



Promo Name : **SUMMER PROMO 2018**  
 Effectivity Date : **Effective March 1 - 31, 2018**  
 Project: **NORTHCREST**  
 Name of Buyer \_\_\_\_\_

Sample Computation Only

discount	10%	7%	5%	0%
no. of days	15	30	45	after 45

**Lot location:**

Ph	Blk	Lot	area	price
0	0	0	150	16,700
0	0	0	0	0
	0	0	0	0
	Less : Drainage Area		0	0
Gross Total			150	

contract price	contract price	contract price	contract price
2,505,000	2,505,000	2,505,000	2,505,000
0	0	0	0
0	0	0	0
0	0	0	0
2,505,000	2,505,000	2,505,000	2,505,000

**OPTION 2B - INSTALLMENT BASED ON OUTRIGHT DP**

2B.1 Outright Downpayment ( DP of 10% but below 25% to avail of the above disc.):

**10%** Downpayment  
 less : reservation fee dated  
 downpayment net reservation fee  
 Discount on downpayment  
**net downpayment payable**

	250,500	250,500	250,500	250,500
<b>03/01/18</b>	30,000	30,000	30,000	30,000
	220,500	220,500	220,500	220,500
	25,050	17,535	12,525	0
	<b>195,450</b>	<b>202,965</b>	<b>207,975</b>	<b>220,500</b>

**Due dates**      **03/16/18**      **03/31/18**      **04/15/18**      **04/16/18**

2B.2 Balance for Amortization:

gross contract price  
 Less: 10% Downpayment  
 Others  
 Balance for amortization

2,505,000	2,505,000	2,505,000	2,505,000
250,500	250,500	250,500	250,500
2,254,500	2,254,500	2,254,500	2,254,500

2B.3 Monthly amortization:

1 YR., 0% interest	187,875	187,875	187,875	187,875
2 YRS., 0% interest	93,938	93,938	93,938	93,938
<b>3 YRS. ZERO INTEREST</b>	<b>PROMO</b>	<b>62,625</b>	<b>62,625</b>	<b>62,625</b>
<b>4 YRS. ZERO INTEREST</b>	<b>PROMO</b>	<b>46,969</b>	<b>46,969</b>	<b>46,969</b>
5 YRS., @ 12 % int. p.a. (factor:.022244)	50,149	50,149	50,149	50,149
6 YRS., @ 14% int. p.a. (factor:.020606)	46,456	46,456	46,456	46,456
7 YRS., @ 14% int. p.a. (factor:.018740)	42,249	42,249	42,249	42,249
8 YRS., @ 14% int. p.a. (factor:.017372)	39,165	39,165	39,165	39,165
9 YRS., @ 14% int. p.a. (factor:.016334)	36,825	36,825	36,825	36,825
10 YRS.,@ 14% int. p.a. (factor:.015527)	35,006	35,006	35,006	35,006

Notes:

- Reservation fee is P30,000 for each lot.
- Reservation fee will form part of the downpayment or cash payment.
- For Bank Financing :
  - Buyer can avail the corresponding discounts on the equity balance from the date of reservation.
  - Buyer can avail 5% discount on the bank approved amount.

Prepared by: \_\_\_\_\_

3/1/2018 16:25

Checked by: \_\_\_\_\_

3/1/2018 16:25

Received by: \_\_\_\_\_

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Sample Computation Only

Effectivity Date : *Effective March 1 - 31, 2018*

Project: **NORTHCREST**

Name of Buyer \_\_\_\_\_

**Lot location:**

Ph	Blk	Lot	area	price	Contract Price
0	0	0	150	16,700	2,505,000
0	0	0	0	0	0
0	0	0	0	0	0
Less : Drainage Area			0	0	0

Gross contract price 150 2,505,000

**OPTION 3 - ZERO DOWN PAYMENT**

<u>3.1 DOWNPAYMENT</u>		<b>DP %</b>	<b>10%</b>
Downpayment			250,500
less : reservation fee dated	<b>03/01/18</b>		30,000
Downpayment for amortization			220,500
1st downpayment	<b>03/31/18</b>		18,375
2nd downpayment	<b>04/30/18</b>		18,375
3rd downpayment	<b>05/31/18</b>		18,375
4th downpayment	<b>06/30/18</b>		18,375
5th downpayment	<b>07/31/18</b>		18,375
6th downpayment	<b>08/31/18</b>		18,375
7th downpayment	<b>09/30/18</b>		18,375
8th downpayment	<b>10/31/18</b>		18,375
9th downpayment	<b>11/30/18</b>		18,375
10th downpayment	<b>12/31/18</b>		18,375
11th downpayment	<b>01/31/19</b>		18,375
12th downpayment	<b>02/28/19</b>		18,375
<u>3.2 Balance for Amortization:</u>			220,500
gross contract price			2,505,000
less : Reservation Fee/Downpayment			250,500
balance for amortization			2,254,500
<u>3.3 Monthly amortization:</u>	<b>Due dates</b>		<b>03/31/18</b>
1 YR., 0% interest			187,875
2 YRS., 0% interest			93,938
<b>3 YRS. NO, INTEREST</b>	<b>PROMO</b>		<b>62,625</b>
<b>4 YRS. NO, INTEREST</b>	<b>PROMO</b>		<b>46,969</b>
5 YRS., @ 12 % int. p.a. (factor:.022244)			50,149
6 YRS., @ 14% int. p.a. (factor:.020606)			46,456
7 YRS., @ 14% int. p.a. (factor:.018740)			42,249
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Notes:

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3. For Bank Financing :
  - a.) Buyer can avail the corresponding discounts on the equity balance from the date of reservation.
  - b.) Buyer can avail 5% discount on the bank approved amount.

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