

Validity Date	7/31/2022
Subdivision	Lessandra
House Model	Margarita End Unit
Unit Type	READY FOR OCCUPANCY
Lot Area	104 sqm
Floor Area	46 sqm
Block	25
Lot	4

**Total Contract Price 6,095,040**

Reservation Fee 50,000

<b>OPTION 1</b>	<b>SPOT DOWNPAYMENT - 15% DOWNPAYMENT 5% SPOT DP WITH 10% DISCOUNT</b>	
	Total Contract Price	6,095,040
	Reservation Fee	50,000
	5% 5% SPOT DOWNPAYMENT	304,752
	10% DISCOUNT	609,504
	<b>SPOT DP WITHIN 30 DAYS</b>	<b>254,752</b>

<b>BANK FINANCING : 85% LOANABLE AMOUNT</b>			
85%	<b>LOANABLE AMOUNT</b>	<b>5,180,784</b>	<b>REQ. INCOME</b>
	15 years	46,566	155,221
	20 years	40,167	133,889

**BANK FINANCING : 10% DOWNPAYMENT**

<b>OPTION 2</b>	<b>2% DP in 2 months; 8% Discount upon LR 90% Loanable Amount</b>	
	Total Contract Price	6,095,040
	Reservation Fee	50,000
	2% Regular Downpayment	121,901
	2 Monthly DP payable in 2 mons	35,950
8% Discount	487,603	

<b>OPTION 3</b>	<b>5% DP in 5 months; 5% Discount upon LR 90% Loanable Amount</b>	
	Total Contract Price	6,095,040
	Reservation Fee	50,000
	5% Regular Downpayment	304,752
	5 Monthly DP payable in 5 mons	50,950
5% Discount	304,752	

<b>BANK FINANCING : 90% LOANABLE AMOUNT</b>			
90%	<b>LOANABLE AMOUNT</b>	<b>5,485,536</b>	<b>REQ. INCOME</b>
	15 years	49,306	164,352
	20 years	42,529	141,764

<b>OPTION 4</b>	<b>5% DP in 10 months 95% Loanable Amount</b>	
	Total Contract Price	6,095,040
	Reservation Fee	50,000
	5% Regular Downpayment	304,752
	10 Monthly DP payable in 10 mons	25,475

<b>95% LOANABLE AMOUNT</b>			
95%	<b>LOANABLE AMOUNT</b>	<b>5,790,288</b>	<b>REQ. INCOME</b>
	15 years	52,045	173,482
	20 years	44,892	149,640

<b>SPOT CASH</b>		
<b>DISCOUNT</b>	<b>DISCOUNTED AMOUNT</b>	<b>BALANCE</b>
15%	725,700	5,319,340

Quoted by | date:  
JLCASTILLO 7/1/2022



**STANDARD REQUIREMENTS**

- \*2 Valid IDs
- \*Photocopy of Birth Certificate (if single)
- \*Marriage Contract (if married)
- \*Proof of Billing Address
- \*2x2 pictures
- \*Post Dated Checks

**LOCALLY EMPLOYED**

- \*Original Certificate of Employment and Compensation
- \*ITR for the last two (2) years
- \*Payslips for the last three (3) months
- \*Vouchers for the last 6 mos (for commission based)
- \*Bank Statements for the last 3 months

**OVERSEAS FILIPINO**

- \*Original Certificate of Employment and Compensation
- \*Photocopy of Contract of Employment
- \*Photocopy of passport(w/entries)
- \*Photocopy of Seaman's Book (if applicable)
- \*Proof of remittances last 6 months
- \*Payslips for the last 3 months
- \*Bank Statement for the last 6 months
- \*Special Power of Attorney (consularized if abroad)

**SELF EMPLOYED**

- \*Photocopy of Business Registration (DTI/SEC)
- \*Mayor's Permit
- \*ITR for the last 2 years
- \*Audited Financial Statements (last 2 yrs)
- \*Picture of Business Establishment

**BUYER'S REWARDS :**

**75,000 GIFT CERTIFICATE**

- Free tiles upon turnover
- Free HOA membership fee
- Free water installation
- Free bank charges upon loan release
- GIFT CERTIFICATE UPON MOVE IN

**IMPORTANT NOTES TO READ :**

1. Selling Prices are inclusive of Miscellaneous Charges.
2. Prices are subject to change without prior notice.
3. All payments are payable to COMMUNITIES CAGAYAN, INC.
4. Reservation Fee is non-refundable or non-transferrable in case of withdrawal and cancellation.
5. The Developer reserves the right to rectify the figures appearing herein in the event of error or any unintentional error.

CDO



Owner & Developer: Communities Cagayan, Inc.  
Gran Europa, Brgy Lumbia, Cagayan de Oro City



(+63) 917 561 2635  
 camellagraneuropa.mktg@gmail.com  
 www.camella.com.ph



FOR ANNOUNCEMENT PURPOSES ONLY! INDICATIVE PRICES MAY SUBJECT TO CHANGE!!

## LESSANDRA READY FOR OCCUPANCY JULY 2022 PRICELIST

							2% DP in 2 months; 8% Discount upon LR								
SUBDIVISION	HOUSE MODEL	BLK	LOT	LOT AREA	FLR AREA	TOTAL CONTRACT PRICE	2% DP	RES FEE	MO. DP (2 MOS)	8% DISCOUNT UPON LR	LOANABLE AMOUNT	MONTHLY AMORT	MONTHLY AMORT	REQ. INCOME	REQ. INCOME
											90%	20 YRS	15 YRS	20 YRS	15 YRS
LESSANDRA	MARGARITA EU	25	4	104	46	6,095,040	121,901	50,000	35,950	487,603	5,485,536	42,529	49,306	141,764	164,352

FOR ANNOUNCEMENT PURPOSES ONLY! INDICATIVE PRICES ONLY!

- NOTES:
1. Total Contract Price included Miscellaneous Customer Charges. It does not however include MRI and FI premiums.
  2. Financing and Loanable Amount is subject to Credit Committee approval and Financing Institution.
  3. The Developer reserves the right to correct typographical errors appearing in this pricelist.
  4. Prices are subject to change without prior notice.
  5. This sample computation is for presentation purposes only.
  6. Final computation will be given at CCI office.