

Promo Name: GREAT DEALS FOR NEW YEAR PROMO 2022  
 Effective : JANUARY- MARCH 31, 2022  
 Project: NORTHCREST  
 Buyer : \_\_\_\_\_

**SAMPLE COMPUTATION**

**OPTION 1 - CASH TERM**

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

Discount	15%
No. of days	15
Gross selling price	6,521,400
	0
	0
	6,521,400
	978,210
	30,000
	5,513,190
01/05/22	30,000
	5,483,190
Due dates	01/20/22

10/27/2021  
12/11/2021

**OPTION 2 - DOWN PAYMENT**

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

2.1 Downpayment

Downpayment		1,630,350	652,140	652,140	0
Less : Reservation Fee dated	01/05/22	30,000	30,000	30,000	30,000
Downpayment Net of Reservation Fee		1,600,350	622,140	622,140	0
Discount on Downpayment		407,588	65,214	0	0
Additional discount		30,000			
Net Downpayment Payable		1,162,762	556,926	622,140	0
Outright DP Due dates		01/20/22	01/20/22		
Extended DP Due dates					
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				51,845	
				622,140	

2.2 Balance for Amortization:

Gross Selling Price		6,521,400	6,521,400	6,521,400	6,521,400
Less: Downpayment		1,630,350	652,140	652,140	30,000
Balance for amortization		4,891,050	5,869,260	5,869,260	6,491,400

2.3 Monthly amortization:

	Due dates	02/19/22	02/19/22	02/04/23	02/04/22
1 YR., 0% interest		407,588	489,105	489,105	540,950
2 YRS., 0% interest		203,794	244,553	244,553	270,475
3 YRS., 0% interest		135,863	163,035	163,035	180,317
4 YRS., 0% interest		101,897	122,276	122,276	135,238
<b>5 YRS., 0% interest</b>	<b>PROMO</b>	<b>81,518</b>	<b>97,821</b>	<b>97,821</b>	<b>108,190</b>
6 YRS., @ 14% int. p.a. (factor:.020606)		100,785	120,942	120,942	133,762
7 YRS., @ 14% int. p.a. (factor:.018740)		91,658	109,990	109,990	121,649
8 YRS., @ 14% int. p.a. (factor:.017372)		84,967	101,961	101,961	112,769
9 YRS., @ 14% int. p.a. (factor:.016334)		79,890	95,868	95,868	106,031
10 YRS.,@ 14% int. p.a. (factor:.015527)		75,943	91,132	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: \_\_\_\_\_

05-Jan-22