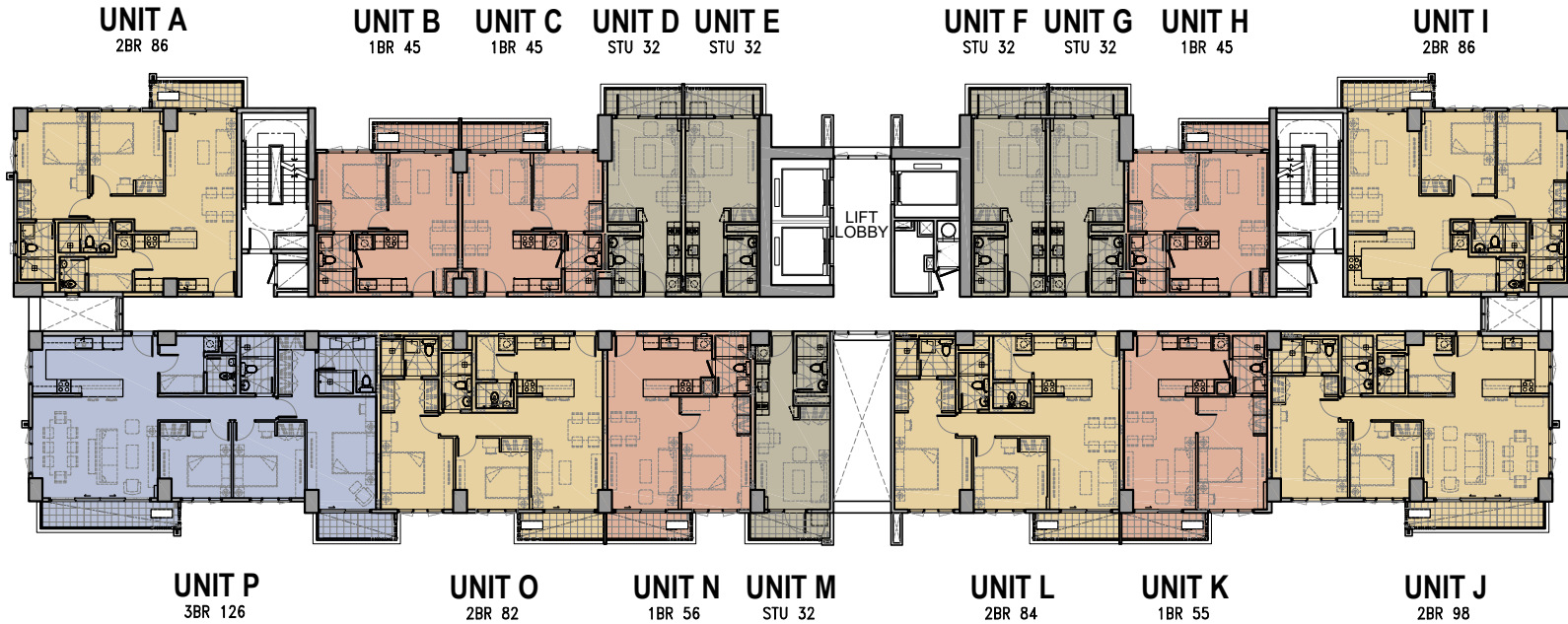
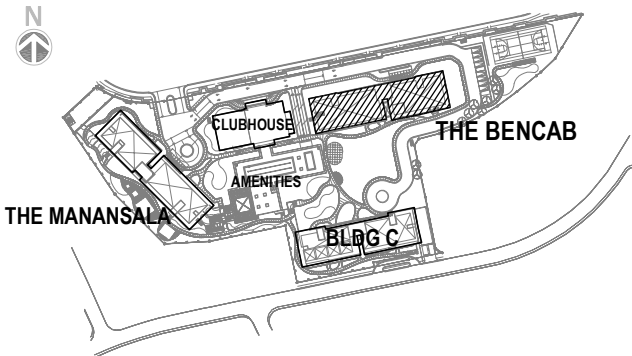


