

ilumina
phase 2



MODEL HOUSE 207

Total Package: P 14,778,000.00

Reservation: P 50,000.00

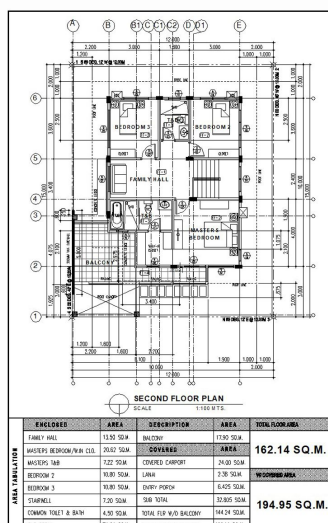
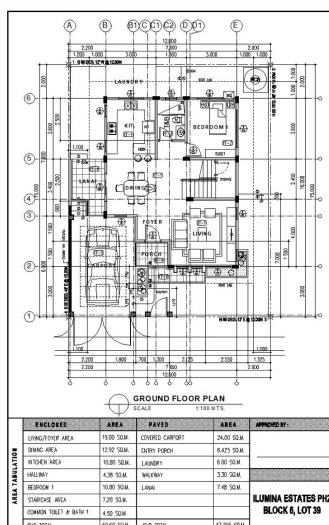
Two Storey

Floor Area: 162.14 sq.m.

Lot Area: 180.00 sq.m.

Property Features:

- ✓ 4 Bedrooms
- ✓ 3 Toilet and Baths
- ✓ Living Area
- ✓ Dining Area
- ✓ Kitchen Area
- ✓ Laundry Area
- ✓ Entry Porch
- ✓ 2 Balcony
- ✓ 1 Carport



SANTOS LAND DEVELOPMENT CORPORATION

Santos Building, Gov. Duterte St., Davao City

ILUMINA PH.2 BLK. 6 LOT 39 MH 207

Lot Area: 180 sq.m. Floor Area: 162.14 sq.m. 4 BR 3 T&B

Total Package Cost	14,778,000.00
Less: 10% DISCOUNT IF DP PAID WITHIN 6 MOS.	1,477,800.00
NET Package Cost	13,300,200.00

A. IN HOUSE FINANCING

A. 30% Downpayment	4,433,400.00
Less: reservation	50,000.00
Downpayment Balance	4,383,400.00
payable in 6 months at	730,566.67

B. 70% Balance if DP paid within 6 months	13,300,200.00
If paid in 1 year - 8% interest per annum	1,156,984.40
If paid in 2 years @ 15% interest per annum	644,882.12
If paid in 3 years @ 15% interest per annum	461,055.80

3) MRI/FI per year

B. BANK FINANCING

1) 10% Downpayment	1,477,800.00
Less: reservation	50,000.00
Downpayment Balance	1,427,800.00
payable in 6 months at	237,966.67

2) estimated loanable - if DP paid within 6 mos.	11,822,400.00
estimated mo. amort. 5 years	234,097.69
estimated mo. amort. 10 years	137,268.09
estimated mo. amort. 15 years	106,263.07

B. PROCESSING FEE

7,840.00

C. TRANSFER OF TITLE

387,123.60

D. BANK CHARGES

Spot Cash: Php. 12,117,960.00

**SANTOS LAND DEVELOPMENT CORPORATION**

Address: Santos Bldg., Governor Duterte Stree Davao City, Philippines 8000.

SALES & MARKETING DEPARTMENT

Telephone no. +63 82 221 5688 | +63 82 300 7083

Email: santosland.official@gmail.com | sldcdvo71@yahoo.com

Website URL: <https://santosland.com.ph/>**ILUMINA ESTATE PH. 2 LOT ONLY****Updated as of April 27, 2022**

Total Contract Price

Lot Area:

Price per sq.m.

BLOCK 1 LOT 26

5,927,040.00

378 sq.m.

15,680./sq.m.

