

Promo Name: SUMMER DEALS 2026  
 Project: NARRA PARK RESIDENCES  
 Effective : MAY 1-31, 2026  
 Buyer :

SAMPLE COMPUTATION ONLY

**OPTION 1 - CASH TERM**

Ph	Blk	Lot	Area	Price
			100	26,100
Total area			100	
Gross Selling Price				
Less : Discount				
Net Contract Price				
Less : Reservation Fee				
Contract Price net of discount & RF				
Add: Processing Fee			8%	
Cash Payable				

Discount	5%
No. of days	30
Gross selling price	2,610,000
	0
	2,610,000
	130,500
	2,479,500
05/01/26	30,000
	2,449,500
	198,360
	2,647,860
Due dates	05/31/26

**OPTION 2 - DOWN PAYMENT**

DP Options	25% - 50%	10% - 24.99%	ZERO
DP Amount	25%	10%	0%
Discount	10%	5%	0%
No. of days	15	15	0

**2.1 Downpayment**

Downpayment		652,500	261,000	0
Less : Reservation Fee dated	05/01/26	30,000	30,000	30,000
Downpayment Net of Reservation Fee		622,500	231,000	0
Discount on Downpayment		65,250	13,050	0
<b>Net Downpayment Payable</b>		<b>557,250</b>	<b>217,950</b>	<b>0</b>
<b>Due dates</b>		<b>05/16/26</b>	<b>05/16/26</b>	

**2.2 Balance for Amortization:**

Gross Selling Price		2,610,000	2,610,000	2,610,000
Less: Downpayment		652,500	261,000	30,000
		1,957,500	2,349,000	2,580,000
Add: Processing Fee	8%	203,580	207,756	208,800
<b>Balance for amortization</b>		<b>2,161,080</b>	<b>2,556,756</b>	<b>2,788,800</b>

**2.3 Monthly amortization:**

		06/15/26	06/15/26	05/31/26
1 YR., 0% interest		180,090	213,063	232,400
2 YRS., 0% interest		90,045	106,532	116,200
<b>3 YRS., 0% interest</b>	<b>PROMO</b>	<b>60,030</b>	<b>71,021</b>	<b>77,467</b>
<b>4 YRS., 0% interest</b>	<b>PROMO</b>	<b>45,023</b>	-	-
<b>4 YRS., 1 - 3 at zero interest</b>	<b>PROMO</b>	-	<b>53,266</b>	<b>58,100</b>
<b>4 YRS., 12% interest on the 4th year (factor:.088849)</b>	<b>PROMO</b>	-	<b>56,505</b>	<b>61,658</b>
5 YRS., @ 7% int. p.a. (factor:.019801)		42,153	49,975	54,567
6 YRS., @ 8% int. p.a. (factor:.017533)		37,148	44,071	48,135
7 YRS., @ 8% int. p.a. (factor:.015586)		32,933	39,085	42,698
8 YRS., @ 9% int. p.a. (factor:.014650)		30,798	36,577	39,972
9 YRS., @ 9% int. p.a. (factor:.013543)		28,395	33,736	36,874
10 YRS., @ 9% int. p.a. (factor:.012668)		26,494	31,488	34,423

Notes:

- Reservation fee is P30,000 for each lot.
- Reservation fee will form part of the downpayment or cash payment.
- The above computation does not include Homeowner's Association Dues.
- Processing Fee may change subject to actual omputation and ruling of concerned Government Agencies.