

Private & Confidential



Personal Financial Plan

For Sean

12 November 2023

Powered By



1. Your Current Financial Snapshot

- a. Income & Expenditure
- b. Cash Budgeting
- c. Net Worth
- d. Personal Financial Ratios
- e. Weighted Average Portfolio Returns
- f. Investment Risk Profile

2. Uncovering Your Financial Needs

- a. Retirement Needs
- b. Insurance Needs
- c. Savings Needs
- d. Children Education Needs

3. Fulfilling Your Financial Needs

- a. Wealth Protection Analysis
- b. Wealth Accumulation Analysis

4. Appendices

- a. Insurance Portfolio
- b. Investment Portfolio
- c. Assets & Liabilities
- d. Financial Needs Calculations
- e. Cash Flow Budgeting
- f. Portfolio Returns Calculation
- g. Risk Profile Q&A
- h. Matching Resources To Needs

DISCLAIMER

All the calculators, tools and spreadsheets created in this website and the corresponding results generated are meant as general indicators and aids. MyFinancialKit.com (MFK) is not a financial adviser. The results from the calculators in this website are not intended to be personalized financial or investment advice as they do not take into account your individual circumstances.

You are advised to speak to a qualified financial consultant, property consultant, loan consultant, banker or any professionals who are qualified to make a detailed assessment of your financial situation and offer you advice relevant to the field of your financial needs before making any financial decision. Changes in the government regulations and corporate policies of different financial institutions may affect the accuracy and relevancy of the results generated from the tools and calculators found in this website.

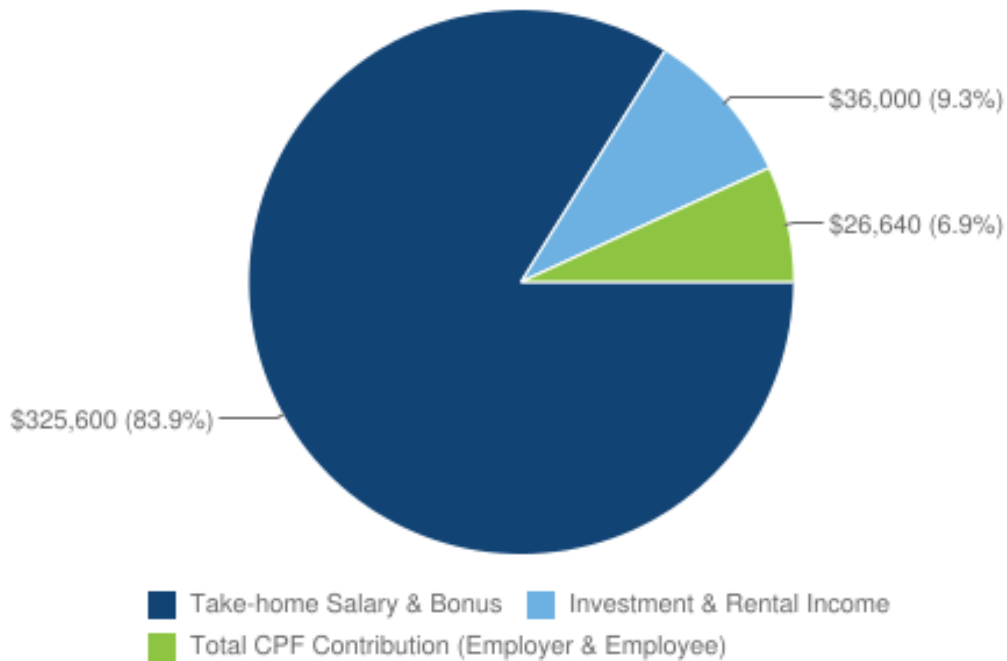
MyFinancialKit.com and the creators of the tools and calculators found in this website does not guarantee the accuracy, completeness, timeliness and relevancy of the results generated using the calculators and tools in this website. MFK, its employees, parent, related companies, agents and authors of the financial calculators in MyFinancialKit.com will not be liable for any financial, non-financial, direct, indirect, incidental or any other type of loss or injury resulting from your use of the contents and reports found or derived from MyFinancialKit.com



