

# One Pacific Residence

Mactan Newtown, Lapu-Lapu, Mactan, CEBU Philippines

## SAMPLE COMPUTATION

Floor	15th Floor - Tower C	Unit	N
Unit Area (sq.m.)	38.5	Unit Type	Executive Studio w/ balcony
Balcony Area (sq.m.)	2.9		
Total Area (sq.m.)	41.4		

### OPTION 1

Contract Price	4,212,450.00
<b>CASH TERMS</b>	
Contract Price	4,212,450.00
Less (15%) discount	631,867.50
Reservation	25,000.00
Balance due after 1 month	3,555,582.50

### OPTION 2

Contract Price	4,212,450.00
30% Downpayment	1,263,735.00
Less: 12% discount	151,648.20
Less: Reservation	25,000.00
Due after 1 month of Reservation	1,087,086.80
30% 48 months	1,263,735.00
Monthly Payments	26,327.81
40% upon Turn-over	1,684,980.00

### OPTION 3

Contract Price	4,212,450.00
20% Downpayment	842,490.00
Less: 10% discount	84,249.00
Less: Reservation	25,000.00
Due after 1 month of Reservation	733,241.00
40% in 48 months	1,684,980.00
Monthly Payments	35,103.75
40% upon Turn-over	1,684,980.00

### OPTION 4

Contract Price	4,212,450.00
10% Downpayment	421,245.00
Less: Reservation	25,000.00
Due after 1 month of Reservation	396,245.00
50% in 48 months	2,106,225.00
Monthly Payments	43,879.69
40% upon Turn-over	1,684,980.00

### OPTION 5

Contract Price	4,212,450.00
Less: Reservation	25,000.00
Net Contract Price	4,187,450.00
Monthly Amortization	
8,000.00/month	
1st to 12 months	96,000.00
5% Lumpsum on the 12th mo.	209,372.50
10,000.00/month	
13th to 24th months	144,000.00
5% Lumpsum on the 12th mo.	209,372.50
16,000.00/month	
25th to 36th months	192,000.00
5% Lumpsum on the 12th mo.	209,372.50
20,000.00/month	
37th to 48th months	240,000.00
	1,300,117.50
Balance Upon Turn-over	2,887,332.50

Note: Notwithstanding the above payment

Turn over Date:

2016 with 6mo. grace

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

