

Payment Option1: with 10% Spot Downpayment

AVIDA LAND CORP.
CUSTOMER SERVICE UNIT
AVIDA TOWERS ABREEZA
SAMPLE COMPUTATION ONLY

Tower	Unit	Floor	Floor Area	Model		
2	11	1ST PODIUM	12.50 sqm to 134.55 sqft	COVERED PARKING		
SELLING PRICE					₱ 1,344,000.00	GBP 19,200.00
Other Charges					₱ 139,000.00	GBP 1,985.71
TOTAL RECEIVABLE					₱ 1,483,000.00	GBP 21,185.71
DOWNPAYMENT						
Downpayment (20% of Selling Price)					₱ 268,800.00	GBP 3,840.00
Total Other Charges & Fees					₱ 27,800.00	GBP 397.14
TOTAL REQUIRED DOWNPAYMENT					₱ 296,600.00	GBP 4,237.14
Less: Reservation Fee					₱ 30,000.00	GBP 428.57
SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES					₱ 266,600.00	GBP 3,808.57

42	Months Schedule	Due Date	Monthly Payment	Other Charges	Total Monthly Payment	In GBP
	1st Downpayment due on	16-Dec-24	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	2nd Downpayment due on	16-Jan-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	3rd Downpayment due on	16-Feb-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	4th Downpayment due on	16-Mar-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	5th Downpayment due on	16-Apr-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	6th Downpayment due on	16-May-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	7th Downpayment due on	16-Jun-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	8th Downpayment due on	16-Jul-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	9th Downpayment due on	16-Aug-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	10th Downpayment due on	16-Sep-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	11th Downpayment due on	16-Oct-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	12th Downpayment due on	16-Nov-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	13th Downpayment due on	16-Dec-25	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	14th Downpayment due on	16-Jan-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	15th Downpayment due on	16-Feb-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	16th Downpayment due on	16-Mar-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	17th Downpayment due on	16-Apr-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	18th Downpayment due on	16-May-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	19th Downpayment due on	16-Jun-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	20th Downpayment due on	16-Jul-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	21st Downpayment due on	16-Aug-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	22nd Downpayment due on	16-Sep-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	23rd Downpayment due on	16-Oct-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	24th Downpayment due on	16-Nov-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	25th Downpayment due on	16-Dec-26	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	26th Downpayment due on	16-Jan-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	27th Downpayment due on	16-Feb-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	28th Downpayment due on	16-Mar-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	29th Downpayment due on	16-Apr-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	30th Downpayment due on	16-May-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	31st Downpayment due on	16-Jun-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	32nd Downpayment due on	16-Jul-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	33rd Downpayment due on	16-Aug-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	34th Downpayment due on	16-Sep-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	35th Downpayment due on	16-Oct-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	36th Downpayment due on	16-Nov-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	37th Downpayment due on	16-Dec-27	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	38th Downpayment due on	16-Jan-28	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	39th Downpayment due on	16-Feb-28	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	40th Downpayment due on	16-Mar-28	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	41st Downpayment due on	16-Apr-28	5,685.71	661.90	₱ 6,347.61	GBP 90.68
	42nd Downpayment due on	16-May-28	5,685.89	662.10	₱ 6,347.99	GBP 90.69

PAYMENT SCHEDULE: BALANCE			
Bank Guarantee must be submitted on or before	16-Dec-27		
DUE AND PAYABLE ON	16-Jun-28	₱ 1,186,400.00	GBP 16,948.57
(Loanable from a Financing Institution)			

NOTE:

- In the event of an increase in Other Charges, ACCENDO COMMERCIAL CORP. 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

4. For Bank Financing Program, Buyer is required to issue a post-dated check(s) covering the balance lump-sum payment to guarantee the timely issuance of the bank guarantee. Upon Seller's receipt of the bank guarantee, the relevant lumpsum check(s) shall be returned to the Buyer. If no bank guarantee is received by the Seller, and unless advised otherwise on or before thirty (30) days before due date, the Buyer is deemed to have opted direct payment on due date, whether by deposit of the relevant post-dated check or auto-debit instructions to his designated bank, without need of demand nor notice.

5. All payments covering the due dates and amounts above should be made payable to ACCENDO COMMERCIAL CORP..

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Payment Option 2: Stretch Downpayment

**AVIDA LAND CORP.
CUSTOMER SERVICE UNIT
AVIDA TOWERS ABREEZA
SAMPLE COMPUTATION ONLY**

Tower	Unit	Floor	Floor Area	Model		
2	11	1ST PODIUM	12.50 sqm to 134.55 sqft	COVERED PARKING		
					GBP 1 = PHP 70	
SELLING PRICE					P 1,344,000.00	GBP 19,200.00
Other Charges					P 139,000.00	GBP 1,985.71
TOTAL RECEIVABLE					P 1,483,000.00	GBP 21,185.71
DOWNPAYMENT						
Downpayment (20% of Selling Price)					P 268,800.00	GBP 3,840.00
Total Other Charges & Fees					P 27,800.00	GBP 397.14
TOTAL REQUIRED DOWNPAYMENT					P 296,600.00	GBP 4,237.14
Less: Reservation Fee					P 30,000.00	GBP 428.57
					16-Nov-24	
SCHEDULE OF DOWNPAYMENT AND OTHERS CHARGES					P 266,600.00	GBP 3,808.57
Spot Downpayment (10% of Selling Price)					P 104,400.00	GBP 1,491.43
Other Charges					P 13,900.00	GBP 198.57
Total Spot DP and Other Charges payable on or before:					P 118,300.00	GBP 1,690.00
					16-Dec-24	
Stretched Downpayment (10% of Selling Price)					P 134,400.00	GBP 1,920.00
Other Charges					P 13,900.00	GBP 198.57
Total Stretched DP and Other Charges payable in 42 months					P 148,300.00	GBP 2,118.57

