



NAME:	CHEER RESIDENCES
LOCATION:	Marilao, Bulacan
UNIT NUMBER (SAP):	
UNIT TYPE:	Flexi Suite
UNIT AREA (in sqm):	28.52 SQM
ORIENTATION:	City
TOTAL CONTRACT PRICE:	PHP 2,612,086
TURNOVER:	TBA
DATE:	15. Feb. 2018

	SPREAD DP
	10% over 31 months; 90% BF/Cash
LIST PRICE	PHP 2,452,663.00
NET LIST PRICE	2,452,663.00
OTHER CHARGES	159,423.10
VAT (12%) if > P2,501,000	0.00
TOTAL CONTRACT PRICE	2,612,086.10
DOWN PAYMENT %	10%
DOWN PAYMENT AMOUNT	261,208.61
RESERVATION FEE	15,000.00
NET DOWN PAYMENT	246,208.61
INSTALLMENT TERMS	31
INSTALLMENT	7,942.21
BALANCE %	90%
BALANCE AMOUNT	2,350,877.49
Reservation Fee	15,000.00
Month 1 - Month 31	7,942.21
Month 32	2,350,877.49
TOTAL PROCEEDS	2,612,086.10



Reservation Fee
Downpayment in 31 months
Bank Financing (see sample below)

Bank Financing:	Interest Repricing**	Interest Rate**	Factor Rate	
Term				
5 years	Per Annum	6.00%	0.019332802	45,449
10 years	Per Annum	6.00%	0.011102050	26,100
15 years	Per Annum	6.00%	0.008433857	19,827
20 years	Per Annum	6.00%	0.007164311	16,842

**Prevailing bank rates apply at time of loan availment. Value of monthly amortization during bank financing on the time of availment could be lower as interest rate trend is also going down.

FOR ANNOUNCEMENT PURPOSES ONLY

Notes:

- * OTHER CHARGES = (Registration Fees, Documentary Stamp Tax from BIR, Transfer Tax Fees from City Treasurer's Office, Water & Meralco Meter Installation, Handling Fees, Miscellaneous fees)
- * Bank processing fee, Insurances (MRI & Fire) and Association Dues are not included in the Total Contract Price.
- * In case of payment through Bank Financing, the obligation to apply with and secure approval and release of the loan proceeds from the bank shall be the sole undertaking of the buyer concerned.
- * All Additional Discounts shall be subject to approval
- * Any other payment schemes shall be subject to approval
- * RESERVATION FEE = strictly non – refundable and cannot be credited to other units.
- * All checks payable to SM DEVELOPMENT CORPORATION
- * This document does not constitute nor form part of any contract and is for information purposes only.