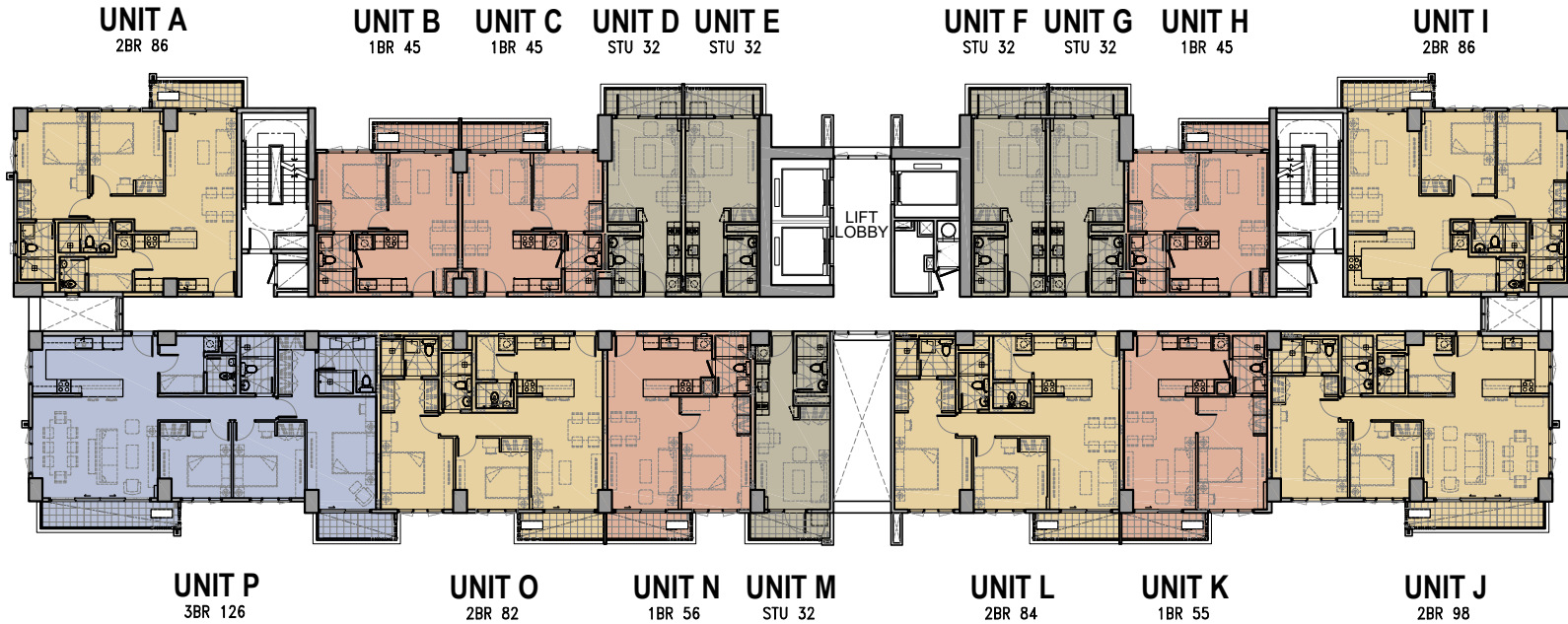
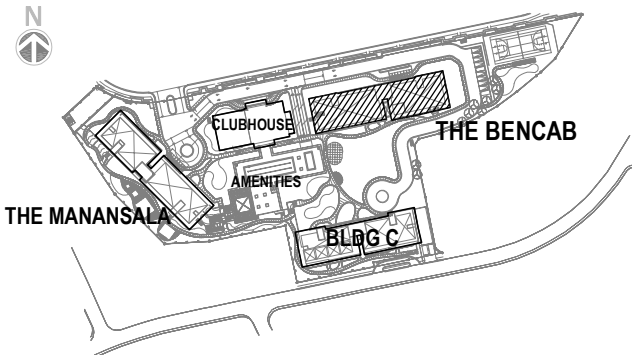


THE BENCAB

AT ROCKWELL CENTER NEPO, ANGELES



3RD - 17TH FLOOR



KEYPLAN

LEGEND:

