

Promo Name: ARAW NG DABAW SALEBRATION  
 Project: NORTHCREST  
 Effective : March 1-31, 2021  
 Buyer :

**SAMPLE COMPUTATION**

**OPTION 1 - CASH TERM**

Discount	15%
No. of days	15
Gross selling price	6,521,400
	0
	0
	6,521,400
	978,210
	5,543,190
<b>03/01/21</b>	<b>30,000</b>
	5,513,190
<b>Due dates</b>	<b>03/16/21</b>

Ph	Blk	Lot	Area	Price
			300	21,738
Total area			300	
Gross Selling Price				
Less : Discount				
Contract Price				
Less : Reservation Fee				
Net Contract Price Payable				

**OPTION 2 - DOWN PAYMENT**

DP Options	25% - 50%	10% - 24.99%	10% outright 10% extended	EXTENDED	ZERO
DP Amount	25%	10%	10%	10%	0%
Discount	25%	10%	10%	0%	0%

2.1 Downpayment

Downpayment		1,630,350	652,140	652,140	652,140	0
Less : Reservation Fee dated	<b>03/01/21</b>	30,000	30,000	30,000	30,000	30,000
Downpayment Net of Reservation Fee		1,600,350	622,140	622,140	622,140	0
Discount on Downpayment		407,588	65,214	65,214	0	0
<b>Net Downpayment Payable</b>		<b>1,192,763</b>	<b>556,926</b>	<b>556,926</b>	<b>622,140</b>	<b>0</b>
<b>Outright DP Due dates</b>		<b>03/16/21</b>	<b>03/16/21</b>	<b>03/16/21</b>		
<b>Extended DP Due dates</b>				<b>04/15/21</b>	<b>03/31/21</b>	

2.2 Balance for Amortization:

Gross Selling Price		6,521,400	6,521,400	6,521,400	6,521,400	6,521,400
Less: Downpayment		1,630,350	652,140	1,304,280	652,140	30,000
Balance for amortization		<b>4,891,050</b>	<b>5,869,260</b>	<b>5,217,120</b>	<b>5,869,260</b>	<b>6,491,400</b>

2.3 Monthly amortization:

	Due dates	04/15/21	04/15/21	05/15/22	04/30/22	03/31/21
1 YR., 0% interest		407,588	489,105	434,760	489,105	540,950
2 YRS., 0% interest		203,794	244,553	217,380	244,553	270,475
<b>3 YRS., 0% interest</b>	<b>PROMO</b>	<b>135,863</b>	<b>163,035</b>	<b>144,920</b>	<b>163,035</b>	<b>180,317</b>
<b>4 YRS., 0% interest</b>	<b>PROMO</b>	<b>101,897</b>	<b>122,276</b>	<b>108,690</b>	<b>122,276</b>	<b>135,238</b>
<b>5 YRS., 0% interest</b>	<b>PROMO</b>	<b>81,518</b>	<b>97,821</b>	<b>86,952</b>	<b>97,821</b>	<b>108,190</b>
6 YRS., @ 14% int. p.a. (factor:.020606)		100,785	120,942	107,504	120,942	133,762
7 YRS., @ 14% int. p.a. (factor:.018740)		91,658	109,990	97,769	109,990	121,649
8 YRS., @ 14% int. p.a. (factor:.017372)		84,967	101,961	90,632	101,961	112,769
9 YRS., @ 14% int. p.a. (factor:.016334)		79,890	95,868	85,216	95,868	106,031
10 YRS., @ 14% int. p.a. (factor:.015527)		75,943	91,132	81,006	91,132	100,792

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:

23-Feb-21