



Feel your dream home now!

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[www.southspringheights.weebly.com](http://www.southspringheights.weebly.com)





**BORLAND  
DEVELOPMENT  
CORPORATION**



**South Spring  
Heights**

**STO. TOMAS, BATANGAS**



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CORPORATION**

SB-12-L-MP-01.07.14

# SOUTH SPRING HEIGHTS

BRGY. SAN MIGUEL, STO. TOMAS, BATANGAS

Entrance Gate

**Net Land Area:  
7.8 hectares**

Total Units = 1,072

Inner units = 890

End units = 108

Corner units = 72

## AMENITIES and FACILITIES

Minimum  
lot area  
40sqm

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OWNER / DEVELOPER:

**Borland Development Corporation**

"PROVIDER OF QUALITY AND AFFORDABLE LOW-COST HOUSING UNITS"

ENGR. RICARDO U. GERARDO  
ARCHITECT

ENGR. BRUCE S. GONZALES  
CONSTRUCTION & ENGINEERING MANAGER

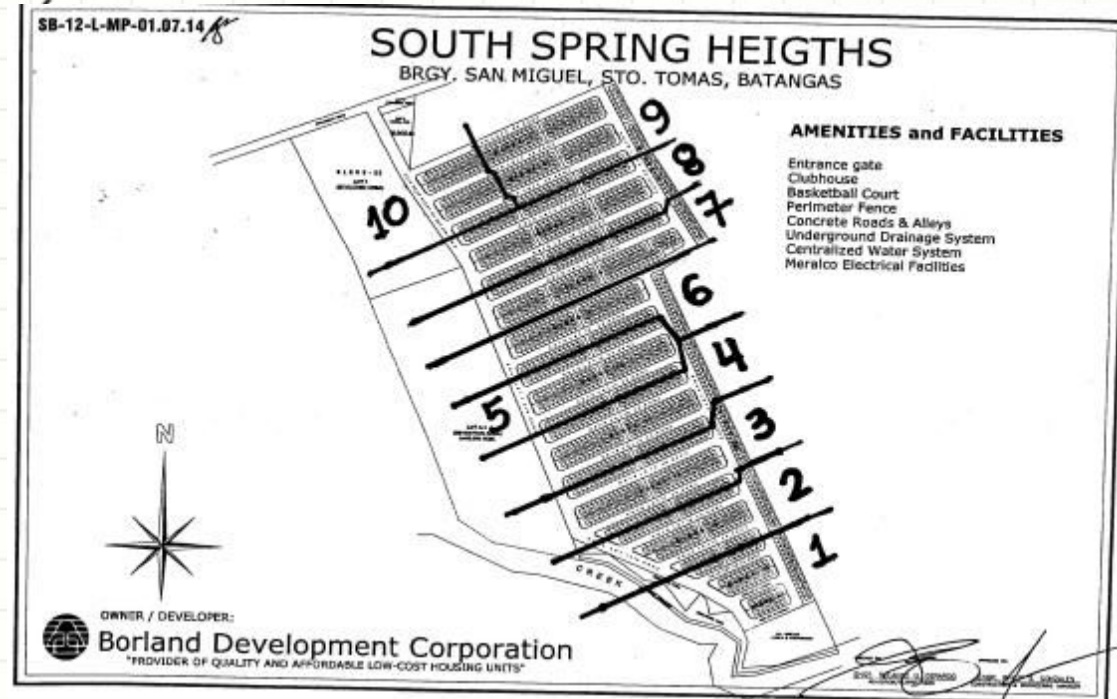




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**amenities**  
**entrance gate**  
**Clubhouse**  
**Basketball court**

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**Water supply**  
**CENTRALIZED WATER**  
**SUPPLY**



# ACTUAL TURN-OVER UNIT

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**2STOREY  
TOWNHOUSE**

FLR. AREA=46.60sqm.

MAY 2014





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## FLOOR PLAN 46.60 sqm.



Ground Floor

Second Floor

## Functional Unit

BDC exerts effort in designing a more functional unit that can accommodate a family of at least five members.

- ❖ T&B is located outside the unit for a more spacious living and dining room.
- ❖ The second floor has the provision for 3 Bedrooms for individual privacy of the members of the family.
- ❖ Excess lot at front and back yard is allocated for buyers' future extensions.



