - Sales	Approved by: Jose Franco B. Soberano COO / EVP	Conforme: Sample Computation Buyer
--	--	--	---	---



Incentives

STUDIO
in PHP

50,000

AGENT = 45,000
REALTY = 5,000

1- BEDROOM
in PHP

60,000

AGENT = 55,000
REALTY = 5,000

PENTHOUSE
in PHP

80,000

AGENT = 75,000
REALTY = 5,000

ADVANCE INCENTIVE

10,000 Studio

25,000 Penthouse

*upon completion of Basic Requirements including the initial 12 pdc's

- All releases are subject to taxes
- Advance incentives is part of the total incentives

MECHANICS:

1. Reservation Check Payment must clear. Check is addressed to Payee: **GGTT Realty Corporation**
2. Basic Incentive will be released once all required docs are submitted and signed. Required Documents include: IDs/Tin/BIS/Reservation Agreement/ Term Sheet/ SPA/ .
3. Incentives are released in increments depending on buyer's payment scheme.
4. Incentive is subject to all government taxes.

STUDIO MODEL UNIT



Unit Number: 21st Floor Unit 6

Floor Area: 24 sqm.

Reservation Fee: Php 20,000

Total Contract Price: Php 4,008,797.18

15% DP for 48 months: 12,200 / month

AREA TABULATION

LIVING	4.20 sqm
DINING	3.02 sqm
KITCHEN	3.94 sqm
BED AREA	7.32 sqm
T&B	3.31 sqm
BALCONY	2.21 sqm
TOTAL FLOOR AREA	24.00 sqm





PENTHOUSE MODEL UNIT - E

Unit Number : 31st Floor Unit 5

Floor Area: 135.73 sqm.

Reservation Fee: Php 50,000

Total Contract Price: Php 26,971,170.14

15% DP for 48 months: 83,300 / month



Upper Floor

AREA TABULATION

MASTER BEDROOM	14.00 sqm
MASTER T&B/ CLOSET	12.60 sqm
BALCONY	3.70 sqm
BEDROOM 2	12.60 sqm
T&B/CLOSET	6.00 sqm
BALCONY	5.10 sqm
HALLWAY	9.72 sqm
FLOOR AREA	63.73 sqm

Lower Floor

AREA TABULATION

LIVING/ DINING/ KITCHEN	43.03 sqm
BEDROOM 1	13.82 sqm
T&B	3.42 sqm
BALCONY	4.25 sqm
MAID'S ROOM/T&B	7.48 sqm
FLOOR AREA	72.00 sqm





PENTHOUSE MODEL UNIT - B

Unit Number : 31st Floor Unit 2

Floor Area: 133.61 sqm.

Reservation Fee: Php 50,000

Total Contract Price: Php 26,714,807.06

15% DP for 48 months: 81,500 / month



Upper Floor

AREA TABULATION

MASTER BEDROOM	14.00 sqm
MASTER T&B/ CLOSET	12.60 sqm
BALCONY	3.70 sqm
BEDROOM 2	13.48 sqm
T&B/CLOSET	7.66 sqm
BALCONY	4.33 sqm
HALLWAY	5.84 sqm
FLOOR AREA	61.61 sqm



Lower Floor

AREA TABULATION

LIVING/ DINING/ KITCHEN	43.53 sqm
BEDROOM 1	13.82 sqm
T&B	3.42 sqm
BALCONY	4.25 sqm
MAID'S ROOM/T&B	6.98 sqm
FLOOR AREA	72.00 sqm

