

TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
Buyer's TIN : required
Address : Cebu City
Contact No. : 032...
Date Printed : February 5, 2024

Details
Project : **MGR01 - Mivesa Garden Residences**
RO / Unit : **B5.426**
Sales Category : **1-New Sale**
Adjacent Units : **No, Single Unit**

Unit No	Level	Unit description	List Price
B5.426	4TH FLOOR	2BR SE, SW 54.67 sqm.	7,524,882.66
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A. Computations (DP from TCP so 18 months @ 0% interest)

List Price:	7,524,882.66
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Additional charges:	7,524,882.66
Transfer & Registration charges	601,990.61
Total charges :	601,990.61
TOTAL CONTRACT PRICE :	8,126,873.27

B. Payment Terms

Reservation Fee	10,000.00
Reservation Date:	
5% Downpayment from TCP, net of reservation fee spread over 18 months @ <u>22,100.00</u> per month starting from : _____ up to : _____	397,800.00
5% DP on us Promo Discount from TCP	406,343.66
Due : _____	
Balance shall be paid in CASH / Bank financing before move-in or upon turnover of the unit whichever is earlier	7,312,729.61
Due : _____	
Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	626,862.47
* monthly amortization @ 6% fixed rate for 3 years.	222,467.40
* monthly amortization @ 6.5% fixed rate for 5 years.	143,081.95
* monthly amortization @ 7% fixed rate for 10 years.	84,906.99
* monthly amortization @ 9.5% fixed rate for 15 years.	76,361.33
TOTAL PAYMENTS :	8,126,873.27

Notes: V15 B1 - B3 | V13 B4&B5 | V3 PARK

- Reservation fee is NON-refundable and NON-transferable,
- Pricelist is VAT-inclusive where applicable,
- Prices are SUBJECT to change without prior notice,
- Cebu Landmasters, Inc.** reserves the right to correct accordingly any and all typographical errors in this pricelist,
- ALL checks should be made payable to **Cebu Landmasters, Inc.**,
- 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,
- Price EXCLUDES any and all financial and incidental charges related to loan releases including, but not limited to, fire insurance, MRI, etc.,
- Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
- Promo discount availment if applicable, is subject to DOU terms & conditions.

Prepared by: Jordan Navarro Sales Admin/Staff	Checked by: Filipino D. Paular Sales Admin Asst. Manager	Noted by: Marie Rose C. Yulo VP - Sales	Approved by: Jose Franco B. Soberano COO	Conforme: Sample Computation Buyer
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