



TERM SHEET (Annex A) | VELMIRO HEIGHTS CDO

Buyer's Name	:	SAMPLE COMPUTATION
Buyer's TIN #	:	required
Address	:	Cagayan De Oro City
Contact No. / Email Address	:	034...
Date Printed	:	September 29, 2021
Unit Details		
Project	:	VMH06 - Velmiro Heights CDO
RO / Unit	:	P101.022
House Model	:	CITA-MID
House Description	:	Two Storey Townhouse - MID FA: 50.53 2BR 1T&B LA : 60
Block / Lot	:	Block: 15 / Lot: 29
List Price	:	2,632,008.75
Sales Category	:	1-New Sale

A. Computations (DP spread over 45 mos.)

List Price:	2,632,008.75	
	<u>2,632,008.75</u>	2,632,008.75
Additional charges:		
Transfer & Registration charges	270,560.70	
Total charges :	<u>270,560.70</u>	
TOTAL CONTRACT PRICE :		<u>2,902,569.45</u>

B. Payment Terms

Reservation Fee		5,000.00
Reservation Date:	September 29, 2021	
12% Downpayment, net of reservation fee		315,000.00
spread over 45 months @	<u>7,000.00</u> per month	
starting from :	_____	
up to :	_____	
88% Balance shall be paid in CASH / Bank financing		2,312,008.75
before move-in or upon turnover of the unit whichever is earlier		
Monthly Amortization:		
* monthly amortization @ 7.75% fixed rate for 3 years.	72,183.60	
* monthly amortization @ 8% fixed rate for 5 years.	46,879.20	
* monthly amortization @ 10% fixed rate for 10 years.	30,553.37	
* monthly amortization @ 11.25% fixed rate for 15 years.	26,642.31	
monthly amortization @ 11.5% fixed rate for 20 years.	24,655.95	
Transfer & Registration charges	270,560.70	
before move-in or upon turnover of the unit whichever is earlier		
TOTAL PAYMENTS :		<u>2,902,569.45</u>

Notes: v4 | 12/88/45 2M VAT

- 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, etc.
- 8 Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
Rian Mar C. Torres	Adorah Ouano	Marie Rose Yulo	Jose Franco B. Soberano	Sample Computation
Admin Staff	Admin Supervisor	VP - Sales	COO / EVP	Buyer