

AVIDA LAND CORP.
CUSTOMER SERVICE UNIT www.PreSelling.com.ph
AVIDA TOWERS ARDANE
SAMPLE COMPUTATION

| | | | | |
|---|-------------|--------------|-------------------|---------------------|
| Tower | Unit | Floor | Floor Area | Model |
| 1 | 1015 | 10 | 23.3 | JUNIOR 1BR |
| SELLING PRICE | | | | P |
| Less: VAT(if applicable) | | | | 4,913,000.00 |
| | | | | 526,392.86 |
| SELLING PRICE AFTER DISCOUNTS | | | | P |
| Add: VAT(if applicable) | | | | 4,386,607.14 |
| Other Charges | | | | 526,392.86 |
| | | | | 397,062.50 |
| TOTAL RECEIVABLE | | | | P |
| | | | | 5,310,062.50 |
| DOWNPAYMENT | | | | |
| Downpayment (15% of Selling Price) | | | | 736,950.00 |
| Total Other Charges & Fees | | | | 59,559.38 |
| TOTAL REQUIRED DOWNPAYMENT | | | | P |
| Less: Reservation Fee | | | | 796,509.38 |
| | | | | 29-Sep-22 |
| | | | | 20,000.00 |
| SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES | | | | P |
| | | | | 776,509.38 |

| 60 | Months Schedule | Due Date | Monthly Payment | Other Charges | Total Monthly Payment |
|----|-------------------------|-----------|-----------------|---------------|-----------------------|
| | 1st Downpayment due on | 18-Oct-22 | 11,949.16 | 992.66 | 12,941.82 |
| | 2nd Downpayment due on | 16-Nov-22 | 11,949.16 | 992.66 | 12,941.82 |
| | 3rd Downpayment due on | 16-Dec-22 | 11,949.16 | 992.66 | 12,941.82 |
| | 4th Downpayment due on | 16-Jan-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 5th Downpayment due on | 16-Feb-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 6th Downpayment due on | 16-Mar-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 7th Downpayment due on | 16-Apr-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 8th Downpayment due on | 16-May-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 9th Downpayment due on | 16-Jun-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 10th Downpayment due on | 16-Jul-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 11th Downpayment due on | 16-Aug-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 12th Downpayment due on | 16-Sep-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 13th Downpayment due on | 16-Oct-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 14th Downpayment due on | 16-Nov-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 15th Downpayment due on | 16-Dec-23 | 11,949.16 | 992.66 | 12,941.82 |
| | 16th Downpayment due on | 16-Jan-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 17th Downpayment due on | 16-Feb-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 18th Downpayment due on | 16-Mar-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 19th Downpayment due on | 16-Apr-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 20th Downpayment due on | 16-May-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 21st Downpayment due on | 16-Jun-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 22nd Downpayment due on | 16-Jul-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 23rd Downpayment due on | 16-Aug-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 24th Downpayment due on | 16-Sep-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 25th Downpayment due on | 16-Oct-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 26th Downpayment due on | 16-Nov-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 27th Downpayment due on | 16-Dec-24 | 11,949.16 | 992.66 | 12,941.82 |
| | 28th Downpayment due on | 16-Jan-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 29th Downpayment due on | 16-Feb-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 30th Downpayment due on | 16-Mar-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 31st Downpayment due on | 16-Apr-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 32nd Downpayment due on | 16-May-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 33rd Downpayment due on | 16-Jun-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 34th Downpayment due on | 16-Jul-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 35th Downpayment due on | 16-Aug-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 36th Downpayment due on | 16-Sep-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 37th Downpayment due on | 16-Oct-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 38th Downpayment due on | 16-Nov-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 39th Downpayment due on | 16-Dec-25 | 11,949.16 | 992.66 | 12,941.82 |
| | 40th Downpayment due on | 16-Jan-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 41st Downpayment due on | 16-Feb-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 42nd Downpayment due on | 16-Mar-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 43rd Downpayment due on | 16-Apr-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 44th Downpayment due on | 16-May-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 45th Downpayment due on | 16-Jun-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 46th Downpayment due on | 16-Jul-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 47th Downpayment due on | 16-Aug-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 48th Downpayment due on | 16-Sep-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 49th Downpayment due on | 16-Oct-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 50th Downpayment due on | 16-Nov-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 51st Downpayment due on | 16-Dec-26 | 11,949.16 | 992.66 | 12,941.82 |
| | 52nd Downpayment due on | 16-Jan-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 53rd Downpayment due on | 16-Feb-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 54th Downpayment due on | 16-Mar-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 55th Downpayment due on | 16-Apr-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 56th Downpayment due on | 16-May-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 57th Downpayment due on | 16-Jun-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 58th Downpayment due on | 16-Jul-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 59th Downpayment due on | 16-Aug-27 | 11,949.16 | 992.66 | 12,941.82 |
| | 60th Downpayment due on | 16-Sep-27 | 11,949.38 | 992.44 | 12,941.82 |

| | | | |
|---|-----------|----------|---------------------|
| PAYMENT SCHEDULE: BALANCE | | | |
| Bank Guarantee must be submitted on or before | 16-Apr-27 | | |
| DUE AND PAYABLE ON | 16-Oct-27 | P | 4,513,553.13 |
| (Loanable from a Financing Institution) | | | |

NOTE:

- In the event of an increase in Other Charges, AVIDA LAND CORP. has the right to charge the Purchaser as mandated in the CTS & DAS.
- Discounts are conditioned upon the Buyer's timely compliance with all his obligations, including payments and transmittal of required documents.
- Delay in any payment is an event of default entitling the Seller to exercise remedial options, which include collection of penalty at the rate of two percent (2%) of the unpaid amount for every month (or a fraction thereof) of delay as specified under Sec 4(ii) of the RA and Sec 4.2 of the CTS

4. For Bank Financing Program, Buyer is required to issue a post-dated check(s) covering the balance lump-sum payment to guarantee the timely issuance of the bank guarantee. Upon Seller's receipt of the bank guarantee, the relevant lumpsum check(s) shall be returned to the Buyer. If no bank guarantee is receive by the Seller, and unless advised otherwise on or before thirty (30) days before due date, the Buyer is deemed to have opted direct payment on due date, whether by deposit of the relevant post-dated check or auto-debit instructions to his designated bank, without need of demand nor notice.

- All payments covering the due dates and amounts above should be made payable to AVIDA LAND CORP..