

SAMPLE COMPUTATION SHEET

Date		May-2020
Project		Torre Lorenzo Loyola
Unit No.		1712
Unit Type		1BR South
Area (SQM)		40.75
View / Orientation (Facing)		South (Pasig)
Total List Price		7,169,000 (c)'
Value Added Tax (VAT)	12%	860,280
Titling and Miscellaneous Fee	6%	430,140 (c)'
Total Selling Price		8,459,420



TERMS OF PAYMENT

PROMO: 25% Spread DP - 75% BALANCE		in PHP
Total List Price		7,169,000.00
Add: VAT (if applicable)	12%	860,280.00
Add: Titling and Miscellaneous Fees	6%	430,140.00
TOTAL SELLING PRICE (TSP) a		8,459,420.00
25% Down Payment		2,114,855.00
Less: Reservation Fee		- 25,000.00
Net SPOT Down Payment		2,089,855.00
Payable in	38 months	54,996.18
75% Balance (Owner's Equity or Bank Financing (b))		6,344,565.00

PROMO: 10% SPOT DP - 15% Spread DP - 75% BALANCE		in PHP
Total List Price		7,169,000.00
Less: Discount on Spot DP	5%	- 35,845.00
Discounted List Price		7,133,155.00
Add: VAT (if applicable)	12%	855,978.60
Add: Titling and Miscellaneous Fees	6%	427,989.30
TOTAL SELLING PRICE (TSP) a		8,417,122.90
10% Down Payment		841,712.29
Less: Reservation Fee		- 25,000.00
Net SPOT Down Payment		816,712.29
15% Spread DP		1,262,568.44
Payable in	38 months	33,225.49
75% Balance (Owner's Equity or Bank Financing (b))		6,312,842.18

HLURB LTS Number 034573 | Certificate of Registration Number 029487 | Completion Date: November 30, 2023 | Owner / Developer: Torre Lorenzo Loyola Development Corporation

Notes:

- a. TCP includes all applicable Taxes and Miscellaneous Fees.
- b. Rates used for computation of Bank Financing Amortization are indicative rates only, subject to bank's prevailing rate at the time of loan.
- c. Prices are subject to change without prior notice. Unit areas may change based on the final construction drawings.
- d. PROMO TERMS are valid until May 31, 2020 only.

BUYER'S SIGNATURE/S ABOVE PRINTED NAME/S

DATE SIGNED

PROPERTY CONSULTANT'S SIGNATURE ABOVE PRINTED NAME

SALES DIVISION/SALES CHANNEL

SAMPLE COMPUTATION SHEET

Date	March-2020
Project	Torre Lorenzo Loyola
Unit No.	1712
Unit Type	1BR South
Area (SQM)	40.75
View / Orientation (Facing)	South (Pasig)
Total List Price	7,169,000 (c)*
Value Added Tax (VAT)	12% 860,280
Titling and Miscellaneous Fee	6% 430,140 (c)*
Total Selling Price	8,459,420



TERMS OF PAYMENT

CASH PAYMENT		30 days	in PHP
Total List Price			7,169,000.00
Less: Discount	9.0%	-	645,210.00
Discounted List Price			6,523,790.00
Add: VAT (if applicable)	12%		782,854.80
Add: Titling and Miscellaneous Fees	6%		391,427.40
TOTAL SELLING PRICE (TCP) a			7,698,072.20
Less: Retention Payable upon Turnover		-	50,000.00
Less: Reservation Fee		-	50,000.00
Net Payable in 30 days after reservation			7,598,072.20

EQUAL MONTHLY INSTALLMENT		in PHP
Total List Price		7,169,000.00
Less: Discount	4.0%	- 286,760.00
Discounted List Price		6,882,240.00
Add: VAT (if applicable)	12%	825,868.80
Add: Titling and Miscellaneous Fees	6%	412,934.40
TOTAL SELLING PRICE (TCP) a		8,121,043.20
Less: Reservation Fee		- 50,000.00
NET PAYABLE		8,071,043.20
Payable in	40 months	201,776.08

10% SPOT DP - 30% Spread DP, 60% BALANCE		in PHP
Total List Price		7,169,000.00
Less: Discount on Spot DP	5%	- 35,845.00
Discounted List Price		7,133,155.00
Add: VAT (if applicable)	12%	855,978.60
Add: Titling and Miscellaneous Fees	6%	427,989.30
TOTAL SELLING PRICE (TCP) a		8,417,122.90
10% Down Payment		841,712.29
Less: Reservation Fee		- 50,000.00
Net SPOT Down Payment		791,712.29
30% Spread DP		2,525,136.87
Payable in	38 months	66,450.97
60% Balance (Owner's Equity or Bank Financing (b))		5,050,273.74

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DATE SIGNED

PROPERTY CONSULTANT'S SIGNATURE ABOVE PRINTED NAME

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