



Date 8/1/2025  
 Name of Client \_\_\_\_\_

Property One Crescent Tower  
 Unit Type 1-Bedroom  
 Unit Class Corner Unit WB

Unit No. 17F00D  
 Floor Area 42.08 sq.m.  
452.94 sq.ft.

Indicative Price 14,596,000.00  
 2% LOI Discount on TCP 291,920.00  
**Total Contract Price** **14,304,080.00**

A. SPOT 5% - 20% (60 Months)		PHP	USD	
Total Contract Price		14,304,080	260,074	
Spot Downpayment	5%	715,204	13,004	
Less: Reservation Fee		100,000	1,818	8/1/2025
<b>Spot Amount Due</b>		<b>615,204</b>	<b>11,186</b>	8/31/2025 within 30 Days after RS
Downpayment	20%	2,860,816	52,015	
<b>Payable in Months</b>	<b>60</b>	<b>47,680</b>	<b>867</b>	9/30/2025 to 9/29/2030
B. 10% (12 Months) - 15% (48 Months)				
Total Contract Price		14,304,080	260,074	
Downpayment	10%	1,430,408	26,007	
Less: Reservation Fee		100,000	1,818	8/1/2025
		1,330,408	24,189	
<b>Payable in Months</b>	<b>12</b>	<b>110,867</b>	<b>2,016</b>	8/31/2025 to 8/31/2026 must issue at least 12 PDC
Downpayment	15%	2,145,612	39,011	
<b>Payable in Months</b>	<b>48</b>	<b>44,700</b>	<b>813</b>	9/30/2026 to 9/29/2030
C. 25% (60 Months)				
Total Contract Price		14,304,080	260,074	
Downpayment	25%	3,576,020	65,019	
Less: Reservation Fee		100,000	1,818	8/1/2025
		3,476,020	63,200	
<b>Payable in Months</b>	<b>60</b>	<b>57,934</b>	<b>1,053</b>	8/31/2025 to 8/30/2030 must issue at least 12 PDC
<b>75% BALANCE</b>				
<b>Lump Sum / Loanable Amount</b>	<b>75%</b>	<b>10,728,060</b>	<b>195,056</b>	9/29/2030
Indicative Bank Amort	5	9%	222,697	4,049
	10	9%	135,899	2,471
	15	9%	108,811	1,978

#### Important

1. List Price is inclusive of 12% VAT, Registration & miscellaneous fees such as documentary stamp tax, transfer tax & other taxes and fees relative to the transfer of CCT.
  2. Reservation fee is non-transferrable and non-refundable.
  3. Buyers should completely fill-out Buyers Information Sheet by visiting [https://ebis.mandalay.com.ph/onsite\\_portal](https://ebis.mandalay.com.ph/onsite_portal)
  4. In case Buyer will not be approved for Bank Financing for whatever reason, In-House financing will automatically be applied.
- Note: The Developer reserves the right to correct &/or change any error that may appear on this Sample Computation.