42	Months Schedule	Due Date	Monthly Payment	Other Charges	Total Monthly Payment	In GBP
1st	Downpayment due on	17-Jan-25	3,200.00	330.95	P 3,530.95	GBP 50.44
2nd	Downpayment due on	17-Feb-25	3,200.00	330.95	P 3,530.95	GBP 50.44
3rd	Downpayment due on	17-Mar-25	3,200.00	330.95	P 3,530.95	GBP 50.44
4th	Downpayment due on	17-Apr-25	3,200.00	330.95	P 3,530.95	GBP 50.44
5th	Downpayment due on	17-May-25	3,200.00	330.95	P 3,530.95	GBP 50.44
6th	Downpayment due on	17-Jun-25	3,200.00	330.95	P 3,530.95	GBP 50.44
7th	Downpayment due on	17-Jul-25	3,200.00	330.95	P 3,530.95	GBP 50.44
8th	Downpayment due on	17-Aug-25	3,200.00	330.95	P 3,530.95	GBP 50.44
9th	Downpayment due on	17-Sep-25	3,200.00	330.95	P 3,530.95	GBP 50.44
10th	Downpayment due on	17-Oct-25	3,200.00	330.95	P 3,530.95	GBP 50.44
11th	Downpayment due on	17-Nov-25	3,200.00	330.95	P 3,530.95	GBP 50.44
12th	Downpayment due on	17-Dec-25	3,200.00	330.95	P 3,530.95	GBP 50.44
13th	Downpayment due on	17-Jan-26	3,200.00	330.95	P 3,530.95	GBP 50.44
14th	Downpayment due on	17-Feb-26	3,200.00	330.95	P 3,530.95	GBP 50.44
15th	Downpayment due on	17-Mar-26	3,200.00	330.95	P 3,530.95	GBP 50.44
16th	Downpayment due on	17-Apr-26	3,200.00	330.95	P 3,530.95	GBP 50.44
17th	Downpayment due on	17-May-26	3,200.00	330.95	P 3,530.95	GBP 50.44
18th	Downpayment due on	17-Jun-26	3,200.00	330.95	P 3,530.95	GBP 50.44
19th	Downpayment due on	17-Jul-26	3,200.00	330.95	P 3,530.95	GBP 50.44
20th	Downpayment due on	17-Aug-26	3,200.00	330.95	P 3,530.95	GBP 50.44
21st	Downpayment due on	17-Sep-26	3,200.00	330.95	P 3,530.95	GBP 50.44
22nd	Downpayment due on	17-Oct-26	3,200.00	330.95	P 3,530.95	GBP 50.44
23rd	Downpayment due on	17-Nov-26	3,200.00	330.95	P 3,530.95	GBP 50.44
24th	Downpayment due on	17-Dec-26	3,200.00	330.95	P 3,530.95	GBP 50.44
25th	Downpayment due on	17-Jan-27	3,200.00	330.95	P 3,530.95	GBP 50.44
26th	Downpayment due on	17-Feb-27	3,200.00	330.95	P 3,530.95	GBP 50.44
27th	Downpayment due on	17-Mar-27	3,200.00	330.95	P 3,530.95	GBP 50.44
28th	Downpayment due on	17-Apr-27	3,200.00	330.95	P 3,530.95	GBP 50.44
29th	Downpayment due on	17-May-27	3,200.00	330.95	P 3,530.95	GBP 50.44
30th	Downpayment due on	17-Jun-27	3,200.00	330.95	P 3,530.95	GBP 50.44
31st	Downpayment due on	17-Jul-27	3,200.00	330.95	P 3,530.95	GBP 50.44
32nd	Downpayment due on	17-Aug-27	3,200.00	330.95	P 3,530.95	GBP 50.44
33rd	Downpayment due on	17-Sep-27	3,200.00	330.95	P 3,530.95	GBP 50.44
34th	Downpayment due on	17-Oct-27	3,200.00	330.95	P 3,530.95	GBP 50.44
35th	Downpayment due on	17-Nov-27	3,200.00	330.95	P 3,530.95	GBP 50.44
36th	Downpayment due on	17-Dec-27	3,200.00	330.95	P 3,530.95	GBP 50.44
37th	Downpayment due on	17-Jan-28	3,200.00	330.95	P 3,530.95	GBP 50.44
38th	Downpayment due on	17-Feb-28	3,200.00	330.95	P 3,530.95	GBP 50.44
39th	Downpayment due on	17-Mar-28	3,200.00	330.95	P 3,530.95	GBP 50.44
40th	Downpayment due on	17-Apr-28	3,200.00	330.95	P 3,530.95	GBP 50.44
41st	Downpayment due on	17-May-28	3,200.00	330.95	P 3,530.95	GBP 50.44
42nd	Downpayment due on	17-Jun-28	3,200.00	331.05	P 3,531.05	GBP 50.44

PAYMENT SCHEDULE: BALANCE

Bank Guarantee must be submitted on or before	17-Jan-28		
DUE AND PAYABLE ON	17-Jul-28	P 1,186,400.00	GBP 16,948.57
(Loanable from a Financing Institution)			

- NOTE:**
- In the event of an increase in Other Charges, ACCENDO COMMERCIAL CORP. has the right to charge the Purchaser as mandated in the CTS & DAS.
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