CHELSEA PLACE
CARMENVILLE, TALISAY CITY

ALDEV LAND

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SAMPLE COMPUTATION FOR CHELSEA PLACE

Client's Name:	N/A	Block No./Lot No.		Reservation Fee	*(30 days hold)* 50,000.00
Address:		Lot Area	50 sq.m.	Equity Term	24
		Floor Area	90 sq.m.		
		Unit Type	Townhouse		
Salesperson/Broker:		No. of Rooms	3		
Realty:		No. of T&B	2		

All amounts are in Philippine Peso (Php)

Total Contract Price		**6,880,000.00**
Downpayment/Equity	**20%**	**1,376,000.00**
Balance	**80%**	**5,504,000.00**

OPTION 1:

Spot Cash: Full Payment of TCP, 5% Discount

Reservation Fee (Non-Transferable, Non-Refundable)		50,000.00
Total Contract Price	6,880,000.00	
Less: 5% Discount based on TSP	344,000.00	
Less: Resevation fee	50,000.00	
Full payment of Total Contract Price		**6,486,000.00**

OPTION 2:

Spot DP: Full Payment of 20%, 5% Discount based on Total Downpayment Price, 80% Bank Financing

Reservation Fee (Non-Transferable, Non-Refundable)		50,000.00
Downpayment	1,376,000.00	
Less: 5% Discount based on Downpayment	68,800.00	
Less: Reservation Fee	50,000.00	
Discounted Spot Downpayment		1,257,200.00
Remaining 80% to be financed by BANK		5,504,000.00
Full payment of Total Contract Price		**6,761,200.00**

OPTION 3:

24 months to pay 20%, 80% Bank Financing

Reservation Fee (Non-Transferable, Non-Refundable)	50,000.00
20% Equity (24 months to pay at Php 55,250.00/month)	1,326,000.00
Remaining 80% to be financed by BANK	5,504,000.00
Full payment of Total Contract Price	**6,880,000.00**

The following Bank Computation of 80% Balance is simply an estimate. Final Computation shall be prepared by BANK.
Bank Approximate Monthly

FIXED interest Rate		
5 years	6.88%	98,044.59
10 years	9.50%	50,224.00
15 years	10.50%	33,788.44
20 years	12.00%	25,685.33

* Prices are Subject to change without prior notice.
* Resevation valid for 30 days. Required PDC's for equity payment, submit on or before 30 days after the RESERVATION.
* Construction will start one month after the clearance and successful payment of 10% of the total contract price.
* Bank loan shall be processed only by Aldev Land Partner.
*All in

Shannen Marie Dorothy Hilapon
Prepared By:

Buyer's Conformity: