



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

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

Unit No. 17F00M  
 Floor Area 45.08 sq.m.  
485.24 sq.ft.

Indicative Price 15,570,000.00  
 2% LOI Discount on TCP 311,400.00  
**Total Contract Price 15,258,600.00**

A. SPOT 5% - 20% (60 Months)		PHP	USD	
Total Contract Price		15,258,600	277,429	
Spot Downpayment	5%	762,930	13,871	
Less: Reservation Fee		100,000	1,818	8/1/2025
<b>Spot Amount Due</b>		<b>662,930</b>	<b>12,053</b>	8/31/2025 within 30 Days after RS
Downpayment	20%	3,051,720	55,486	
<b>Payable in Months</b>	<b>60</b>	<b>50,862</b>	<b>925</b>	9/30/2025 to 9/29/2030
B. 10% (12 Months) - 15% (48 Months)				
Total Contract Price		15,258,600	277,429	
Downpayment	10%	1,525,860	27,743	
Less: Reservation Fee		100,000	1,818	8/1/2025
		1,425,860	25,925	
<b>Payable in Months</b>	<b>12</b>	<b>118,822</b>	<b>2,160</b>	8/31/2025 to 8/31/2026 must issue at least 12 PDC
Downpayment	15%	2,288,790	41,614	
<b>Payable in Months</b>	<b>48</b>	<b>47,683</b>	<b>867</b>	9/30/2026 to 9/29/2030
C. 25% (60 Months)				
Total Contract Price		15,258,600	277,429	
Downpayment	25%	3,814,650	69,357	
Less: Reservation Fee		100,000	1,818	8/1/2025
		3,714,650	67,539	
<b>Payable in Months</b>	<b>60</b>	<b>61,911</b>	<b>1,126</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>11,443,950</b>	<b>208,072</b>	9/29/2030
Indicative Bank Amort	5	9%	237,558	4,319
	10	9%	144,967	2,636
	15	9%	116,072	2,110

#### 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.