

One Pacific Residence

Mactan Newtown, Lapu-Lapu, Mactan, CEBU Philippines

SAMPLE COMPUTATION

Floor	17th Floor - Tower C	Unit	E
Unit Area (sq.m.)	41.9	Unit Type	1-BR w/ balcony
Balcony Area (sq.m.)	2.7		
Total Area (sq.m.)	44.6		

OPTION 1	
Contract Price	4,578,190.00
CASH TERMS	
Contract Price	4,578,190.00
Less (15%) discount	686,728.50
Reservation	25,000.00
Balance due after 1 month	3,866,461.50

OPTION 2	
Contract Price	4,578,190.00
30% Downpayment	1,373,457.00
Less: 12% discount	164,814.84
Less: Reservation	25,000.00
Due after 1 month of Reservation	1,183,642.16
30% 48 months	1,373,457.00
Monthly Payments	28,613.69
40% upon Turn-over	1,831,276.00

OPTION 3	
Contract Price	4,578,190.00
20% Downpayment	915,638.00
Less: 10% discount	91,563.80
Less: Reservation	25,000.00
Due after 1 month of Reservation	799,074.20
40% in 48 months	1,831,276.00
Monthly Payments	38,151.58
40% upon Turn-over	1,831,276.00

OPTION 4	
Contract Price	4,578,190.00
10% Downpayment	457,819.00
Less: Reservation	25,000.00
Due after 1 month of Reservation	432,819.00
50% in 48 months	2,289,095.00
Monthly Payments	47,689.48
40% upon Turn-over	1,831,276.00

OPTION 5	
Contract Price	4,578,190.00
Less: Reservation	25,000.00
Net Contract Price	4,553,190.00
Monthly Amortization	
10,000.00/month	
1st to 12 months	120,000.00
5% Lumpsum on the 12th mo.	227,659.50
12,000.00/month	
13th to 24th months	144,000.00
5% Lumpsum on the 12th mo.	227,659.50
16,000.00/month	
25th to 36th months	192,000.00
5% Lumpsum on the 12th mo.	227,659.50
20,000.00/month	
37th to 48th months	240,000.00
	1,378,978.50
Balance Upon Turn-over	3,174,211.50

Note: Notwithstanding the above payment

Turn over Date:

2016 with 6mo. grace

terms, all outstanding balance shall become
due and demandable upon turnover.

