



TERM SHEET (Annex A) | VELMIRO UPTOWN CDO

Buyer's Name	:	SAMPLE COMPUTATION
Buyer's TIN #	:	required
Address	:	Cagayan De Oro City
Contact No.	:	
Date	:	September 21, 2019
Details		
House Model	:	IMANI
House Description	:	2 Storey Townhouse - Inner FA: 59.51 3BR 2T&B LA : 60
Phase / Block / Lot	:	Phase 2 / Block: 19 / Lot: 20
List Price	:	3,295,056.93

A. Computations (DP spread over 42 mos.)

List Price:	3,295,056.93	
	3,295,056.93	3,295,056.93
Additional charges:		
Transfer & Registration charges	313,604.55	
Total charges :		313,604.55
TOTAL CONTRACT PRICE :		3,608,661.48

B. Payment Terms

Reservation Fee		20,000.00
Reservation Date:	September 21, 2019	
15% Downpayment, net of reservation fee		474,258.54
spread over 42 months @	11,291.87	per month
starting from :	October 30, 2019	
up to :	March 30, 2023	
85% Balance shall be paid in CASH / Bank financing		2,800,798.39
before move-in or upon turnover of the unit whichever is earlier		
Monthly Amortization:		
* monthly amortization @ 7.75% fixed rate for 3 years.	87,444.18	
* monthly amortization @ 8% fixed rate for 5 years.	56,790.09	
* monthly amortization @ 10% fixed rate for 10 years.	37,012.76	
* monthly amortization @ 11.25% fixed rate for 15 years.	32,274.85	
* monthly amortization @ 11.5% fixed rate for 20 years.	29,868.54	
Transfer & Registration charges		313,604.55
before move-in or upon turnover of the unit whichever is earlier		
TOTAL PAYMENTS :		3,608,661.48

Notes:

- 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, et
- 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:
Mitchelle Jean S. Barrete	Adorah Ouano	Marie Rose Yulo	Jose Franco B. Soberano	Sample Computation
Admin Staff	Admin Supervisor	VP - Sales	COO / EVP	Buyer