# THE BENCAB

AT ROCKWELL CENTER NEPO, ANGELES



## 3RD - 17TH FLOOR



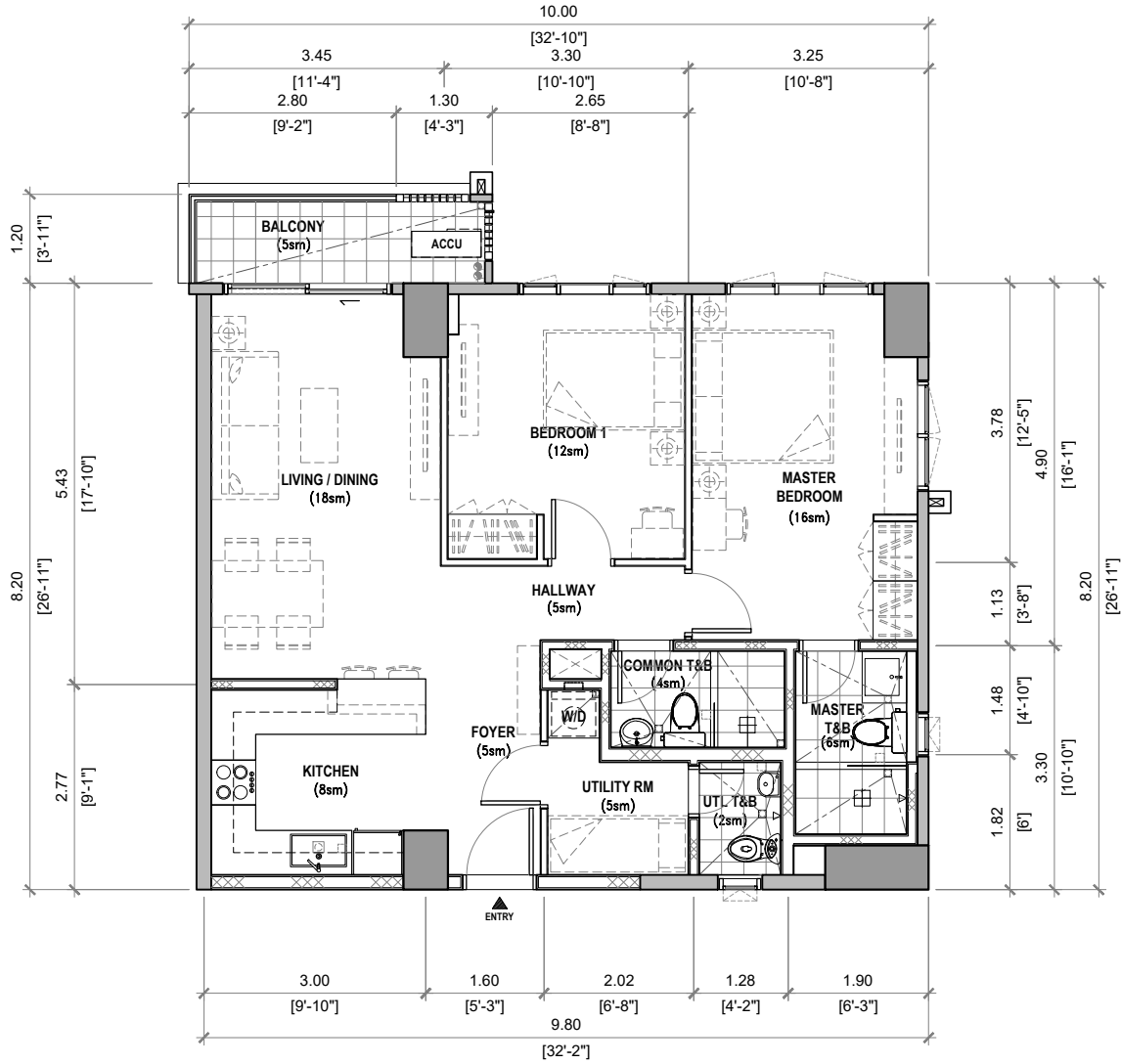
**LEGEND:**

<span style="display:inline-block; width:15px; height:10px; background-color:#808080; border:1px solid black;"></span> STUDIO UNIT	32 SQM (5)
<span style="display:inline-block; width:15px; height:10px; background-color:#C06040; border:1px solid black;"></span> 1 BEDROOM UNIT	45 - 56 SQM (5)
<span style="display:inline-block; width:15px; height:10px; background-color:#E0C060; border:1px solid black;"></span> 2 BEDROOM UNIT	82 - 98 SQM (5)
<span style="display:inline-block; width:15px; height:10px; background-color:#A0C0E0; border:1px solid black;"></span> 3 BEDROOM UNIT	126 SQM (1)
TOTAL UNITS PER FLOOR: 16	

The above information and drawings are conceptual and subject to change without prior notice. The Developer reserves the right to make additions, deletions and modifications to the drawings as the Developer may deem appropriate or desirable. MAY 2023.

