

**AVIDA LAND CORP.**  
**CUSTOMER SERVICE UNIT**  
**AVIDA TOWERS ASTEN**  
**SAMPLE COMPUTATION**

Tower	Unit	Floor	Floor Area	Model
3	701	7	74.9	2BR w/ Balcony

<b>SELLING PRICE</b>		<b>P 13,887,500.00</b>
Less:	VAT(if applicable)	1,487,946.43
	Committed Sales Discourt	30,000.00
	(Complete Booking requirements must be submitted on 17-Oct-20)	

<b>SELLING PRICE AFTER DISCOUNTS</b>		<b>P 12,369,553.57</b>
Add:	VAT(if applicable)	1,484,346.43
	Other Charges	1,040,868.75

<b>TOTAL RECEIVABLE</b>		<b>P 14,894,768.75</b>
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<b>DOWNPAYMENT</b>		
	Downpayment (20% of Selling Price)	2,770,780.00
	Total Other Charges & Fees	208,173.75

<b>TOTAL REQUIRED DOWNPAYMENT</b>		<b>P 2,978,953.75</b>
Less:	Reservation Fee	20,000.00
	18-Sep-20	

<b>SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES</b>		<b>P 2,958,953.75</b>
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36	Months Schedule	Due Date	Monthly Payment	Other Charges	Total Monthly Payment
	1st Downpayment due on	17-Oct-20	76,410.56	5,782.60	82,193.16
	2nd Downpayment due on	17-Oct-20	76,410.56	5,782.60	82,193.16
	3rd Downpayment due on	17-Nov-20	76,410.56	5,782.60	82,193.16
	4th Downpayment due on	17-Dec-20	76,410.56	5,782.60	82,193.16
	5th Downpayment due on	17-Jan-21	76,410.56	5,782.60	82,193.16
	6th Downpayment due on	17-Feb-21	76,410.56	5,782.60	82,193.16
	7th Downpayment due on	17-Mar-21	76,410.56	5,782.60	82,193.16
	8th Downpayment due on	17-Apr-21	76,410.56	5,782.60	82,193.16
	9th Downpayment due on	17-May-21	76,410.56	5,782.60	82,193.16
	10th Downpayment due on	17-Jun-21	76,410.56	5,782.60	82,193.16
	11th Downpayment due on	17-Jul-21	76,410.56	5,782.60	82,193.16
	12th Downpayment due on	17-Aug-21	76,410.56	5,782.60	82,193.16
	13th Downpayment due on	17-Sep-21	76,410.56	5,782.60	82,193.16
	14th Downpayment due on	17-Oct-21	76,410.56	5,782.60	82,193.16
	15th Downpayment due on	17-Nov-21	76,410.56	5,782.60	82,193.16
	16th Downpayment due on	17-Dec-21	76,410.56	5,782.60	82,193.16
	17th Downpayment due on	17-Jan-22	76,410.56	5,782.60	82,193.16
	18th Downpayment due on	17-Feb-22	76,410.56	5,782.60	82,193.16
	19th Downpayment due on	17-Mar-22	76,410.56	5,782.60	82,193.16
	20th Downpayment due on	17-Apr-22	76,410.56	5,782.60	82,193.16
	21st Downpayment due on	17-May-22	76,410.56	5,782.60	82,193.16
	22nd Downpayment due on	17-Jun-22	76,410.56	5,782.60	82,193.16
	23rd Downpayment due on	17-Jul-22	76,410.56	5,782.60	82,193.16
	24th Downpayment due on	17-Aug-22	76,410.56	5,782.60	82,193.16
	25th Downpayment due on	17-Sep-22	76,410.56	5,782.60	82,193.16
	26th Downpayment due on	17-Oct-22	76,410.56	5,782.60	82,193.16
	27th Downpayment due on	17-Nov-22	76,410.56	5,782.60	82,193.16
	28th Downpayment due on	17-Dec-22	76,410.56	5,782.60	82,193.16
	29th Downpayment due on	17-Jan-23	76,410.56	5,782.60	82,193.16
	30th Downpayment due on	17-Feb-23	76,410.56	5,782.60	82,193.16
	31st Downpayment due on	17-Mar-23	76,410.56	5,782.60	82,193.16
	32nd Downpayment due on	17-Apr-23	76,410.56	5,782.60	82,193.16
	33rd Downpayment due on	17-May-23	76,410.56	5,782.60	82,193.16
	34th Downpayment due on	17-Jun-23	76,410.56	5,782.60	82,193.16
	35th Downpayment due on	17-Jul-23	76,410.56	5,782.60	82,193.16
	36th Downpayment due on	17-Aug-23	76,410.40	5,782.75	82,193.15

<b>PAYMENT SCHEDULE: BALANCE</b>		
	Bank Guarantee must be submitted on or before	17-Mar-23
	<b>DUE AND PAYABLE ON</b>	<b>P 11,915,815.00</b>
	(Loanable from a Financing Institution)	17-Sep-23

- NOTE:**
- In the event of an increase in Other Charges, AVIDA has the right to charge the Purchaser as mandated in the CTS & DAS.
  - Discounts are conditioned upon the Buyer's timely compliance with all his obligations, including payments and transmittal of required documents.
  - Delay in any payment is an event of default entitling the Seller to exercise remedial options, which include collection of penalty at the rate of two percent (2%) of the unpaid amount for every month (or a fraction thereof) of delay as specified under Sec 4(ii) of the RA and Sec 4.2 of the CTS
  - For Bank Financing Program, Buyer is required to issue a guarantee check covering the lump-sum payment. Upon Seller's receipt of the bank guarantee, the relevant guarantee check(s) covered thereby shall be returned to the Buyer.
  - All payments covering the due dates and amounts above should be made payable to AVIDA.

Prepared By: \_\_\_\_\_

Noted By: \_\_\_\_\_

Signature Over Printed Name  
Customer Service Staff

Signature Over Printed Name  
Customer Service Supervisor / Team Leader

Conforme: \_\_\_\_\_

Signature Over Printed Name  
Purchaser