

TOWER 1 PENTHOUSE FLOOR PLAN 39TH-40TH FLOOR

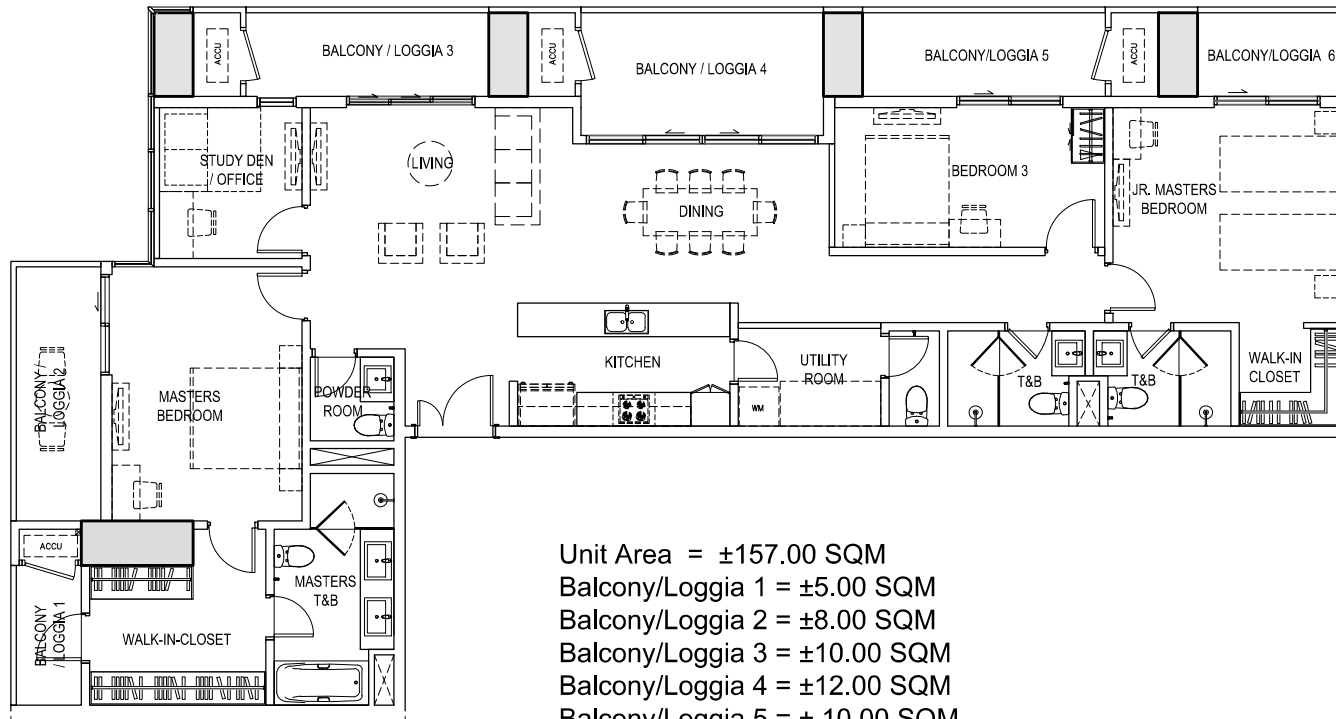
While every care has been taken in preparing this material, all plans, details and specifications contained herein are subject to change without prior notice and do not constitute part of any offer or contract. No warranty or representation is made by the Developer as to their accuracy. Furthermore, the Developer reserves the right to alter, deviate or dispense with the plans and specifications referred to herein to comply with certain building requirements such as but not limited to structural, mechanical, electrical, sanitary and plumbing requirements. In the event of alteration or deviation with the plans and specifications referred to herein, the Developer shall be rendered free and harmless from any liability arising therefrom. Furniture, appliances and equipment indicated herein are for illustrative purpose only and are not included in the deliverables.

Some views may currently be unobstructed. However, the Developer does not guarantee unobstructed views due to possible future development of neighboring lots. All drawings are not to scale.

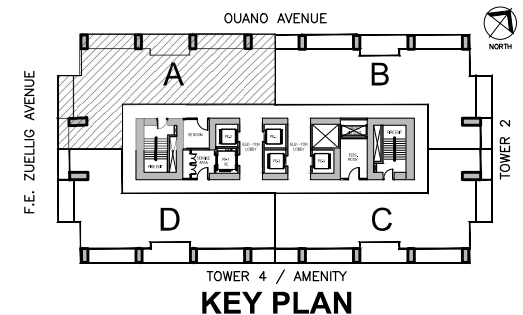


SITE DEVELOPMENT PLAN
ROBINSONS LAND CORPORATION
DATE ISSUED: May 19, 2023
This supersedes Penthouse Keyplan dated March 31, 2023

[Handwritten signatures and initials]



Unit Area = ± 157.00 SQM
 Balcony/Loggia 1 = ± 5.00 SQM
 Balcony/Loggia 2 = ± 8.00 SQM
 Balcony/Loggia 3 = ± 10.00 SQM
 Balcony/Loggia 4 = ± 12.00 SQM
 Balcony/Loggia 5 = ± 10.00 SQM
 Balcony/Loggia 6 = ± 5.00 SQM
 Total Area = ± 207.00 SQM



TOWER 1 UNIT A

3-BEDROOM UNIT WITH BALCONIES/LOGGIAS

PENTHOUSE FLOOR PLAN (39TH-40TH FLOOR)

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ROBINSONS LAND CORPORATION
 DATE ISSUED: May 19, 2023
 This supersedes Unitized Layout
 dated March 31, 2023