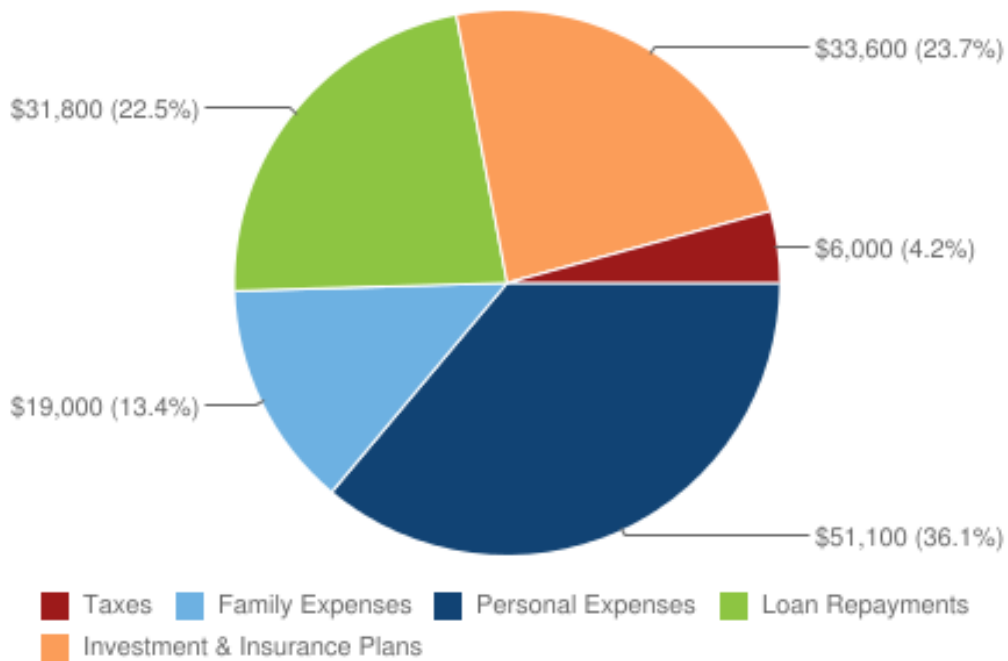
Your Financial Snapshot

Your Income & Expenditure

Your Total Income Composition



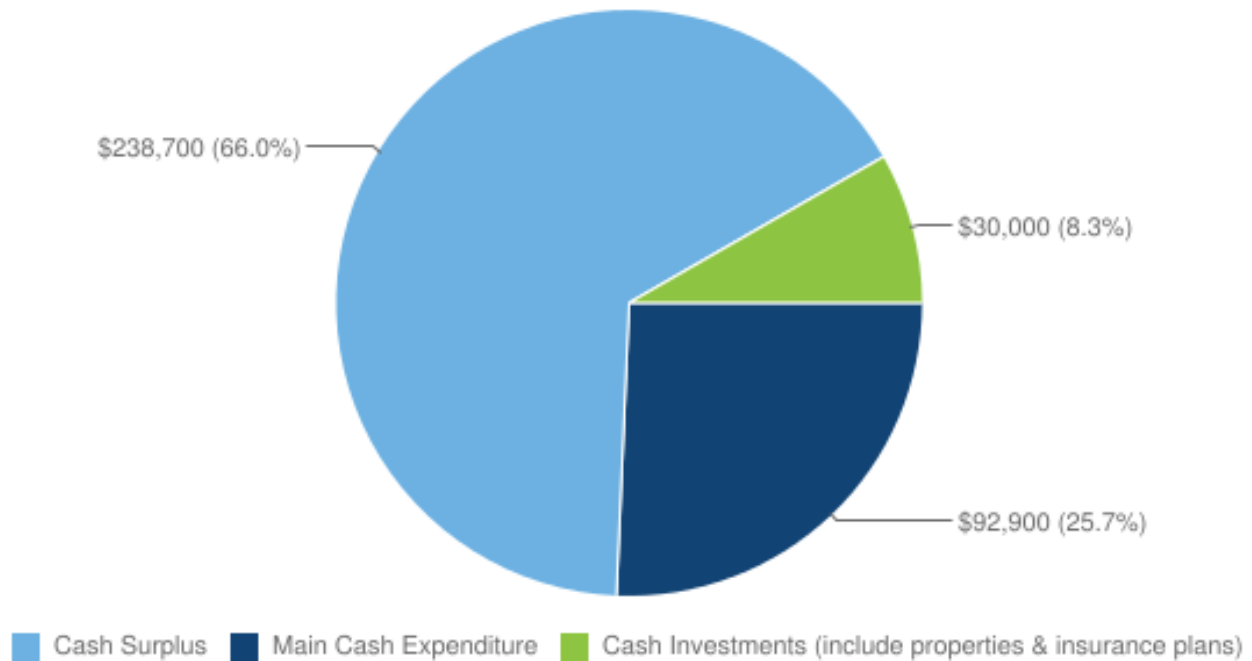
Where Do You Spend All Your Money?