PAYMENT SCHEMES**A. IN-HOUSE FINANCING****1.) A. 30% Downpayment in Cash**

Less: 3% discount on D/P

Net Downpayment

1,778,112.00

53,343.36

1,724,768.64

B. 30% Downpayment

Less: reservation

Downpayment Balance

Payable in 6 months at

1,778,112.00

30,000.00

1,748,112.00

291,352.00

2.) 70% Balance payable

If paid in 1 year-0% int

If paid in 2 year @ 15% interest per annum

If paid in 3 year @ 15% interest per annum

If paid in 4 year @ 18% interest per annum

If paid in 5 year @ 18% interest per annum

4,148,928.00

345,744.00

201,167.62

143,823.96

121,874.76

105,355.51

B. BANK FINANCING**1.) 20% Downpayment**

Less: reservation

Downpayment Balance

payable in 6 months

1,185,408.00

30,000.00

1,155,408.00

192,568.00

2.) 80% estimates loanable

est.mo.amort. 5 years

est.mo.amort. 10 years

4,741,632.00

93,890.00

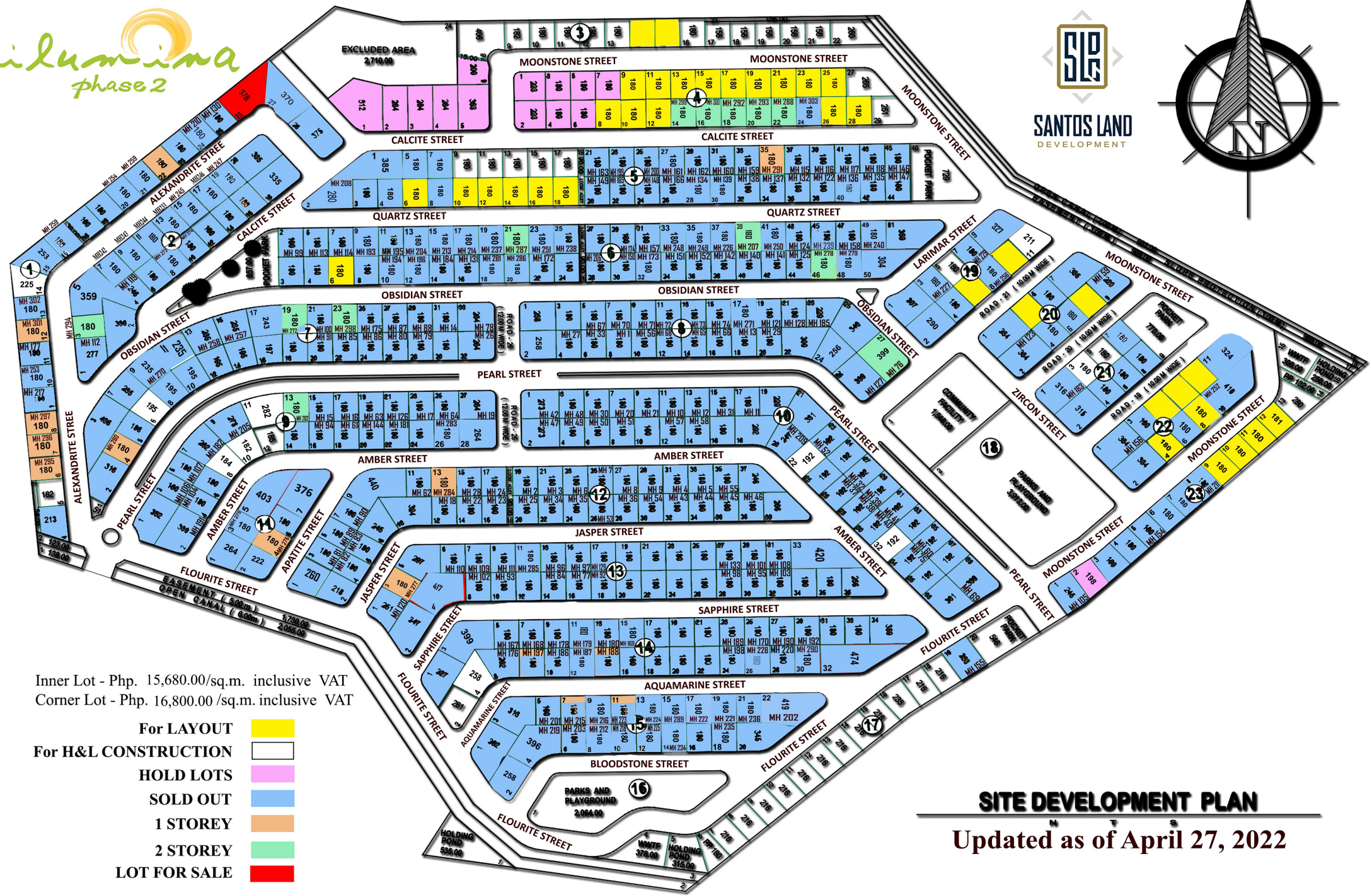
55,054.37

*Loanable amount is subject to loan approval

C. SPOT CASH (LESS 14.5% DISCOUNT)**D. TRANSFER OF TITLE****E. BANK CHARGES**

5,067,619.20

177,840.01



Inner Lot - Php. 15,680.00/sq.m. inclusive VAT
Corner Lot - Php. 16,800.00/sq.m. inclusive VAT

- For LAYOUT
- For H&L CONSTRUCTION
- HOLD LOTS
- SOLD OUT
- 1 STOREY
- 2 STOREY
- LOT FOR SALE