



FLOOR / UNIT NO.	20th - N
UNIT TYPE	2 BEDROOM 2 BR A
Unit Area	49
Balcony (if any)	0
Total Unit Area	49.00
UNIT SELLING PRICE	6,251,280.00
PARKING (for 1BR unit only)	-
TOTAL SELLING PRICE	6,251,280.00

Scheme 1

90% Outright Cash, no reservation	5,626,152.00
Less: 15% discount	(843,922.80)
Net Cash Payment	4,782,229.20
10% Retention payable upon availability of CCT	625,128.00
Add: 5.5% Miscellaneous Fee	265,539.86
Total Balance	890,667.86
OR	
90% Cash payable within 1 year, no reservation	5,626,152.00
Monthly Amortization	468,846.00
10% Retention payable upon availability of CCT	625,128.00
Add: 5.5% Miscellaneous Fee	343,820.40
Total Balance	968,948.40

Scheme 2

51% Downpayment (*up to 89% DP)	3,188,152.80
Less: 12% discount if paid outright/7days	(382,578.34)
Net DP after discount	2,805,574.46
Less: Reservation Fee	(35,000.00)
Net Downpayment after RF	2,770,574.46
Add: 5.5% Miscellaneous Fee	288,195.17
Total Downpayment	3,058,769.64
49% Balance payable in 60months, no interest	3,063,127.20
Monthly Amortization	51,052.12

Note: 12% discount 7days, 10% discount 30days, 7% discount 30days

Scheme 3

20% Downpayment (*up to 50% DP)	1,250,256.00
Less: 10% discount if paid outright/7days	(125,025.60)
Net DP after discount	1,125,230.40
Less: Reservation Fee	(35,000.00)
Net Downpayment after RF	1,090,230.40
Add: 5.5% Miscellaneous Fee	300,842.85
Total Downpayment	1,391,073.25
80% Balance payable in 48months, no interest	5,001,024.00
Monthly Amortization	104,188.00

Note: 10% discount 7days, 7% discount 30days, 5% discount 30days

Notes:

Reservation Fee of P25,000 for Studio, P35,000 for 1 Bedroom
 Parking slots shall be purchased separately at P500,000 per slot on a first pay first serve basis for 1BR buyers only
 Prices, discounts and other terms and conditions are subject to change without prior notice
 Sta Lucia Marketing reserves the right to correct figures herein in case of typographical or computation error
 The content of this sample computation do not form any part of an offer or contract, nor shall any contract be made based on the contents
 An additional 5.5% miscellaneous fees shall be charged to the buyer, payable to Sta. Lucia Land Inc. This amount shall shoulder all expenses that will be incurred in the transfer of CCT to the name/s of the buyer/s and its not subject to 12% VAT, and computation shall be based on TSP - Total Selling Price (net of discounts, net of VAT whenever applicable)

Scheme 4

10% Outright Downpayment	625,128.00
Less: 10% discount	(62,512.80)
Net Downpayment	562,615.20
10% Additional Downpayment (*up to 80% DP)	625,128.00
Add: 5.5% Miscellaneous Fee	303,912.68
Total Additional DP payable in 36mos. No int.	929,040.68
Monthly Downpayments	25,806.69

80% Balance payable in 5 to 10 years @ 16% int.	5,001,024.00
Monthly Ammort for 5yrs @16% (.02432)	121,624.90
Monthly Ammort for 5yrs @16% (.01675)	83,767.15

Scheme 5

20% Outright Downpayment	1,250,256.00
Less: Reservation Fee	(35,000.00)
Net Downpayment after RF	1,215,256.00
Add: 5.5% Miscellaneous Fee	306,982.50
Total Downpayment	1,522,238.50
Monthly Downpayment in 36 months	42,284.40

80% Balance payable in 5 to 10 years @ 16% int.	5,001,024.00
Monthly Ammort for 5yrs @16% (.02432)	121,624.90
Monthly Ammort for 10yrs @16% (.01675)	83,767.15

Scheme 6

50% Downpayment payable in 12 months w/5% disc.	3,125,640.00
Less: 5% Discount	(156,282.00)
Net DP after discount	2,969,358.00
Less: Reservation Fee	(35,000.00)
Net Downpayment after RF	2,934,358.00
Add: 5.5% Miscellaneous Fee	299,307.94
Total Downpayment	3,233,665.94
Monthly Downpayments in 12mos.	269,472.16

50% Balance payable in 36months, no interest	3,125,640.00
Monthly Ammortization	86,823.33

Scheme 7 - GOOD AS CASH PURCHASE

No Reservation, No Downpayment	
Total Selling price payable in 60mos., no int.	6,251,280.00
Add: 5.5% Miscellaneous Fee	343,820.40
Total	6,595,100.40
Monthly Ammortization x 48mos. No int.	137,397.93

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