

**The Point Residences**  
**Sample Computation For Lot Purchases**



**Lot No.:** 18  
**Total Lot Area:** 414  
**Php/Sqm:** PHP 8,395  
**Total Lot Price:** PHP 3,475,530

PLAN	DETAILS	TERM	DP	DISCOUNT	INTEREST RATE	RESERVE FEE	OTHER CHARGES	MONTHLY AMORTIZATION
1	Cash Payment With 12% Discount	1	0%	12.0%	0%	50,000	50,000	-
2	12 mos, No DP, 3% Discount, No Interest	12	0%	3.0%	0%	50,000	50,000	276,772
3	12 mos, 20% DP, 5% Discount, 0% Interest	12	20%	5.0%	0%	50,000	50,000	215,950
4	24 mos, No DP, 12% Interest	24	0%	0.0%	12%	50,000	50,000	165,959
5	24 mos, 20% DP, No Discount, No Interest	24	20%	0.0%	0%	50,000	50,000	113,768
6	60 mos, Payment with 35% DP, No Discount & 12% Interest Rate	60	35%	0.0%	12%	50,000	50,000	50,143
7	60 mos, Payment with 20% DP, No Discount & 12% Interest Rate	60	20%	0.0%	12%	50,000	50,000	61,715
8	60 mos Payment with 10% DP & 12% Interest Rate	60	10%	0.0%	12%	50,000	50,000	60,469

**\*\* Note:** Other Charges are paid to different government agencies (BIR, RD, LGU) and were computed based on rulings effective as of date of reservation.  
 Any increases in fees and taxes relating to the sale and title transfer as may be imposed by law prior to or at the time of registration of the sale shall be for the account of the buyer. All updates will be advised as soon as available.

**\*\*\* Note:** Thunderbird Resorts reserves the right to correct any error appearing on this page.  
 The Reservation fee is non-refundable in the case of cancellation or withdrawal by the buyer.  
 Prices are subject to change without prior notice.

**House Construction Cost with IMPACT ASIA CONCEPTS & SOLUTIONS**

Spearheading the way to making The Point Residences a reality, Thunderbird Resorts's sister company, Impact Asia Concepts & Solutions will be taking the lead as general contractor, architectural and interior designer in this most exciting real estate development in La Union.

SELENE MODEL HOUSE	
Construction Cost -	35,000.00 per sqm
Floor Area -	136 sqm
<b>Total Construction Cost -</b>	<b>4,760,000</b>
Features -	2 bedrooms
ATHENA MODEL HOUSE	
Construction Cost -	35,000.00 per sqm
Floor Area -	160 sqm
<b>Total Construction Cost -</b>	<b>5,600,000</b>
Features -	3 bedrooms
ALEXA MODEL HOUSE	
Construction Cost -	35,000.00 per sqm
Floor Area -	158 sqm
<b>Total Construction Cost -</b>	<b>5,530,000</b>
Features -	3 bedrooms
APHRODITE MODEL HOUSE	
Construction Cost -	35,000.00 per sqm
Floor Area -	243 sqm
<b>Total Construction Cost -</b>	<b>8,505,000</b>
Features -	3 bedrooms

**Model Houses**