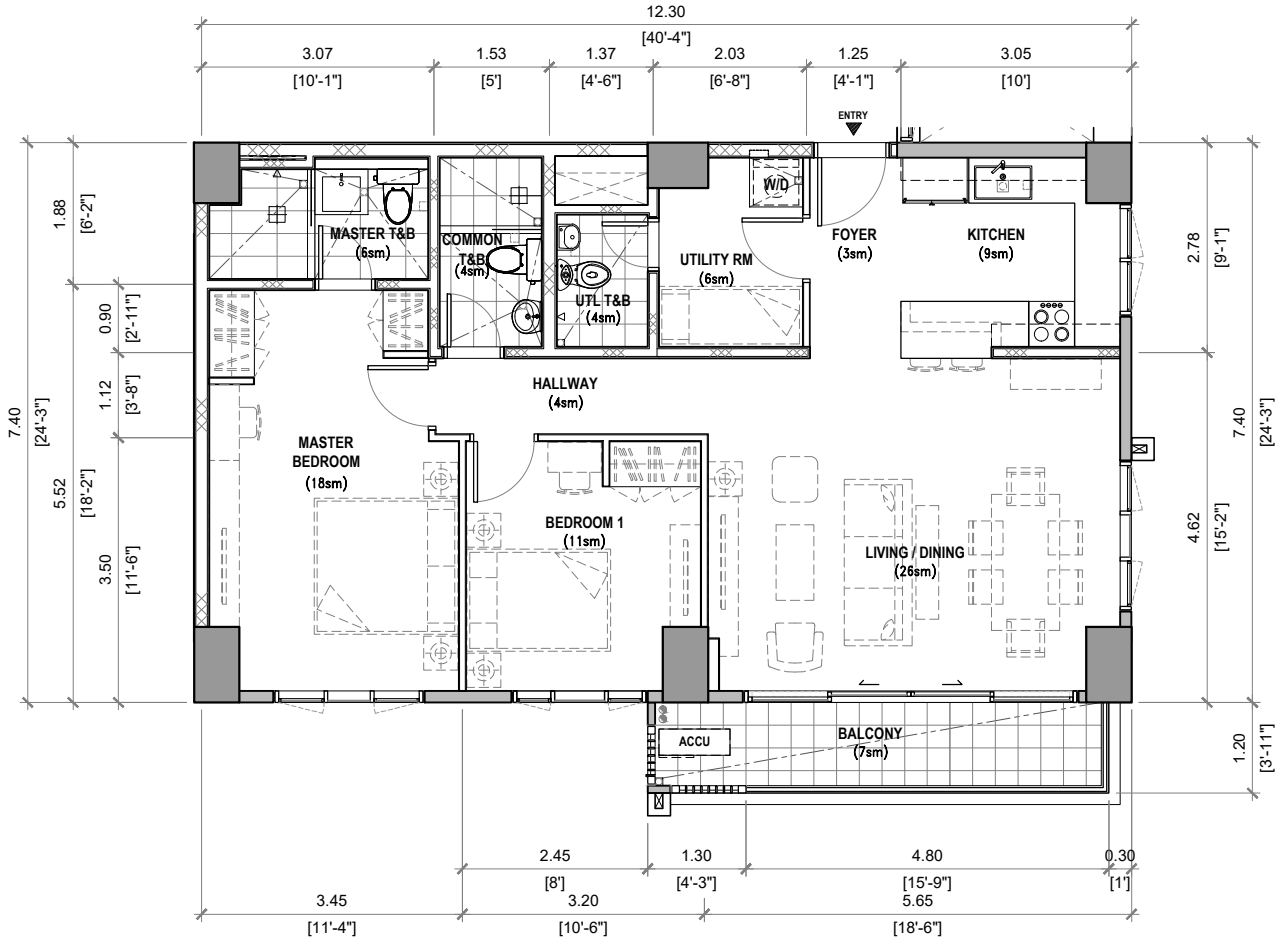
 STUDIO UNIT	32 SQM (5)
 1 BEDROOM UNIT	45 - 56 SQM (5)
 2 BEDROOM UNIT	82 - 98 SQM (5)
 3 BEDROOM UNIT	126 SQM (1)

