

Promo Name: RAINY DAYS PROMO 2018
 Project: Northtown
 Effective : June 1 - July 31, 2018
 Buyer : _____

SAMPLE COMPUTATION

OPTION 1 - CASH TERM

Ph	Blk	Lot	Area	Price
			150	16,845
Total area			150	
Gross Selling Price				
Less : Discount				
Contract Price				
Less : Reservation Fee dated				
Net Contract Price Payable				

Discount	15%	10%	5%	0%
no. of days	15	30	45	after 45
Gross selling price	2,526,750	2,526,750	2,526,750	2,526,750
	0	0	0	0
	0	0	0	0
	0	0	0	0
	0	0	0	0
	0	0	0	0
	2,526,750	2,526,750	2,526,750	2,526,750
	379,013	252,675	126,338	0
	2,147,738	2,274,075	2,400,413	2,526,750
06/01/18	30,000	30,000	30,000	30,000
	2,117,738	2,244,075	2,370,413	2,496,750
Due dates	06/16/18	07/01/18	07/16/18	07/31/18

OPTION 2A - 25% - 50% DOWN PAYMENT

2A.1 Outright Downpayment (min.25% – max.50% to avail of the above disc):

25% Downpayment	631,688	631,688	631,688	631,688
less : Reservation Fee dated	30,000	30,000	30,000	30,000
Downpayment Net of Reservation Fee	601,688	601,688	601,688	601,688
Discount on Downpayment	126,338	63,169	31,584	0
Net Downpayment Payable	475,350	538,519	570,103	601,688
Due dates	06/16/18	07/01/18	07/16/18	07/31/18

Discount	20%	10%	5%	0%
no. of days	15	30	45	after 45
	631,688	631,688	631,688	631,688
	30,000	30,000	30,000	30,000
	601,688	601,688	601,688	601,688
	126,338	63,169	31,584	0
	475,350	538,519	570,103	601,688
Due dates	06/16/18	07/01/18	07/16/18	07/31/18

2A.2 Balance for Amortization:

Gross Selling Price	2,526,750	2,526,750	2,526,750	2,526,750
Less: 25% Downpayment	631,688	631,688	631,688	631,688
Balance for amortization	1,895,063	1,895,063	1,895,063	1,895,063
Due dates	07/16/18	07/31/18	08/15/18	08/30/18

	2,526,750	2,526,750	2,526,750	2,526,750
	631,688	631,688	631,688	631,688
	1,895,063	1,895,063	1,895,063	1,895,063
Due dates	07/16/18	07/31/18	08/15/18	08/30/18

2A.3 Monthly amortization:

1 YRS., 0% interest		157,922	157,922	157,922	157,922
2 YRS., 0% interest		78,961	78,961	78,961	78,961
3 YRS., 0% interest	PROMO	52,641	52,641	52,641	52,641
4 YRS., 0% interest	PROMO	39,480	39,480	39,480	39,480
5 YRS., @ 12% int. p.a. (factor:.022244)		42,154	42,154	42,154	42,154
6 YRS., @ 14% int. p.a. (factor:.020606)		39,050	39,050	39,050	39,050
7 YRS., @ 14% int. p.a. (factor:.018740)		35,513	35,513	35,513	35,513
8 YRS., @ 14% int. p.a. (factor:.017372)		32,921	32,921	32,921	32,921
9 YRS., @ 14% int. p.a. (factor:.016334)		30,954	30,954	30,954	30,954
10 YRS., @ 14% int. p.a. (factor:.015527)		29,425	29,425	29,425	29,425

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 only avail of a maximum of 5% discount on Cash Term if Letter of Guarantee will be received 15 days from the date of reservation.

