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STANDARD SAMPLE COMPUTATIONS

Unit
Wing
Description
Area in sqm
Unit Price (VAT-ex)
Parking Price (VAT-ex)

Jul 3, 2025 5A WEST 3BR Premier A 283.03 Php148,285,683.89 Php3,690,000.00 B2-209,210 Tandem

Option	1 95-5		<u>AMOUNT</u>
	Unit Price	₽	148,285,683.89
6%	Term Discount	₽	8,897,141.03
4%	Unit Discount	₽	5,575,541.71
0%	Bulk Buyer Discount	₽	-
0%	Repeat Buyer Discount	₽	-
	Closing Discount	₽	1,500,000.00
	Net Unit Price	₽	132,313,001.14
	Total Price of Parking Slot/s	₽	3,690,000.00
	Less Price of 1 Free Parking	₽	1,845,000.00
	Net Price of Parking Slot/s	₽	1,845,000.00
	Net Price: Unit and Parking Slots	₽	134,158,001.14
	Total Price with VAT	₽	150,256,961.28
	Reservation Fee	₽	1,050,000.00
95%	Downpayment (1st month)	₽	141,694,113.22
5%	Balance on the 14th month	₽	7,512,848.06
	Other Charges (Doc Stamps, Transfer Tax, Registration Fee, etc.)	₽	7,512,848.06
	Total	₽	157,769,809.34

Option 2 25-25-25-25	AMOUNT
Unit Price	₱ 148,285,683.89
3.75% Term Discount	₱ 5,560,713.15
4% Unit Discount	₱ 5,708,998.83
0% Bulk Buyer Discount	₽ -
0% Repeat Buyer Discount	₽ -
Closing Discount	₱ 1,500,000.00
Net Unit Price	₱ 135,515,971.91
Total Price of Parking Slot/s	₱ 3,690,000.00
Less Price of 1 Free Parking	₱ 1,845,000.00
Net Price of Parking Slot/s	₱ 1,845,000.00
Net Price: Unit and Parking Slots	₱ 137,360,971.91
Total Price with VAT	₱ 153,844,288.54
Reservation Fee	₱ 1,050,000.00
25% Downpayment (1st month)	₱ 37,411,072.14
25% on the 4th month	₱ 38,461,072.14
25% on the 9th month	₱ 38,461,072.14
25% Balance on the 14th month	₱ 38,461,072.14
Other Charges (Doc Stamps, Transfer Tax, Registration Fee, etc.)	₱ 7,692,214.43
Total	₱ 161,536,502.97

Option 3 20-20(12)-60		<u>/</u>	AMOUNT	
	Unit Price	₽	148,285,683.89	
2.5%	Term Discount	₽	3,707,142.10	
4%	Unit Discount	₽	5,783,141.67	
0%	Bulk Buyer Discount	₽	-	
0%	Repeat Buyer Discount	₽	-	
	Closing Discount	₽	1,500,000.00	
	Net Unit Price	₽	137,295,400.12	
	Total Price of Parking Slot/s	₽	3,690,000.00	

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	Less Price of 1 Free Parking A U R E L I A	₽	1,845,000.00
	Net Price of Parking Slot/s	₽	1,845,000.00
	Net Price: Unit and Parking Slots	₽	139,140,400.12
	Total Price with VAT	₽	155,837,248.14
	Reservation Fee	₽	1,050,000.00
20%	Downpayment (1st month)	₽	30,117,449.63
20%	Amount for Amortization	₽	31,167,449.63
	12 Monthly Amortizations (2nd - 13th month)	₽	2,597,287.47
60%	Balance on the 14th month	₽	93,502,348.88
	Other Charges (Doc Stamps, Transfer Tax, Registration Fee, etc.)	₽	7,791,862.41
	Total	₽	163,629,110.54

Option	4 10-30(12)-60	<u>A</u>	MOUNT
	Unit Price	₽	148,285,683.89
2.25%	Term Discount	₽	3,336,427.89
4%	Unit Discount	₽	5,797,970.24
0%	Bulk Buyer Discount	₽	-
0%	Repeat Buyer Discount	₽	-
	Closing Discount	₽	1,500,000.00
	Net Unit Price	₽	137,651,285.76
	Total Price of Parking Slot/s	₽	3,690,000.00
	Less Price of 1 Free Parking	₽	1,845,000.00
	Net Price of Parking Slot/s	₽	1,845,000.00
	Net Price: Unit and Parking Slots	₽	139,496,285.76
	Total Price with VAT	₽	156,235,840.05
	Reservation Fee	₽	1,050,000.00
10%	Downpayment (1st month)	₽	14,573,584.01
30%	Amount for Amortization	₽	46,870,752.02
	12 Monthly Amortizations (2nd - 13th month)	₽	3,905,896.00
60%	Balance on the 14th month	₽	93,741,504.03
	Other Charges (Doc Stamps, Transfer Tax, Registration Fee, etc.)	₽	7,811,792.00
	Total	P	164,047,632.06

Option 5 10-20(12)-70		<u>AMOUNT</u>
Unit Price	₽	148,285,683.89
2% Term Discount	₽	2,965,713.68
4% Unit Discount	₽	5,812,798.81
0% Bulk Buyer Discount	₽	-
0% Repeat Buyer Discount	₽	-
Closing Discount	₽	1,500,000.00
Net Unit Price	₽	138,007,171.40
Total Price of Parking Slot/s	₽	3,690,000.00
Less Price of 1 Free Parking	₽	1,845,000.00
Net Price of Parking Slot/s	₽	1,845,000.00
Net Price: Unit and Parking Slots	₽	139,852,171.40
Total Price with VAT	ŧ	156,634,431.97
Reservation Fee	₽	1,050,000.00
10% Downpayment (1st month)	₽	14,613,443.20
20% Amount for Amortization	₽	31,326,886.39
12 Monthly Amortizations (2nd - 13th month)	₽	2,610,573.87
70% Balance on the 14th month	₽	109,644,102.38
Other Charges (Doc Stamps, Transfer Tax, Registration Fee, etc.)	₽	7,831,721.60
Total	ŧ	164,466,153.57

Post dated checks are required.
Please make all checks payable to **SHANG ROBINSONS PROPERTIES INC.**

• All monthly amortizations and final balance including other charges shall become due and demandable upon turnover.