

**SAMPLE COMPUTATION**

Wednesday, 19 October 2022

**VERANO GREENHILLS**

9 Annapolis Street, Greenhills, San Juan City, Philippines

UNIT TYPE	FLOOR AREA	FLOOR & UNIT	LIST PRICE	PARKING	STATUS
1-Bedroom	36.34 sqm.	46 Floor - Unit D	PhP 6,580,000.00		Pre-selling
		Unit Reservation Fee	PhP 50,000.00		

1) PAYMENT SCHEME: SPOT CASH (100%) in 30 days (Anniversary Disc. 'til October 22 only)

GROSS LIST PRICE (UNIT):	PhP	6,580,000.00	
Less Anniversary Disc.:	PhP	329,000.00	<== Until Oct. 31, 2022 only
Less Payment Term Disc.:	PhP	625,100.00	
NET SELLING PRICE:	PhP	5,625,900.00	
ADD: V A T	PhP	675,108.00	
TOTAL CONTRACT PRICE:	PhP	6,301,008.00	
Less Reservation Fee:	PhP	50,000.00	<== DUE Today
100% NET CONTRACT PRICE:	PhP	6,251,008.00	<== DUE 30 days after Reservation

2) PAYMENT SCHEME: Spot 10% - 20% (38) - 70% (Anniversary Disc. 'til October 22 only)

GROSS LIST PRICE (UNIT):	PhP	6,580,000.00	
Less Anniversary Disc.:	PhP	329,000.00	<== Until Oct. 31, 2022 only
Less Payment Term Disc.:	PhP	125,020.00	
NET SELLING PRICE:	PhP	6,125,980.00	
ADD: V A T	PhP	735,117.60	
TOTAL CONTRACT PRICE:	PhP	6,861,097.60	
10% Spot Downpayment in 30 days:	PhP	686,109.76	
Less Reservation Fee:	PhP	50,000.00	<== DUE Today
NET Spot Downpayment:	PhP	636,109.76	<== DUE 30 days after Reservation
20% Monthly Downpayment:	PhP	1,372,219.52	
38 Months to pay:	PhP	36,111.04	<== start of payment 30 days after Spot DP
70% Balance (Bank or In-house):	PhP	4,802,768.32	

3) PAYMENT SCHEME: Spot 5% - 25% (38) - 70% Lowest Term (Anniversary Disc. 'til October 22 only)

GROSS LIST PRICE (UNIT):	PhP	6,580,000.00	
Less Anniversary Disc.:	PhP	329,000.00	<== Until Oct. 31, 2022 only
NET SELLING PRICE:	PhP	6,251,000.00	
ADD: V A T	PhP	789,600.00	
TOTAL CONTRACT PRICE:	PhP	7,040,600.00	
5% Spot Downpayment in 30 days:	PhP	352,030.00	
Less Reservation Fee:	PhP	50,000.00	<== DUE Today
NET Spot Downpayment:	PhP	302,030.00	<== DUE 30 days after Reservation
25% Monthly Downpayment:	PhP	1,760,150.00	
38 Months to pay:	PhP	46,319.74	/ mo. <== start of payment 30 days upon RF
70% Balance (Bank or In-house):	PhP	4,928,420.00	

IMPORTANT NOTE: The computations are for illustration purposes only, They do not signify an approval by GRAND TAIPAN 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.