

TERM SHEET (Annex A)

Buyer's Name : **SAMPLE COMPUTATION**
 Buyer's TIN : required
 Address : Cebu City
 Contact No. : 032...
 Date Printed : February 28, 2024

Details
Project : **MGR01 - Mivesa Garden Residences**
RO / Unit : **B5.912**
Sales Category : **1-New Sale**
Adjacent Units : **No, Single Unit**

Unit No	Level	Unit description	List Price
B5.912	9TH FLOOR	1BR NW, NE 42.6 sqm.	6,003,026.88
			6,003,026.88

A. Computations (DP from TCP so 18 months @ 0% interest)

List Price:	6,003,026.88
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Additional charges:	6,003,026.88
Transfer & Registration charges	480,242.15
Total charges :	480,242.15
TOTAL CONTRACT PRICE :	6,483,269.03

B. Payment Terms

Reservation Fee	10,000.00
Reservation Date:	
5% Downpayment from TCP, net of reservation fee	315,000.00
spread over 18 months @ <u>17,500.00</u> per month	
starting from : _____	
up to : _____	
5% DP on us Promo Discount from TCP	324,163.45
Due : _____	
Balance shall be paid in CASH / Bank financing	5,834,105.57
before move-in or upon turnover of the unit whichever is earlier	
Due : _____	
Monthly Amortization:	
* monthly amortization @ 5.25% fixed rate for 1 years.	500,111.73
* monthly amortization @ 6% fixed rate for 3 years.	177,484.79
* monthly amortization @ 6.5% fixed rate for 5 years.	114,150.97
* monthly amortization @ 7% fixed rate for 10 years.	67,738.91
* monthly amortization @ 9.5% fixed rate for 15 years.	60,921.17
TOTAL PAYMENTS :	6,483,269.03

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

- 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, MRI, etc.,
- 8 Failure to pay 1st equity within 30 days or as scheduled, after reservation shall automatically cancel this contract.
- 9 Promo discount availment if applicable, is subject to DOU terms & conditions.

Prepared by:	Checked by:	Noted by:	Approved by:	Conforme:
Geralyn N. Jimenez Sales Admin Officer	Filipino D. Paular Sales Admin Asst. Manager	Marie Rose C. Yulo VP - Sales	Jose Franco B. Soberano COO	Sample Computation Buyer