



**TAMARIND RIDGE
PRICE LIST (SMALLER LOT CUTS)**

EFFECTIVE JULY 11, 2014

SPOT CASH / CASH

Phase 1

ITEM No.	BLK No.	LOT No.	LOT AREA (sqm)	BASE PRICE	PROMO PRICE (WITH 10% DISC)	CASH PRICE IN 30 DAYS (WITH 7.5% DISC)	CASH PRICE IN 60 DAYS (WITH 4.0% DISC)	CASH PRICE IN 90 DAYS (WITH 2.0% DISC)
1	4-A	1*	179.00	824,200.00	741,780.00	686,146.50	712,108.80	726,944.40
2	4-A	2*	179.00	841,100.00	756,990.00	700,215.75	726,710.40	741,850.20
3	4-A	3	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
4	4-A	4	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
5	4-A	5	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
6	4-A	6	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
7	4-A	7	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
8	4-A	8	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
9	4-A	9	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
10	4-A	10	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
11	4-A	11	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
12	4-A	12	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
13	4-A	13	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
14	4-A	14	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
15	4-A	15	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
16	4-A	16	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
17	4-A	17	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
18	4-A	18	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
19	4-A	19	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
20	4-A	20	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
21	4-A	21	155.00	684,300.00	615,870.00	569,679.75	591,235.20	603,552.60
22	4-A	22	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
23	4-A	23*	249.00	1,146,400.00	1,031,760.00	954,378.00	990,489.60	1,011,124.80
24	4-A	24	155.00	699,000.00	629,100.00	581,917.50	603,936.00	616,518.00
25	4-A	25*	375.00	1,761,900.00	1,585,710.00	1,466,781.75	1,522,281.60	1,553,995.80
26	5-A	1*	171.00	787,300.00	708,570.00	655,427.25	680,227.20	694,398.60
27	5-A	2	167.00	747,900.00	673,110.00	622,626.75	646,185.60	659,647.80
28	5-A	3*	140.00	644,600.00	580,140.00	536,629.50	556,934.40	568,537.20
29	5-A	4	131.00	586,700.00	528,030.00	488,427.75	506,908.80	517,469.40
30	5-A	5	221.00	975,700.00	878,130.00	812,270.25	843,004.80	860,567.40
31	5-A	6	214.00	944,700.00	850,230.00	786,462.75	816,220.80	833,225.40
32	5-A	7	208.00	918,300.00	826,470.00	764,484.75	793,411.20	809,940.60
33	5-A	8	206.00	909,500.00	818,550.00	757,158.75	785,808.00	802,179.00
34	5-A	9	204.00	900,600.00	810,540.00	749,749.50	778,118.40	794,329.20
35	5-A	10	199.00	878,600.00	790,740.00	731,434.50	759,110.40	774,925.20
36	5-A	11	191.00	843,300.00	758,970.00	702,047.25	728,611.20	743,790.60
37	5-A	12	184.00	812,300.00	731,070.00	676,239.75	701,827.20	716,448.60
38	5-A	13	177.00	781,500.00	703,350.00	650,598.75	675,216.00	689,283.00
39	5-A	14	170.00	750,600.00	675,540.00	624,874.50	648,518.40	662,029.20
40	5-A	15	163.00	719,600.00	647,640.00	599,067.00	621,734.40	634,687.20
41	5-A	16	156.00	688,700.00	619,830.00	573,342.75	595,036.80	607,433.40
42	5-A	17	149.00	657,900.00	592,110.00	547,701.75	568,425.60	580,267.80
43	5-A	18	142.00	626,900.00	564,210.00	521,894.25	541,641.60	552,925.80

*Acctg - Jan 7/14/14
Jpd 7/14/14*

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Phase 1								
ITEM No.	BLK No.	LOT No.	LOT AREA (sqm)	BASE PRICE	PROMO PRICE (WITH 10% DISC)	CASH PRICE IN 30 DAYS (WITH 7.5% DISC)	CASH PRICE IN 60 DAYS (WITH 4.0% DISC)	CASH PRICE IN 90 DAYS (WITH 2.0% DISC)
44	5-A	19	173.00	763,800.00	687,420.00	635,863.50	659,923.20	673,671.60

Phase 2								
ITEM No.	BLK No.	LOT No.	LOT AREA (sqm)	BASE PRICE	PROMO PRICE (WITH 5% DISC)	CASH PRICE IN 30 DAYS (WITH 7.5% DISC)	CASH PRICE IN 60 DAYS (WITH 4.0% DISC)	CASH PRICE IN 90 DAYS (WITH 2.0% DISC)
1	9-A	1	119.00	578,000.00	549,100.00	507,917.50	527,136.00	538,118.00
2	9-A	2	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
3	9-A	3	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
4	9-A	4	162.00	766,300.00	727,985.00	673,386.13	698,865.60	713,425.30
5	9-A	5	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
6	9-A	6	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
7	9-A	7	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
8	9-A	8	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
9	9-A	9	126.00	596,000.00	566,200.00	523,735.00	543,552.00	554,876.00
10	9-A	10	168.00	794,700.00	754,965.00	698,342.63	724,766.40	739,865.70
11	12-A	1*	181.00	1,027,400.00	976,030.00	902,827.75	936,988.80	956,509.40
12	12-A	2*	220.00	1,103,100.00	1,047,945.00	969,349.13	1,006,027.20	1,026,986.10
13	12-A	4	119.00	574,200.00	545,490.00	504,578.25	523,670.40	534,580.20
14	12-A	6	119.00	574,200.00	545,490.00	504,578.25	523,670.40	534,580.20
15	12-A	8	119.00	574,200.00	545,490.00	504,578.25	523,670.40	534,580.20
16	12-A	10	119.00	574,200.00	545,490.00	504,578.25	523,670.40	534,580.20
17	12-A	11*	180.00	1,021,700.00	970,615.00	897,818.88	931,790.40	951,202.70
18	12-A	12	119.00	563,000.00	534,850.00	494,736.25	513,456.00	524,153.00
19	12-A	13*	214.00	1,073,000.00	1,019,350.00	942,898.75	978,576.00	998,963.00