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



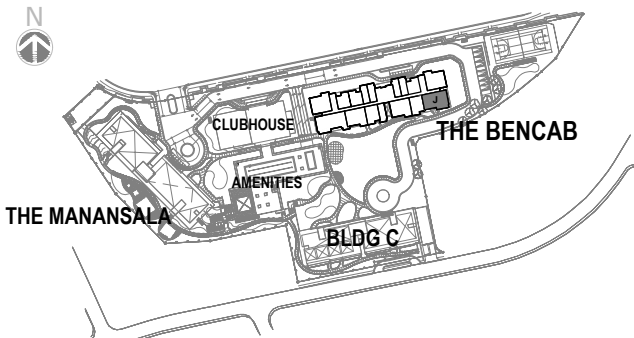
AREAS:

FOYER	3 sm
LIVING / DINING	26 sm
KITCHEN	9 sm
HALLWAY	4 sm
MASTER BEDROOM	18 sm
MASTER BEDROOM T&B	6 sm
BEDROOM 1	11 sm
COMMON T&B	4 sm
UTILITY	6 sm
UTILITY T&B	4 sm
BALCONY	7 sm

TOTAL AREA : **98 sm**

LEVEL : 3RD-17TH

UNIT TYPE : **UNIT J**
2-BEDROOM



KEYPLAN
3RD - 17TH FLOOR



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ROCKWELL NEPO
DEVELOPMENT CORP.
MAY 19 2023

THE
BENCAB
BY ROCKWELL AT NEPO CENTER

Unit price with VAT: Condo Unit	PHP	25,953,500.00
Unit price with VAT: Condo Parking Slot (1)		1,450,000.00
Total Contract Price		27,403,500.00
Total Contract Price	PHP	27,403,500.00

Purchaser/s:
Reservation Date: April 2024
Project: The BenCab
Tower: CAB
Unit Number: CAB-7J
Unit Type: Two Bedroom
Area: 98 sqm. / 1054.48 sq.ft
Orientation: South
Payment Term: 10-25-65

		Amount	Due Date
Reservation Fee	PHP	100,000.00	April 2024
10% Downpayment	PHP	2,640,350.00	28-May-24
25% Amortization	30 months equal payments PHP	6,850,875.00	
1	PHP	228,362.50	28-Jun-24
2	PHP	228,362.50	28-Jul-24
3	PHP	228,362.50	28-Aug-24
4	PHP	228,362.50	28-Sep-24
5	PHP	228,362.50	28-Oct-24
6	PHP	228,362.50	28-Nov-24
7	PHP	228,362.50	28-Dec-24
8	PHP	228,362.50	28-Jan-25
9	PHP	228,362.50	28-Feb-25
10	PHP	228,362.50	28-Mar-25
11	PHP	228,362.50	28-Apr-25
12	PHP	228,362.50	28-May-25
13	PHP	228,362.50	28-Jun-25
14	PHP	228,362.50	28-Jul-25
15	PHP	228,362.50	28-Aug-25
16	PHP	228,362.50	28-Sep-25
17	PHP	228,362.50	28-Oct-25
18	PHP	228,362.50	28-Nov-25
19	PHP	228,362.50	28-Dec-25
20	PHP	228,362.50	28-Jan-26
21	PHP	228,362.50	28-Feb-26
22	PHP	228,362.50	28-Mar-26
23	PHP	228,362.50	28-Apr-26
24	PHP	228,362.50	28-May-26
25	PHP	228,362.50	28-Jun-26

	26	PHP	228,362.50	28-Jul-26
	27	PHP	228,362.50	28-Aug-26
	28	PHP	228,362.50	28-Sep-26
	29	PHP	228,362.50	28-Oct-26
	30	PHP	228,362.50	28-Nov-26
	31	PHP	228,362.50	28-Dec-26
65% Upon Turnover		PHP	17,812,275.00	December 2026
Total Contract Price		PHP	27,403,500.00	

- * 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.
- * Extended payment term is not applicable if the upon turnover balance is bank financed

Purchaser/s:

Handover / Transfer Fees (estimated at 3% of TCP)
PHP 822,105.00