# THE BENCAB

AT ROCKWELL CENTER NEPO, ANGELES



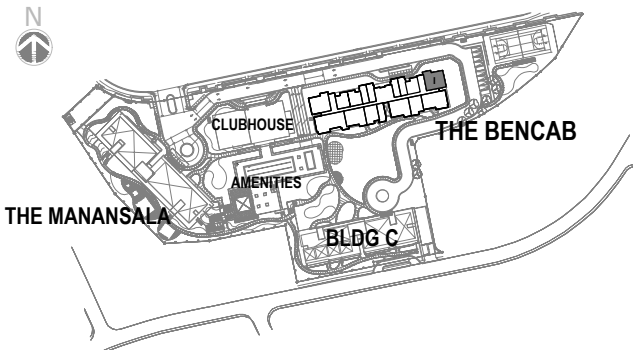
**AREAS:**

FOYER	5 sm
LIVING / DINING	18 sm
KITCHEN	8 sm
HALLWAY	5 sm
MASTER BEDROOM	16 sm
MASTER BEDROOM T&B	6 sm
BEDROOM 1	12 sm
COMMON T&B	4 sm
UTILITY	5 sm
UTILITY T&B	2 sm
BALCONY	5 sm

TOTAL AREA : **86 sm**

LEVEL : 3RD-17TH

UNIT TYPE : **UNIT I**  
2-BEDROOM



**KEYPLAN**  
3RD - 17TH FLOOR



The above information and drawings are conceptual and subject to change without prior notice. The Developer reserves the right to make additions, deletions and modifications to the drawings as the Developer may deem appropriate or desirable. **MAY 2023.**

**ROCKWELL NEPO**  
DEVELOPMENT CORP.  
MAY 19 2023

# THE BENCAB

BY ROCKWELL AT NEPO CENTER

Unit price with VAT: Condo Unit	PHP	21,592,300.00
Unit price with VAT: Parking Slot (1)		1,450,000.00
<b>Total Price</b>		<b>23,042,300.00</b>
<b>Total Contract Price</b>	<b>PHP</b>	<b>23,042,300.00</b>

Purchaser/s:  
 Reservation Date: April 2024  
 Project: The BenCab  
 Tower: CAB  
 Unit Number: CAB-6I  
 Unit Type: Two Bedroom  
 Area: 86 sqm. / 925.36 sq.ft  
 Orientation: North  
 Payment Term: 10-25-65

			Amount	Due Date
<b>Reservation Fee</b>		<b>PHP</b>	<b>100,000.00</b>	April 2024
<b>10.00% Downpayment</b>		<b>PHP</b>	<b>2,204,230.00</b>	28-May-24
<b>25.00% Amortization</b>	<b>30 months equal payment</b>	<b>PHP</b>	<b>5,760,575.00</b>	
	1	PHP	192,019.17	28-Jun-24
	2	PHP	192,019.17	28-Jul-24
	3	PHP	192,019.17	28-Aug-24
	4	PHP	192,019.17	28-Sep-24
	5	PHP	192,019.17	28-Oct-24
	6	PHP	192,019.17	28-Nov-24
	7	PHP	192,019.17	28-Dec-24
	8	PHP	192,019.17	28-Jan-25
	9	PHP	192,019.17	28-Feb-25
	10	PHP	192,019.17	28-Mar-25
	11	PHP	192,019.17	28-Apr-25
	12	PHP	192,019.17	28-May-25
	13	PHP	192,019.17	28-Jun-25
	14	PHP	192,019.17	28-Jul-25
	15	PHP	192,019.17	28-Aug-25
	16	PHP	192,019.17	28-Sep-25
	17	PHP	192,019.17	28-Oct-25

18	PHP	192,019.17	28-Nov-25
19	PHP	192,019.17	28-Dec-25
20	PHP	192,019.17	28-Jan-26
21	PHP	192,019.17	28-Feb-26
22	PHP	192,019.17	28-Mar-26
23	PHP	192,019.17	28-Apr-26
24	PHP	192,019.17	28-May-26
25	PHP	192,019.17	28-Jun-26
26	PHP	192,019.17	28-Jul-26
27	PHP	192,019.17	28-Aug-26
28	PHP	192,019.17	28-Sep-26
29	PHP	192,019.17	28-Oct-26
30	PHP	192,019.17	28-Nov-26
<b>65.00% Upon Turnover</b>	<b>PHP</b>	<b>14,977,495.00</b>	December 2026
<b>Total Contract Price</b>	<b>PHP</b>	<b>23,042,300.00</b>	

