Date	8/1/2025	
Name of Client		

ONE CRESCENT TOWER

Property	**One Crescent Tower**		**Unit No.**	**25F00F**	
Unit Type	2-Bedroom		Floor Area	65.13	sq.m.
Unit Class	Corner Unit WB			701.05	sq.ft.

Indicative Price	22,926,000.00
2% LOI Discount on TCP	458,520.00
Total Contract Price	**22,467,480.00**

			PHP	USD	
A. SPOT 5% - 20% (60 Months)					
Total Contract Price			22,467,480	408,500	
Spot Downpayment		5%	1,123,374	20,425	
Less: Reservation Fee			200,000	3,636	8/1/2025
Spot Amount Due			**923,374**	**16,789**	8/31/2025 within 30 Days after RS
Downpayment		20%	4,493,496	81,700	
Payable in Months		60	**74,892**	**1,362**	9/30/2025 to 9/29/2030
B. 10% (12 Months) - 15% (48 Months)					
Total Contract Price			22,467,480	408,500	
Downpayment		10%	2,246,748	40,850	
Less: Reservation Fee			200,000	3,636	8/1/2025
			2,046,748	37,214	
Payable in Months		12	**170,562**	**3,101**	8/31/2025 to 8/31/2026
					must issue at least 12 PDC
Downpayment		15%	3,370,122	61,275	
Payable in Months		48	**70,211**	**1,277**	9/30/2026 to 9/29/2030
C. 25% (60 Months)					
Total Contract Price			22,467,480	408,500	
Downpayment		25%	5,616,870	102,125	
Less: Reservation Fee			200,000	3,636	8/1/2025
			5,416,870	98,489	
Payable in Months		60	**90,281**	**1,641**	8/31/2025 to 8/30/2030
					must issue at least 12 PDC
75% BALANCE					
Lump Sum / Loanable Amount		75%	**16,850,610**	**306,375**	9/29/2030
Indicative Bank Amort	5	9%	349,791	6,360	
	10	9%	213,456	3,881	
	15	9%	170,910	3,107	

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.