



Date 8/1/2025
 Name of Client _____

Property One Crescent Tower
 Unit Type Studio
 Unit Class Corner Unit WB

Unit No. 18F00T
 Floor Area 33.13 sq.m.
356.61 sq.ft.

Indicative Price 11,536,000.00
 2% LOI Discount on TCP 230,720.00
Total Contract Price **11,305,280.00**

A. SPOT 5% - 20% (60 Months)		PHP	USD	
Total Contract Price		11,305,280	205,551	
Spot Downpayment	5%	565,264	10,278	
Less: Reservation Fee		75,000	1,364	8/1/2025
Spot Amount Due		490,264	8,914	8/31/2025 within 30 Days after RS
Downpayment	20%	2,261,056	41,110	
Payable in Months	60	37,684	685	9/30/2025 to 9/29/2030
B. 10% (12 Months) - 15% (48 Months)				
Total Contract Price		11,305,280	205,551	
Downpayment	10%	1,130,528	20,555	
Less: Reservation Fee		75,000	1,364	8/1/2025
		1,055,528	19,191	
Payable in Months	12	87,961	1,599	8/31/2025 to 8/31/2026 must issue at least 12 PDC
Downpayment	15%	1,695,792	30,833	
Payable in Months	48	35,329	642	9/30/2026 to 9/29/2030
C. 25% (60 Months)				
Total Contract Price		11,305,280	205,551	
Downpayment	25%	2,826,320	51,388	
Less: Reservation Fee		75,000	1,364	8/1/2025
		2,751,320	50,024	
Payable in Months	60	45,855	834	8/31/2025 to 8/30/2030 must issue at least 12 PDC
75% BALANCE				
Lump Sum / Loanable Amount	75%	8,478,960	154,163	9/29/2030
Indicative Bank Amort	5	9%	176,009	3,200
	10	9%	107,408	1,953
	15	9%	85,999	1,564

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.