- \* 1 parking slot included
- \* Kitchen rangehood included
- \* Documentary stamps tax, value added tax, transfer tax, registration fee, assurance fund and other fees, taxes and expenses for the transfer of the title to the unit in the name of the Purchaser shall be exclusively borne by the Purchaser
- \* The Purchaser expressly acknowledges that the fixtures, finishes, upgrades and furniture installed, or shown in the model units, product brochures, print advertisements and other marketing peripherals are purely for illustration purposes and are not included in the sale of the unit.
- \* All checks payable to ROCKWELL NEPO DEVELOPMENT CORPORATION.
- \* Extended payment term is not applicable if the upon turnover balance is bank financed

<b>Handover / Transfer Fees (estimated at 3% of TCP)</b>
PHP 691,269.00

THE  
**BENCAB**  
BY ROCKWELL AT NEPO CENTER

Unit price with VAT: Condo Unit	PHP	21,592,300.00
Unit price with VAT: Parking Slot (1)		1,450,000.00
<b>Total Price</b>		<b>23,042,300.00</b>
<b>Total Contract Price</b>	<b>PHP</b>	<b>23,042,300.00</b>

**Purchaser/s:**

Reservation Date: April 2024  
 Project: The BenCab  
 Tower: CAB  
 Unit Number: CAB-6I  
 Unit Type: Two Bedroom  
 Area: 86 sqm. / 925.36 sq.ft  
 Orientation: North  
 Payment Term: 10-25-65

		Amount	Due Date
<b>Reservation Fee</b>	<b>PHP</b>	<b>100,000.00</b>	April 2024
<b>10.00% Downpayment</b>	<b>PHP</b>	<b>2,204,230.00</b>	28-May-24
<b>12.50% Amortization</b>	<b>PHP</b>	<b>2,880,287.50</b>	
<b>30 months equal payment</b>			
1	PHP	96,009.58	28-Jun-24
2	PHP	96,009.58	28-Jul-24
3	PHP	96,009.58	28-Aug-24
4	PHP	96,009.58	28-Sep-24
5	PHP	96,009.58	28-Oct-24
6	PHP	96,009.58	28-Nov-24
7	PHP	96,009.58	28-Dec-24
<b>3.125% Lumpsum</b>	<b>PHP</b>	<b>720,071.88</b>	<b>28-Dec-24</b>
8	PHP	96,009.58	28-Jan-25
9	PHP	96,009.58	28-Feb-25
10	PHP	96,009.58	28-Mar-25
11	PHP	96,009.58	28-Apr-25
12	PHP	96,009.58	28-May-25
13	PHP	96,009.58	28-Jun-25
14	PHP	96,009.58	28-Jul-25
<b>3.125% Lumpsum</b>	<b>PHP</b>	<b>720,071.88</b>	<b>28-Jul-25</b>
15	PHP	96,009.58	28-Aug-25
16	PHP	96,009.58	28-Sep-25
17	PHP	96,009.58	28-Oct-25

	18	PHP	96,009.58	28-Nov-25
	19	PHP	96,009.58	28-Dec-25
	20	PHP	96,009.58	28-Jan-26
	21	PHP	96,009.58	28-Feb-26
<b>3.125% Lumpsum</b>		<b>PHP</b>	<b>720,071.88</b>	<b>28-Feb-26</b>
	22	PHP	96,009.58	28-Mar-26
	23	PHP	96,009.58	28-Apr-26
	24	PHP	96,009.58	28-May-26
	25	PHP	96,009.58	28-Jun-26
	26	PHP	96,009.58	28-Jul-26
	27	PHP	96,009.58	28-Aug-26
	28	PHP	96,009.58	28-Sep-26
<b>3.125% Lumpsum</b>		<b>PHP</b>	<b>720,071.88</b>	<b>28-Sep-26</b>
	29	PHP	96,009.58	28-Oct-26
	30	PHP	96,009.58	28-Nov-26
<b>65.00% Upon Turnover</b>		<b>PHP</b>	<b>14,977,495.00</b>	December 2026
<b>Total Contract Price</b>		<b>PHP</b>	<b>23,042,300.00</b>	

\* 1 parking slot included

\* Kitchen rangehood included

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Handover / Transfer Fees (estimated at 3% of TCP)
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PHP 691,269.00
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