Prepared by: _____

Checked by: _____

1-Jun-18

Promo Name: RAINY DAYS PROMO 2018
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 Buyer : _____

SAMPLE COMPUTATION

					discount	10%	7%	5%	0%
					no. of days	15	30	45	after 45
Lot location:					contract	contract	contract	contract	contract
Ph	Blk	Lot	area	price	price	price	price	price	price
-	-	-	150	16,845	2,526,750	2,526,750	2,526,750	2,526,750	2,526,750
-	-	-	-	-	0	0	0	0	0
-	-	-	-	-	0	0	0	0	0
-	-	-	-	-	0	0	0	0	0
Gross Total			150		2,526,750	2,526,750	2,526,750	2,526,750	2,526,750
OPTION 2B - 10% but below 25% DOWN PAYMENT									
2B.1 Outright Downpayment (min.10% – but below 25% to avail of the above disc):									
					10%	Downpayment			
Less :					06/01/18	Reservation Fee dated			
Downpayment Net of Reservation Fee									
Discount on Downpayment									
Net Downpayment Payable									
						252,675	252,675	252,675	252,675
						30,000	30,000	30,000	30,000
						222,675	222,675	222,675	222,675
						25,268	17,687	12,634	0
						197,408	204,988	210,041	222,675
Due dates					06/16/18	07/01/18	07/16/18	07/31/18	
2B.2 Balance for Amortization:									
						2,526,750	2,526,750	2,526,750	2,526,750
Less: 10% Downpayment						252,675	252,675	252,675	252,675
Balance for Amortization						2,274,075	2,274,075	2,274,075	2,274,075
2B.3 Monthly amortization:									
					Due dates	07/16/18	07/31/18	08/15/18	08/30/18
1 YR., 0% interest						189,506	189,506	189,506	189,506
2 YRS., 0% interest						94,753	94,753	94,753	94,753
3 YRS., 0% interest					PROMO	63,169	63,169	63,169	63,169
4 YRS., @ 12% int. p.a. (factor:.026334)						59,885	59,885	59,885	59,885
5 YRS., @ 12% int. p.a. (factor:.022244)						50,585	50,585	50,585	50,585
6 YRS., @ 14% int. p.a. (factor:.020606)						46,860	46,860	46,860	46,860
7 YRS., @ 14% int. p.a. (factor:.018740)						42,616	42,616	42,616	42,616
8 YRS., @ 14% int. p.a. (factor:.017372)						39,505	39,505	39,505	39,505
9 YRS., @ 14% int. p.a. (factor:.016334)						37,145	37,145	37,145	37,145
10 YRS., @ 14% int. p.a. (factor:.015527)						35,310	35,310	35,310	35,310

- Notes:
- Reservation fee is P30,000 for each lot.
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SAMPLE COMPUTATION

OPTION 3 - ZERO DOWN PAYMENT

Lot location: _____

Ph	Blk	Lot	area	price	Contract Price
0	0	0	150	16,845	2,526,750
0	0	0	0	0	0
0	0	0	0	0	0
0	0	0	0	0	0

Gross contract price 2,526,750

		DP %	ZERO Down payment
3.1 DOWNPAYMENT			0
Downpayment			0
Less : Reservation Fee dated	06/01/18		30,000
		Due dates	
3.2 Balance for Amortization:			
Gross Contract Price			2,526,750
Less : Reservation Fee			30,000
Balance for Amortization			<u>2,496,750</u>
3.3 Monthly amortization:			07/01/18
1 YRS., 0% interest			208,063
2 YRS., 0% interest			104,031
3 YRS., 0% interest	PROMO		69,354
4 YRS., @ 12% int. p.a. (factor:.026334)			65,749
5 YRS., @ 12% int. p.a. (factor:.022244)			55,538
6 YRS., @ 14% int. p.a. (factor:.020606)			51,448
7 YRS., @ 14% int. p.a. (factor:.018740)			46,789
8 YRS., @ 14% int. p.a. (factor:.017372)			43,374
9 YRS., @ 14% int. p.a. (factor:.016334)			40,782
10 YRS., @ 14% int. p.a. (factor:.015527)			38,767

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 only avail of a maximum of 5% discount on Cash Term if Letter of Guarantee will be received 15 days from the date of reservation.

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