

**ONE CENTRAL MAKATI Turn Over Date: October 2012**

Sample Investment Computation

FOR : _____	Floor Area (sqm)	46.5	3/23/2008
FROM : _____	Selling Price	P 4,278,000.00	10:36 PM
Floor : 3rd			
Unit : B	Net Selling Price	P 4,278,000.00	
Type : 1 Bedroom Flat	Carpark Price		P 680,000.00
Carpark: PODIUM 6	Total Contract Price	<b>P 4,278,000.00</b>	<b>P 680,000.00</b>

OPTION 1 - SPOT CASH	UNIT ONLY	CARPARK (optional)
<b>CASH</b>	P 4,278,000.00	P 680,000.00
Less : 20% Discount (on unit price)	855,600.00	
Net Unit Price	P 3,422,400.00	P 680,000.00
Less : RESERVATION	( 50,000.00 )	( )
Balance Payable after 30 days	<b>P 3,372,400.00</b>	<b>P 680,000.00</b>
<b>TOTAL CONTRACT PRICE (net of discounts)</b>	<b>P 3,422,400.00</b>	<b>P 680,000.00</b>
<b>OPTION 2 - 20% DOWNPAYMENT</b>		
20% DOWNPAYMENT	P 855,600.00	P 136,000.00
Less : 12.5% Discount on DP	106,950.00	
Net Downpayment	P 748,650.00	P 136,000.00
Less : RESERVATION	( 50,000.00 )	( - )
Balance Downpayment	<b>P 698,650.00</b>	<b>P 136,000.00</b>
40% PAYABLE IN 50 MONTHS @ 0% INTEREST		
AT P 34,224.00 unit only/mo	<b>P 1,711,200.00</b>	<b>P 272,000.00</b>
P 5,440.00 carpark/mo.		
40% UPON UNIT TURN OVER	<b>P 1,711,200.00</b>	<b>P 272,000.00</b>
<b>TOTAL CONTRACT PRICE (net of discounts)</b>	<b>P 4,171,050.00</b>	<b>P 680,000.00</b>
<b>OPTION 3 - 30% DOWNPAYMENT</b>		
30% DOWNPAYMENT	P 1,283,400.00	P 204,000.00
Less : 15% Discount on DP	192,510.00	
Net Downpayment	P 1,090,890.00	P 204,000.00
Less : RESERVATION	( 50,000.00 )	( - )
Balance Downpayment	<b>P 1,040,890.00</b>	<b>P 204,000.00</b>
30% PAYABLE IN 50 MONTHS @ 0% INTEREST		
AT P 25,668.00 unit only/mo	<b>P 1,283,400.00</b>	<b>P 204,000.00</b>
P 4,080.00 carpark/mo.		
40% UPON UNIT TURN OVER	<b>P 1,711,200.00</b>	<b>P 272,000.00</b>
<b>TOTAL CONTRACT PRICE (net of discounts)</b>	<b>P 4,085,490.00</b>	<b>P 680,000.00</b>
<b>OPTION 4 - 10% DOWNPAYMENT</b>		
10% DOWNPAYMENT	P 427,800.00	P 68,000.00
Less : 5% Discount on DP	21,390.00	
Net Downpayment	P 406,410.00	P 68,000.00
Less : RESERVATION	( 50,000.00 )	( - )
Balance Downpayment	<b>P 356,410.00</b>	<b>P 68,000.00</b>
50% PAYABLE IN 50 MONTHS @ 0% INTEREST		
AT P 42,780.00 unit only/mo	<b>P 2,139,000.00</b>	<b>P 340,000.00</b>
P 6,800.00 carpark/mo.		
40% UPON UNIT TURN OVER	<b>P 1,711,200.00</b>	<b>P 272,000.00</b>
<b>TOTAL CONTRACT PRICE (net of discounts)</b>	<b>P 4,256,610.00</b>	<b>P 680,000.00</b>

**Note :** Megaworld Corp. reserves the right to correct any error appearing on this page. Reservation of P50,000 is part of the downpayment and is non-refundable in case of cancellation/withdrawal by the buyer. Kindly make all checks payable to MEGAWORLD CORP. Turn over Balance can be payable in full Cash or thru Pre-approved Bank Financing in 5, 10 or 15 years to pay









