



SAMPLE COMPUTATION

Monday, July 04, 2022



VIVALDI RESIDENCES CUBAO

628 EDSA corner Aurora Blvd., Cubao, Quezon City, Philippines, 1109

UNIT TYPE 2-bedroom	FLOOR AREA 68 sqm.	FLOOR & UNIT LP Floor - Unit 02 - S	LIST PRICE PhP 8,244,705.00	STATUS RFO
		Unit Reservation Fee	PhP 50,000.00	

1) PAYMENT SCHEME: CASH (100%) in 30 days

LIST PRICE (UNIT):	PhP	8,244,705.00	
Less RFO Promo Disc:	PhP	412,235.25	
Less Standard Disc. (if 30 days):	PhP	861,571.67	
Additional VAT:	PhP	836,507.77	
TOTAL CONTRACT PRICE:	PhP	7,807,405.85	
Less Reservation Fee:	PhP	50,000.00	< == DUE Today
100% NET CONTRACT PRICE:	PhP	8,169,641.10	< == DUE 30 days after Reservation
6% Closing Fees (Title, Tax & Misc.):	PhP	468,444.35	< == DUE 30 days after Reservation

2) PAYMENT SCHEME: 20% - 80% Lowest Term

LIST PRICE (UNIT):	PhP	8,244,705.00	
Less RFO Promo Disc:	PhP	412,235.25	
Additional VAT:	PhP	939,896.37	
TOTAL CONTRACT PRICE:	PhP	8,772,366.12	
20% Monthly Downpayment:	PhP	1,754,473.22	
Less Reservation Fee:	PhP	50,000.00	< == DUE Today
NET Monthly Downpayment:	PhP	1,704,473.22	
36 Months to pay:	PhP	47,346.48	
6% Closing Fees (Title, Tax & Misc.):	PhP	526,341.97	
36 Months to pay:	PhP	14,620.61	

****NOTE: you can pay monthly downpayment and closing fees simultaneously.**

80% Balance (Bank or In-house):	PhP	6,595,764.00
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3) PAYMENT SCHEME: 10% - 10% -80%

LIST PRICE (UNIT):	PhP	8,244,705.00	
Less RFO Promo Disc:	PhP	412,235.25	
Additional VAT:	PhP	939,896.37	
TOTAL CONTRACT PRICE:	PhP	8,772,366.12	
10% Spot Downpayment in 7 days:	PhP	877,236.61	
5% Less Standard Disc.:	PhP	43,861.83	
Less Reservation Fee:	PhP	50,000.00	< == DUE Today
NET Spot Downpayment:	PhP	783,374.78	< == DUE 7 days after Reservation
10% Monthly Downpayment:	PhP	877,236.61	
24 Months to pay:	PhP	36,551.53	
6% Closing Fees (Title, Tax & Misc.):	PhP	526,341.97	
24 Months to pay:	PhP	21,930.92	

****NOTE: you can pay monthly downpayment and closing fees simultaneously.**

80% Balance (Bank or In-house):	PhP	7,017,892.90
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IMPORTANT NOTE: The computations are for illustration purposes only, They do not signify an approval by Euro Towers and/or Bank and /or other Financing Institutions. If approved, actual amounts may vary based on prevailing rates and applicable charges fees and taxes at the time of approval and release.