-Final Block & Lot number and Lot Areas are subject to change based on the approved survey plan. Land titles will be available by 2nd Quarter of 2015

* corner lot

Notes:

- Prices are subject to change without prior notice.
- Spot cash buyer or cash buyer who will pay within 30days is entitled to a 7.5% Discount.
- Mortgage Redemption Insurance (MRI) is not included.
- Please refer to List of Discount & Factor Rates for other terms of payment.
- Buyer shall enter into contract under in-house financing with the seller. Should the buyer wish to convert the account to bank financing or any other government financing, the conversion shall be subject to seller's prior approval, in consideration of the specific bank requirements and availability of titles. In case the account is converted to financing other than the seller's in-house financing, the Total Contract Price/ Balance Due shall be subject to recomputation.

The price above excludes the following charges:

- 1 Registration fee and other expenses
- 2 Documentary Stamp Tax
- 3 Transfer Tax
- 4 Notarial and Documentation Fees
- 5 Administrative / Processing Fee
- 6 Real Property Tax
- 7 Connection Fee (Water and Electric)
- 8 Meter Deposit (Water and Electric)
- 9 Fire and Other Perils Insurance
- 10 Joining Fee, Association Dues and Other Assessment Fees (if Homeowners Association has already been set-up, these fees shall be paid to the Homeowners Association)

Acctg - 7/14/14
7/14/14
7/14/14
7/14/14



D M C
URBAN PROPERTY DEVELOPERS
I N C O R P O R A T E D

Homeowner
EXTENDED UNTIL AUGUST 31, 2014

VALID ONLY UNTIL MAY 31, 2014

EXTENDED UNTIL JULY 31, 2014

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**TAMARIND RIDGE Ph1
PRICE LIST**
Summer Fun Fest Promo for RFO House & Lot Package

House Model	Chester 57	Chester 57	Richmond 59	Richmond 59
Blk & Lot No.	Blk 2 Lot 9	Blk 3 Lot 7	Blk 2 Lot 5	Blk 3 Lot 15
Lot Area	171.00	171.00	171.00	171.00
Gross Floor Area	82.09	82.09	92.30	92.30
Base Price	2,921,200	2,867,300	3,120,000	3,066,100
Less: Promo Discount (10%)	(292,120)	(286,730)	(312,000)	(306,610)
Promo Price	2,629,080	2,580,570	2,808,000	2,759,490
Less: Special Limited Discount Valid until 5/31/14	(48,000)	(35,000)	(100,000)	(89,000)
Promo Price, Net of Special Limited Discount	2,581,080	2,545,570	2,708,000	2,670,490
Less: Cash Discount (7.5%)	(193,581)	(190,918)	(203,100)	(200,287)
Spot Cash Price	2,387,499	2,354,652	2,504,900	2,470,203

- PRICE ARE SUBJECT TO CHANGE WITHOUT PRIOR NOTICE

- PLEASE NOTE THAT THE HOUSE & LOT PACKAGES ABOVE WILL BE TURNED OVER TO THE BUYER UPON 10% PAYMENT OF ITS TOTAL CONTRACT PRICE (CLEARED WITH DEPOSITORY BANK) REGARDLESS OF THE AVALIED TERMS OF PAYMENT. STANDARD TURNOVER PROCEDURE SHALL APPLY.

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Notes

- Spot cash buyer or cash buyer who will pay within 30 days is entitled to a 7.5% Discount.
- Mortgage Redemption Insurance (MRI) is not included.
- Minimum applicable terms:
 - a. 5% 1st downpayment in 1 month, 15% 2nd downpayment in 12 months balance in 1, 2, 3, 4, 5 or 10 yrs
- Please refer to List of Discount & Factor Rates for other terms of payment.
- Buyer shall enter into contract under in-house financing with the seller. Should the buyer wish to convert the account to bank financing or any other government financing, the conversion shall be subject to seller's prior approval, in consideration of the specific bank requirements and availability of titles. In case the account is converted to financing other than the seller's in-house financing, the Total Contract Price/ Balance Due shall be subject to recomputation.

The prices shown here still exclude the following charges for the account of the Buyer:

- A. Expenses for the Transfer of Title to Buyer's Name (Amount payable to Seller)
 - 1 Registration fee and other expenses
 - 2 Documentary Stamp Tax
 - 3 Transfer Tax
 - 4 Notarial and Documentation Fees
 - 5 Administrative / Processing Fee
 - 6 Real Property Tax
- B. Charges on Utilities before move-in (Amount payable to Seller)
 - 1 Connection Fee (Water and Electric)
 - 2 Meter Deposit (Water and Electric)
 - 3 Fire Extinguisher
- C. Annual Fire and Other Perils Insurance premium (Amount payable to Seller). The annual charges will commence upon turn-over of unit until the TCP is fully paid by the Buyer to the Seller.
- D. Joining Fee, Association Dues and Other Assessment Fees (if Homeowners Association has already been set-up, these fees shall be paid to the Homeowners Association)

*Accty -> you 7/13/14
paid 7/13/14
L w/b/w*

10/8/13