Date	8/1/2025	
Name of Client		

Property	**One Crescent Tower**		**Unit No.**	**18F00L**	
Unit Type	1-Bedroom		Floor Area	42.08	sq.m.
Unit Class	Corner Unit WB			452.94	sq.ft.

Indicative Price	14,675,000.00
2% LOI Discount on TCP	293,500.00
Total Contract Price	**14,381,500.00**

ONE
CRESCENT
TOWER

A. SPOT 5% - 20% (60 Months)		**PHP**	**USD**	
Total Contract Price		14,381,500	261,482	
Spot Downpayment	5%	719,075	13,074	
Less: Reservation Fee		100,000	1,818	8/1/2025
Spot Amount Due		**619,075**	**11,256**	8/31/2025 within 30 Days after RS
Downpayment	20%	2,876,300	52,296	
Payable in Months	60	**47,938**	**872**	9/30/2025 to 9/29/2030

B. 10% (12 Months) - 15% (48 Months)				
Total Contract Price		14,381,500	261,482	
Downpayment	10%	1,438,150	26,148	
Less: Reservation Fee		100,000	1,818	8/1/2025
		1,338,150	24,330	
Payable in Months	12	**111,513**	**2,028**	8/31/2025 to 8/31/2026
				must issue at least 12 PDC
Downpayment	15%	2,157,225	39,222	
Payable in Months	48	**44,942**	**817**	9/30/2026 to 9/29/2030

C. 25% (60 Months)				
Total Contract Price		14,381,500	261,482	
Downpayment	25%	3,595,375	65,370	
Less: Reservation Fee		100,000	1,818	8/1/2025
		3,495,375	63,552	
Payable in Months	60	**58,256**	**1,059**	8/31/2025 to 8/30/2030
				must issue at least 12 PDC
75% BALANCE				
Lump Sum / Loanable Amount	75%	**10,786,125**	**196,111**	9/29/2030
Indicative Bank Amort	5	9%	223,902	4,071
	10	9%	136,634	2,484
	15	9%	109,400	1,989

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

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.