



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

Property One Crescent Tower  
 Unit Type 2-Bedroom  
 Unit Class Corner Unit WB

Unit No. 25F00C  
 Floor Area 65.13 sq.m.  
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**

A. SPOT 5% - 20% (60 Months)		PHP	USD	
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
<b>Spot Amount Due</b>		<b>923,374</b>	<b>16,789</b>	8/31/2025 within 30 Days after RS
Downpayment	20%	4,493,496	81,700	
<b>Payable in Months</b>	<b>60</b>	<b>74,892</b>	<b>1,362</b>	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	
<b>Payable in Months</b>	<b>12</b>	<b>170,562</b>	<b>3,101</b>	8/31/2025 to 8/31/2026 must issue at least 12 PDC
Downpayment	15%	3,370,122	61,275	
<b>Payable in Months</b>	<b>48</b>	<b>70,211</b>	<b>1,277</b>	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	
<b>Payable in Months</b>	<b>60</b>	<b>90,281</b>	<b>1,641</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>16,850,610</b>	<b>306,375</b>	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](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.