



Date 8/1/2025
 Name of Client _____

Property One Crescent Tower
 Unit Type Studio
 Unit Class Inner Unit

Unit No. 18F00R
 Floor Area 29.75 sq.m.
320.23 sq.ft.

Indicative Price 10,295,000.00
 2% LOI Discount on TCP 205,900.00
Total Contract Price **10,089,100.00**

A. SPOT 5% - 20% (60 Months)		PHP	USD	
Total Contract Price		10,089,100	183,438	
Spot Downpayment	5%	504,455	9,172	
Less: Reservation Fee		75,000	1,364	8/1/2025
Spot Amount Due		429,455	7,808	8/31/2025 within 30 Days after RS
Downpayment	20%	2,017,820	36,688	
Payable in Months	60	33,630	611	9/30/2025 to 9/29/2030
B. 10% (12 Months) - 15% (48 Months)				
Total Contract Price		10,089,100	183,438	
Downpayment	10%	1,008,910	18,344	
Less: Reservation Fee		75,000	1,364	8/1/2025
		933,910	16,980	
Payable in Months	12	77,826	1,415	8/31/2025 to 8/31/2026 must issue at least 12 PDC
Downpayment	15%	1,513,365	27,516	
Payable in Months	48	31,528	573	9/30/2026 to 9/29/2030
C. 25% (60 Months)				
Total Contract Price		10,089,100	183,438	
Downpayment	25%	2,522,275	45,860	
Less: Reservation Fee		75,000	1,364	8/1/2025
		2,447,275	44,496	
Payable in Months	60	40,788	742	8/31/2025 to 8/30/2030 must issue at least 12 PDC
75% BALANCE				
Lump Sum / Loanable Amount	75%	7,566,825	137,579	9/29/2030
Indicative Bank Amort	5	9%	157,075	2,856
	10	9%	95,853	1,743
	15	9%	76,748	1,395

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.