



**COMPUTATION**

<b>DATE:</b>	July 1, 2019
<b>NAME:</b>	0
<b>HOUSE NO.:</b>	BLOCK 1 LOT 1
<b>LOT AREA: (sqm.)</b>	139
<b>FLOOR AREA: (sqm.)</b>	221.6
<b>UNIT DESCRIPTION:</b>	End Unit with extra lot
<b>TOTAL SELLING PRICE: Php</b>	<b>31,508,000.00</b> (VAT inclusive)
<b>PROCESSING COST: Php</b>	<b>1,575,400.00</b>

**Cash Payment**

Total Selling Price	Php	31,508,000.00	
Less Reservation Fee:	Php	<u>200,000.00</u>	
Total Contract Price:	Php	31,308,000.00	
Less Promo Discount:	Php	<u>500,000.00</u>	
<b>Total Cash Price:</b>	<b>Php</b>	<b><u>30,808,000.00</u></b>	<b>(within 30 days from RF)</b>
<b>Processing Cost:</b>	<b>Php</b>	<b>1,575,400.00</b>	

**In-House Payment**

Total Selling Price	Php	31,508,000.00	
Less Reservation Fee:	Php	<u>200,000.00</u>	
Total Contract Price:	Php	31,308,000.00	
Less Promo Discount:	Php	<u>300,000.00</u>	
Net Contract Price:		31,008,000.00	
<b>24 Months to Pay</b>	<b>Php</b>	<b>1,292,000.00</b>	<b>(24 months @ 0% interest)</b>
<b>Processing Cost:</b>	<b>Php</b>	<b>1,575,400.00</b>	<b>(to coincide with amortization)</b>

**Bank Financing Payment**

Total Selling Price	Php	31,508,000.00	
Less Reservation Fee:	Php	<u>200,000.00</u>	
Total Contract Price:	Php	31,308,000.00	
Less Promo Discount:	Php	<u>200,000.00</u>	
Net Contract Price:		31,108,000.00	
20% Down Payment	Php	6,221,600.00	
Installment Downpayment	Php	259,233.33	(24 months @ 0% interest)
80% Balance thru Bank	Php	24,886,400.00	CHINA BANK

YEAR TERMS	MONTHLY AMORTIZATION	GROSS INCOME
15 YEARS	210,005.63	700,018.76
10 YEARS	276,290.06	920,966.86
5 YEARS	481,123.79	1,603,745.98

<b>Processing Cost:</b>	<b>Php</b>	<b>1,575,400.00</b>	<b>(to coincide with DP term)</b>
-------------------------	------------	---------------------	-----------------------------------

Notes:

1. PRICES AND TERMS ARE SUBJECT TO CHANGE WITHOUT PRIOR NOTICE. Unit availability is on a first-come-first-served basis.
2. Reservation Fee is non-refundable and will be forfeited once account is cancelled / backed-out.
3. Late payments may subject the above terms to recomputation for possible penalties, interest or other adjustments as may be determined by the SELLER.
4. In case of Bank Financing, the monthly amortization is based on the bank's prevailing rate at the time of the loan. Indicative rate only based on the 6% interest per annum.
5. Unit is VAT inclusive.
6. All checks payable to PHINMA PRISM PROPERTY DEVELOPMENT CORPORATION.

PREPARED BY:

CONFORME:

PHINMA PRISM Representative

Buyer's Signature over Printed Name / Date

Broker / Agent's Name