



THE RESIDENCES

New Clark City

ATHLETE STADIUM



THE CITY OF THE FUTURE NEW CLARK CITY



THE RESIDENCES



ACTUAL PHOTO



ACTUAL PHOTO



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**THE FIRST CONDOMINIUM BUILDING UNITS BUILD IN THE
MUNICIPALITY OF CAPAS, TARLAC.**

New Clark City, Capas, Tarlac.

The Residences Condominium Building Units.

“A well-planned city built for people, ensuring you a better quality of life.”

Now you can choose from any 516 Condo units and Ready For Occupancy (RFO) Fully Furnished (Appliances and Furnitures),
Condo Units.

(AVAILABLE IN 1, 2, or 3. BEDROOMS)

LAYOUTS WITH BALCONIES FROM 5 MID-RISE BUILDINGS.

Gym.

Garden Area.

Parking Slots.

Community Center.

Complete Amenities.

Basketball and Volleyball Court.

Swimming Pool with Shower Room.

Master Planned Green Community.

Live, Work, Play and Learn Environment.

3 KM from Public and Private Schools.

19 KM from Clark International Airport.

90 KM from Metro Manila (BALINTAWAK) via NLEX and SCTEX.

WORLD CLASS FACILITIES INSIDE :

Aquatic Center.

Athletic Stadium.

UP-PGH Polyclinic.

Underground Utilities.

National Government Administrative Building.

Sewage Treatment Plant.

Bike and Pedestrian Lanes.

Solar Powered Street Lights.

National River Park Corridor.

SAMPLE COMPUTATION SHEET ONLY



UNIT INFORMATION

Building		
Unit No.		
Unit Type	3 BR-S	
Floor Area (In Square Meters)	53	(more or less)

COMPUTATION

Sales Amount of Unit		5,300,000.00
Total Amount w/out VAT		5,300,000.00
Value Added Taxes	12%	636,000.00
TOTAL SALES AMOUNT		PHP 5,936,000.00

OTHER FEES

Taxes and Transfer Fees	5%	PHP 265,000.00
Administration Fees	0%	-
Utility Deposit		12,000.00
TOTAL OTHER FEES		PHP 277,000.00

TOTAL AMOUNT DUE

PHP 6,213,000.00

PAYMENT SCHEME

Down Payment	20%	PHP 1,187,200.00
Less: Reservation Fee		0.00
Net Down Payment		1,187,200.00
Other Fees		277,000.00
1ST AMOUNT DUE		PHP 1,464,200.00

BALANCE PAYABLE

PHP 4,748,800.00

Please make checks payable to **NGAC PHASE 1 JOINT VENTURE 00-0-05057-470-7**

NOTE: PRICES ARE LIMITED TO A FIXED QUANTITY OF UNITS.

PREPARED BY:

CHECKED BY:

Jessica C. Macalino

Finance

Jeam M. Espanta

Marketing

CONFORME:

Signature of the Buyer

Date Signed

SAMPLE COMPUTATION SHEET ONLY



UNIT INFORMATION

Building		
Unit No.		
Unit Type	3 BR-S	
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Value Added Taxes	12%	636,000.00
TOTAL SALES AMOUNT		PHP 5,936,000.00

OTHER FEES

Taxes and Transfer Fees	5%	PHP 265,000.00
Administration Fees	0%	-
Utility Deposit		12,000.00
TOTAL OTHER FEES		PHP 277,000.00

TOTAL AMOUNT DUE

PHP 6,213,000.00

PAYMENT SCHEME

Down Payment	20%	PHP 1,187,200.00
Less: Reservation Fee		0.00
Net Down Payment		1,187,200.00
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1ST AMOUNT DUE		PHP 1,464,200.00

BALANCE PAYABLE

PHP 4,748,800.00

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UNIT INFORMATION

Building		
Unit No.		
Unit Type	2 BR	
Floor Area (In Square Meters)	42	(more or less)

COMPUTATION

Sales Amount of Unit		4,200,000.00
Total Amount w/out VAT		4,200,000.00
Value Added Taxes	12%	504,000.00
TOTAL SALES AMOUNT		PHP 4,704,000.00

OTHER FEES

Taxes and Transfer Fees	5%	PHP 210,000.00
Administration Fees	0%	-
Utility Deposit		12,000.00
TOTAL OTHER FEES		PHP 222,000.00

TOTAL AMOUNT DUE

PHP 4,926,000.00

PAYMENT SCHEME

Down Payment	20%	PHP 940,800.00
Less: Reservation Fee		0.00
Net Down Payment		940,800.00
Other Fees		222,000.00
1ST AMOUNT DUE		PHP 1,162,800.00

BALANCE PAYABLE

PHP 3,763,200.00

Please make checks payable to **NGAC PHASE 1 JOINT VENTURE 00-0-05057-470-7**

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SAMPLE COMPUTATION SHEET ONLY



UNIT INFORMATION

Building		
Unit No.		
Unit Type	1 BR	
Floor Area (In Square Meters)	28	(more or less)

COMPUTATION

Sales Amount of Unit		2,800,000.00
Total Amount w/out VAT		2,800,000.00
Value Added Taxes 0%		-
TOTAL SALES AMOUNT	PHP	2,800,000.00

OTHER FEES

Taxes and Transfer Fees 5%	PHP	140,000.00
Administration Fees 0%		-
Utility Deposit		12,000.00
TOTAL OTHER FEES	PHP	152,000.00

TOTAL AMOUNT DUE

PHP	2,952,000.00
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PAYMENT SCHEME

Down Payment 20%	PHP	560,000.00
Less: Reservation Fee		0.00
Net Down Payment		560,000.00
Other Fees		152,000.00
1ST AMOUNT DUE	PHP	712,000.00

BALANCE PAYABLE

PHP	2,240,000.00
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Finance

Jeam M. Espanta

Marketing

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Date Signed

SAMPLE COMPUTATION SHEET ONLY



UNIT INFORMATION

Building		
Unit No.		
Unit Type	1 BR	
Floor Area (In Square Meters)	28	(more or less)

COMPUTATION

Sales Amount of Unit		2,800,000.00
Total Amount w/out VAT		2,800,000.00
Value Added Taxes	0%	-
TOTAL SALES AMOUNT		PHP 2,800,000.00

OTHER FEES

Taxes and Transfer Fees	5%	PHP 140,000.00
Administration Fees	0%	-
Utility Deposit		12,000.00
TOTAL OTHER FEES		PHP 152,000.00

TOTAL AMOUNT DUE

PHP 2,952,000.00

PAYMENT SCHEME

Down Payment	20%	PHP 560,000.00
Less: Reservation Fee		0.00
Net Down Payment		560,000.00
Other Fees		152,000.00
1ST AMOUNT DUE		PHP 712,000.00

BALANCE PAYABLE

PHP 2,240,000.00

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For more details you can message me
via Viber/WhatsApp:
0918-7494-837