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## INTERIOR SPECS



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## WALL FINISHES

PLASTERED  
CEMENT  
FINISH

MAY 2014





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## INTERIOR SPECS



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## FLOOR FINISHES

PLASTERED

CEMENT

FINISH

MAY 2014



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## **INTERIOR SPECS**



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## **STAIRS SPECS:**

**STEEL  
WITH  
HANDRAIL**



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## INTERIOR SPECS



**KITCHEN COUNTER**  
PLASTERED CEMENT FINISH  
With **STAINLESS SINK**

MAY 2014





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## INTERIOR SPECS



## TOILET & BATH

- ✓ FLUSH TYPE WATER CLOSET
- ✓ WALL HANG CERAMIC LAVATORY
- ✓ SHOWER HEAD

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## INTERIOR SPECS



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READY TO USE **METAL STUD**

FOR  
ROOM  
PARTITIONING

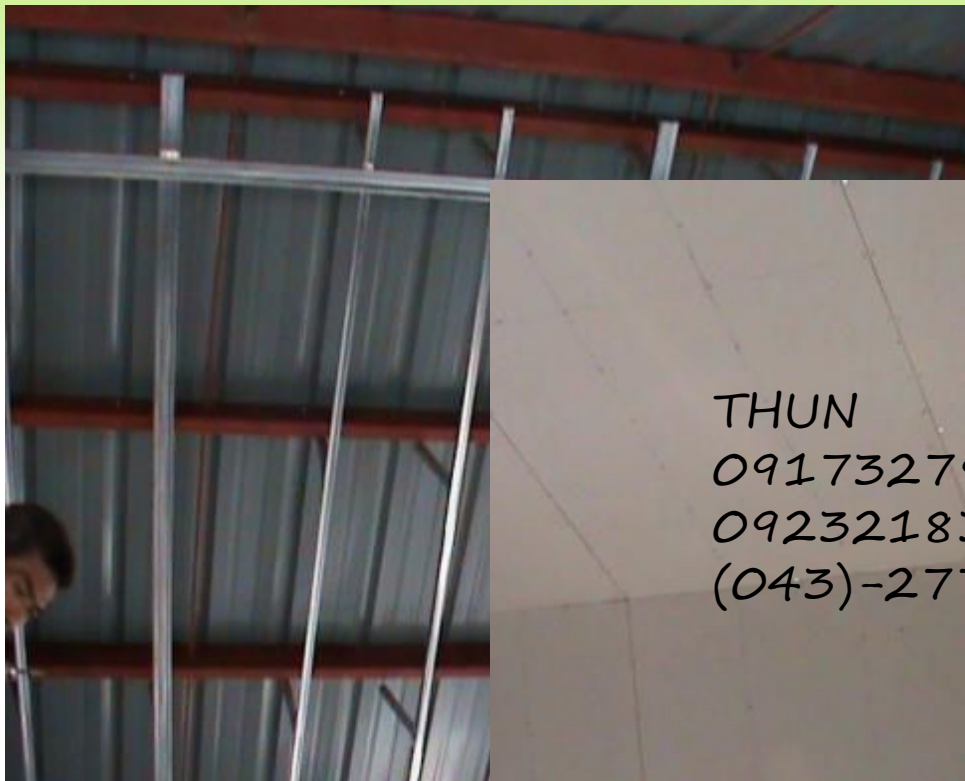
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## INTERIOR SPECS



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## CEILING

- ✓ PROVIDED BY  
METAL  
FURRING
- ✓ FIBER  
CEMENT  
BOARD

MAY 2014





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## **WINDOWS**

- ✓ **STEEL  
CASEMENT  
WITH  
BUILT-IN  
GRILLS**

MAY 2014



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## DOORS



**Main Door – STEEL**



**FLUSH DOOR PVC DOOR**

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## INTERIOR SPECS



**CIRCUIT  
BREAKER**

MAY 2014



# PRICE



TOTAL CONTRACT PRICE	P608,080.00
INHOUSE LOAN	<u>462,140.80</u>
EQUITY / DOWNPAYMENT	145,939.20

## SAMPLE COMPUTATION FOR

## INHOUSE FINANCING SCHEME

	145,939.20	462,140.80
Less: Reservation fee	<u>5,000.00</u>	X 13% interest p.a
	140,939.20	<b>6,900.26</b>
	$\div$ 20mos	Inhouse Amortization 10yrs payment
Monthly Equity	<b>7,046.96</b>	

**LOT AREA: 40sqm**

# PRICE



<b>TOTAL CONTRACT PRICE</b>	<b>P648,080.00</b>
<b>TARGET PAGIBIG HOUSING LOAN</b>	<u><b>565,000.00</b></u>
<b>EQUITY / DOWNPAYMENT</b>	<b>83,080.00</b>

## **SAMPLE COMPUTATION FOR PAGIBIG FINANCING SCHEME**

	83,080.00	565,000.00
<b>Less: Reservation fee</b>	<u>5,000.00</u>	
	78,080.00	<b>3,571.18</b>
	$\div$ 20mos	<b>Monthly Pagibig Amortization</b>
<b>Monthly Equity</b>	<u><b>3,904.00</b></u>	<b>First 10yrs payment</b>

**LOT AREA: 40sqm**

# PRICE

Now you can feel your home!

more details pls contact me nOw!  
to make your feeling real!

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