

TAKSIN LOT PRICE COMPUTATION ONLY

DESCRIPTION:	Phuket Mansions	<u>MODEL HOUSE</u>	<u>HOUSE COST</u>
LOT AREA:	350	Taksin	Php 9,372,320.00
RATE/SQM:	Php 14,250.00		
LOT COST:	Php 4,987,500.00		
TCP:	Php 4,987,500.00		

OPTION 1-SPOT CASH:

Php 4,987,500.00	TCP
Php 50,000.00	Reservation fee
Php 4,937,500.00	Payable 1 month after the reservation

OPTION 2-INSTALLMENT:

30%	Php 1,496,250.00	Outright downpayment
70%	Php 3,491,250.00	Payable in 24 months
MA in 24 months	Php 145,468.75	Monthly amortization for 24 months @ zero % interest
or in 36 months	Php 96,979.17	Monthly amortization for 36 months @ zero % interest

OPTION 3-BALLOON PAYMENT:

20%	Php 997,500.00	Outright downpayment
40%	Php 1,995,000.00	Payable in 24 months
MA	Php 83,125.00	Monthly amortization for 24 months @ zero % interest
40%	Php 1,995,000.00	Payable thru lumpsum on the 25th month

OPTION 4-IN-HOUSE FINANCING/BANK FINANCING:

30%	Php 1,496,250.00	Outright downpayment
70%	Php 3,491,250.00	Balance
MA	Php 77,660.94	MA for 5 years @ 12% interest
MA	Php 56,326.08	MA for 10 years @ 15% interest

OPTION 5-NO DOWNPAYMENT:

	Php 4,987,500.00	Total Contract Price
MA	Php 207,812.50	Payable in 24months @ zero% interest
	or	
MA	Php 138,541.67	Payable in 36 months @ zero% interest

REMARKS:

Reservation fee for the lot is Php 50,000.00 only.