

SAMPLE COMPUTATION ONLY



SUCAT, PARAÑAQUE CITY

Unit No	B03 8th Floor Unit 35	B02 8th Floor Unit 21	B02 6th Floor Unit 69
Unit Type	1 BEDROOM	1 Bedroom End Unit	2 Bedroom End Unit
Floor Area (sqm)	Approx 26	35.87	54.53
View	RUNAWAY VIEW	Amenity View	Runway View
Turnover	2024	2024	2024

Total List Price (Php)	6,753,000.00	8,533,000.00	13,824,000.00
<i>PROMO DISCOUNT</i>	<i>0.00</i>	<i>0.00</i>	<i>0.00</i>
Net List Price	6,753,000.00	8,533,000.00	13,824,000.00
12% VAT (above 3,199,200)	<i>810,360.00</i>	<i>1,023,960.00</i>	<i>1,658,880.00</i>
Total Contract Price	7,563,360.00	9,556,960.00	15,482,880.00
6.5% Other Charges	<i>438,945.00</i>	<i>554,645.00</i>	<i>898,560.00</i>
Total Amount Payable	8,002,305.00	10,111,605.00	16,381,440.00

12% Downpayment	960,276.60	1,213,392.60	1,965,772.80
Less Reservation Fee	25,000.00	25,000.00	25,000.00
Total Down Payment	935,276.60	1,188,392.60	1,940,772.80
Payable in 54 mos	17,319.94	22,007.27	35,940.24

88% Balance (Cash or Financing)	7,042,028.40	8,898,212.40	14,415,667.20
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Bank Financing Based on 6% int rate (Fixed in 1 year)				
TERM	FACTOR RATE	MONTHLY AMORTIZATION	MONTHLY AMORTIZATION	MONTHLY AMORTIZATION
5 yrs(6%)	0.01933280	136,142.13	172,027.36	278,695.21
10 yrs(6%)	0.01110205	78,180.95	98,788.40	160,043.46
15 yrs(6%)	0.00843857	59,424.65	75,088.19	121,647.62
20years(6%)	0.00716431	50,451.27	63,749.55	103,278.31
25 years (6%)	0.006443014	45,371.89	57,331.31	92,880.35

* OTHER CHARGES = (Registration Fees, Documentary Stamp Tax from BIR, Transfer Tax Fees from City Treasurer's Office, Water & Meralco Meter Installation, Handling Fees, Miscellaneous Fees)

* Any other payment schemes shall be subject for approval

* RESERVATION FEE = strictly non – refundable and cannot be credited to other units. (Payable to SUMMERSPRING DEVELOPMENT CORPORATION)

*This document does not constitute nor form part of any contract and for information purposes only. All info may subject to change without prior notice.

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Price increase after 100 buyers "NO LOI"

MRB 16 Residential / 5 Offices