



COMPUTATION SHEET

COMPUTATION SHEET DATE: 5/4/2016

RESERVATION DATE: \_\_\_\_\_

CLIENT: Sample Only

ADDRESS: \_\_\_\_\_

PROJECT: Asteria Residences

RFO DATE: November-2018

BUILDING: Cercis

NO. OF MONTHS RFO: 31

UNIT/PARKING: 303 (2BR Facing Back)

AREA: 64.5 sqm (49.5-unit+7-balcony+8-service area)

TERMS: 15% DP; 85% MA Bank Financing

		<u>Unit</u>	<u>Closing Fees</u>	<u>TOTAL</u>		
			<u>Lumpsum upon RFO</u>			
LIST PRICE:		<b>2,667,000.00</b>				
Regular Discount	4.5%	120,015.00				
Discount (PDC):	2.0%	50,939.70				
<b>Contract Price</b>		<b>2,496,045.30</b>	10.5%	<b>262,084.76</b>	<b>2,758,130.06</b>	
<b>Downpayment</b>	<b>15%</b>	<b>374,406.80</b>				
Less: Spot cash Discount	0.0%	-				
Net Downpayment		374,406.80				
Less: Reservation Fee		20,000.00				
Net Downpayment		354,406.80				
Payable in	31 mos	11,432.48			11,432.48	per month
<b>Balance</b>	<b>85%</b>	2,121,638.51				
Monthly Amortization	10 yrs	36,873.59			36,873.59	per month 17% int rate
Monthly Amortization	15 yrs	21,519.07			21,519.07	per month 9% int rate
Monthly Amortization	20 yrs	19,088.93			19,088.93	per month 9% int rate
<b>Total Contract Price</b>		<b>2,496,045.30</b>		<b>262,084.76</b>		
Downpayment Discount		-		-		
<b>Net Contract Price</b>		<b>2,496,045.30</b>		<b>262,084.76</b>		

**Important:**

a. Reservation fee is NON REFUNDABLE and valid for 30 days only. Failure to submit required documents within 30 days will cause AUTOMATIC CANCELLATION of reservation. (Please refer to Reservation Agreement for list of documents)

b. Payment duesdates after reservation fee:

	<u>Reservation date:</u>	<u>Start of DP/MA</u>
1st-7th		every 7th of the month
8th-15th		every 15th of the month
16th-22nd		every 22nd of the month
23rd-30th/31st		every 30th of the month (or 28th if February)

c. Downpayment should be fully covered by POST DATED CHECKS.

d. The 2% additional discount can be availed provided complete documents are submitted within THIRY (30) days from reservation date.

e. CLOSING FEES: This covers Documentary Stamp Tax, Transfer Fees, Registration Fees, notarial and documentation fees and other administrative and handling fees in order to transfer title to buyer's name

f. Condo dues: Upon unit turnover, buyer will be assessed of Joining fees, Meralco deposit, water meter deposit, association dues and other charges. Actual computation will be presented prior to turnover of unit

g. Prices are subject to change without prior notice. Unit areas may change based on the final construction drawings

Client: Sample Only  
Signature over printed name/ date signed

Ms. Joy  
Globe 09178082245  
Sun 09257181179  
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PC/SM/PSM: Jocelyn Managula/ Edwin Fabillar  
Signature over printed name/ date signed

Sales Channel: In-house RAM division