



TERM SHEET (Annex A) | VELMIRO HEIGHTS CDO

Buyer's Name	:	SAMPLE COMPUTATION
Buyer's TIN #	:	REQUIRED
Address	:	REQUIRED
Contact No. / Email Address	:	REQUIRED
Date Printed	:	
Unit Details		
Project	:	VMH06 - Velmiro Heights CDO
RO / Unit	:	3336211.91
House Model	:	CITA-MID
House Description	:	Two Storey Townhouse - MID FA: 50.53 2BR 1T&B LA : 60
Block / Lot	:	Block: 9 / Lot: 32
List Price	:	3,336,211.91
Sales Category	:	1-New Sale
Adjacent Units	:	No, Single Unit

A. Computations (DP from TCP spread over 40 mos.)

List Price:	3,336,211.91
	<u>3,336,211.91</u>
Additional charges:	<u>3,336,211.91</u>
Transfer & Registration charges	334,096.95
Total charges :	<u>334,096.95</u>
TOTAL CONTRACT PRICE :	<u><u>3,670,308.86</u></u>

B. Payment Terms

Reservation Fee	20,000.00												
Reservation Date: March 24, 2023													
10% Downpayment from TCP, net of reservation fee	348,000.00												
spread over 40 months @ <u>8,700.00</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	3,302,308.86												
<table border="0" style="background-color: #ffffcc;"> <tr> <td>* Monthly Amortization:</td> <td></td> </tr> <tr> <td>* monthly amortization @ 7.75% fixed rate for 3 years.</td> <td style="text-align: right;">103,101.93</td> </tr> <tr> <td>* monthly amortization @ 8% fixed rate for 5 years.</td> <td style="text-align: right;">66,958.92</td> </tr> <tr> <td>* monthly amortization @ 10% fixed rate for 10 years.</td> <td style="text-align: right;">43,640.25</td> </tr> <tr> <td>* monthly amortization @ 11.25% fixed rate for 15 years.</td> <td style="text-align: right;">38,053.98</td> </tr> <tr> <td>monthly amortization @ 11.5% fixed rate for 20 years.</td> <td style="text-align: right;">35,216.80</td> </tr> </table>	* Monthly Amortization:		* monthly amortization @ 7.75% fixed rate for 3 years.	103,101.93	* monthly amortization @ 8% fixed rate for 5 years.	66,958.92	* monthly amortization @ 10% fixed rate for 10 years.	43,640.25	* monthly amortization @ 11.25% fixed rate for 15 years.	38,053.98	monthly amortization @ 11.5% fixed rate for 20 years.	35,216.80	
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TOTAL PAYMENTS :	<u><u>3,670,308.86</u></u>												

Notes: v7 | 10/90/40

- 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 insurance
- 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:
Pedro Z. Balinado	Adorah Y. Ouano	Marie Rose Yulo	Jose Franco B. Soberano	Sample Computation
Sales Admin Staff	Sales Admin Manager	VP - Sales	COO / EVP	Buyer