Project:	Mantawi Residences Tower 1	
Unit Type:	Penthouse	Regular
Unit:	39A	Podium 2
Area:	207	12.5
Reservation Fee:	PHP 100,000.00	PHP 50,000.00
Unit Price w/ VAT:	PHP 57,445,398.00	PHP 1,200,000.00

Sample Computation is valid until August 31, 2025 only

Investment overview as of

8/13/2025

OPTION 1: 99% IN 30 DAYS- 1% RETENTION ON THE 79TH MONTH		
	UNIT	PARKING
Gross Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 15.00% Payment Scheme Discount	PHP 8,616,809.70	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 45,956,318.40	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
99% in 30 days after reservation	PHP 45,396,755.22	PHP 1,138,000.00
1% Retention	PHP 459,563.18	PHP 12,000.00
6% Closing Fees	PHP 2,757,379.10	PHP 72,000.00

OPTION 2: 100% SPREAD OVER 79 MONTHS		
	UNIT	PARKING
Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 12.00% Payment Scheme Discount	PHP 6,893,447.76	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 47,679,680.34	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
Monthly Amortization in 79 months	PHP 602,274.43	PHP 14,556.96
6% Closing Fees	PHP 2,860,780.82	PHP 72,000.00

OPTION 3: 20% DOWNPAYMENT- 20% SPREAD OVER 77 MONTHS- 60% RETENTION ON THE 79TH MONTH		
	UNIT	PARKING
Unit Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 6.50% Payment Scheme Discount	PHP 3,733,950.87	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 50,839,177.23	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
20% Downpayment	PHP 10,067,835.45	PHP 190,000.00
20% Monthly Amortization in 77 months	PHP 132,049.81	PHP 6,857.14
60% Retention	PHP 30,503,506.34	PHP 720,000.00
6% Closing Fees	PHP 3,050,350.63	PHP 72,000.00

OPTION 4: 10% DOWNPAYMENT- 20% SPREAD OVER 77 MONTHS - 70% RETENTION ON THE 79TH MONTH		
	UNIT	PARKING
Unit Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 5.50% Payment Scheme Discount	PHP 3,159,496.89	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 51,413,631.21	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
10% Downpayment	PHP 5,041,363.12	PHP 70,000.00
20% Monthly Amortization in 77 months	PHP 133,541.90	PHP 3,116.88
70% Retention	PHP 35,989,541.85	PHP 840,000.00
6% Closing Fees	PHP 3,084,817.87	PHP 72,000.00

OPTION 5: 5% DOWNPAYMENT- 15% SPREAD OVER 77 MOS- 80% RETENTION ON THE 79TH MONTH		
	UNIT	PARKING
Unit Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 2.50% Payment Scheme Discount	PHP 1,436,134.95	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 53,136,993.15	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
5% Downpayment	PHP 2,556,849.66	PHP 10,000.00
15% Monthly Amortization in 77 months	PHP 103,513.62	PHP 2,337.66
80% Retention	PHP 42,509,594.52	PHP 960,000.00
6% Closing Fees	PHP 3,188,219.59	PHP 72,000.00

OPTION 6: 5% DOWNPAYMENT IN 6 MOS.- 15% SPREAD OVER 72 MOS.- 80% RETENTION ON THE 79TH MONTH		
	UNIT	PARKING
Unit Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 1.50% Payment Scheme Discount	PHP 861,680.97	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 53,711,447.13	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
5% Downpayment in 6 mos.	PHP 2,585,572.36	PHP 10,000.00
	PHP 430,928.73	PHP 1,666.67
15% Monthly Amortization in 72 months	PHP 111,898.85	PHP 2,500.00
80% Retention	PHP 42,969,157.70	PHP 960,000.00
6% Closing Fees	PHP 3,222,686.83	PHP 72,000.00

OPTION 7: NO DOWNPAYMENT- 20% SPREAD OVER 78 MONTHS - 80% RETENTION ON THE 79TH MONTH		
	UNIT	PARKING
Unit Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 0.00% Payment Scheme Discount	PHP 0.00	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 54,573,128.10	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
20% Monthly Amortization in 78 months	PHP 138,649.05	PHP 2,435.90
80% Retention	PHP 43,658,502.48	PHP 960,000.00
6% Closing Fees	PHP 3,274,387.69	PHP 72,000.00

OPTION 8: PRE-SELLING 120 MONTHS		
	UNIT	PARKING
Unit Price	PHP 57,445,398.00	PHP 1,200,000.00
Less: 0.00% Payment Scheme Discount	PHP 0.00	PHP 0.00
Less: 5.00% Special Discount (if applicable)	PHP 2,872,269.90	PHP 0.00
Less: 0.00% Loyalty Discount (if applicable)	PHP 0.00	PHP 0.00
Less: 0.00% Bulk Discount (if applicable)	PHP 0.00	PHP 0.00
Net Unit Price with VAT	PHP 54,573,128.10	PHP 1,200,000.00
Reservation Fee	PHP 100,000.00	PHP 50,000.00
100% in 120 months	PHP 453,942.73	PHP 9,583.33
6% Closing Fees	PHP 3,274,387.69	PHP 72,000.00

DISCLAIMER:

1. For any discrepancies between this sample computation and that of the official pricelist, the latter shall prevail.
2. Price, availability of unit and parking slot and other details appearing herein are subject to change without prior notice.
3. The Developer reserves the right to correct any errors appearing herein at anytime including, but not limited to, those resulting from typographical errors.
4. The 6% closing fees are net of unit and parking contract price.
4. All checks made payable to **ROBINSONS LAND CORPORATION**