Remarks:

Your Cash Budget

Your Annual Cash Budgeting

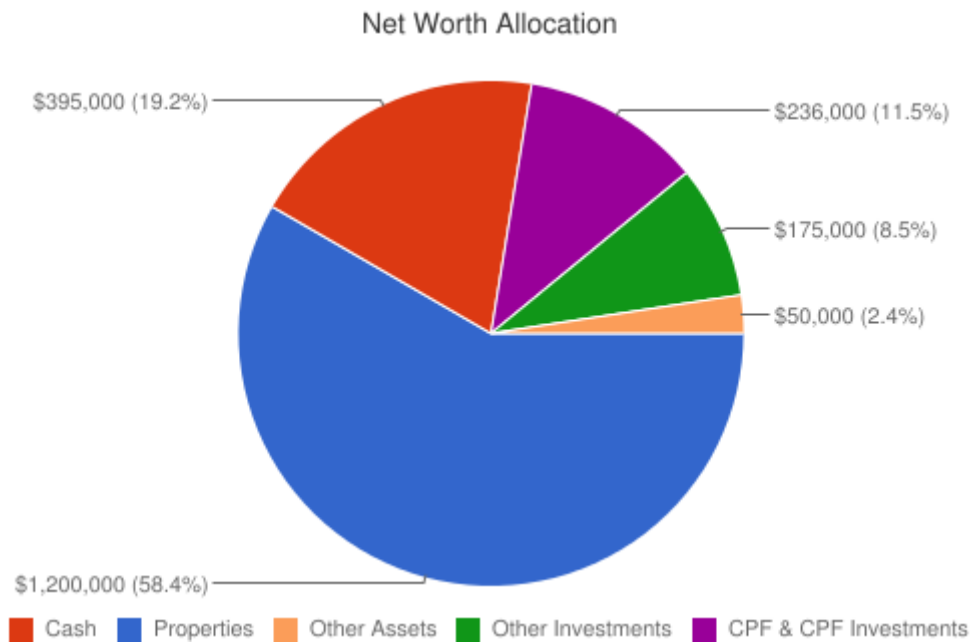
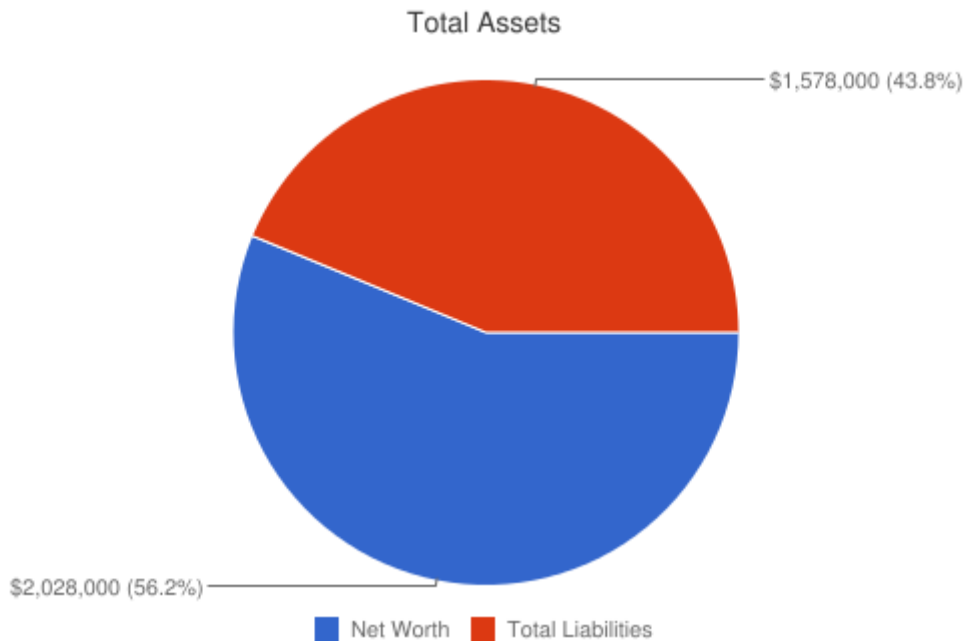


Is Your Cash Budget Healthy?

	You	Recommended	
Essential Daily Expenses	11.4%	Max 50%	SUPERB
Luxuries & Lifestyle Expenses	8%	Max 20%	SUPERB
Loan Repayments for Residence (cash)	1.7%	Max 20%	SUPERB
Other Loan Repayments (exclude investments)	3%	Max 20%	SUPERB
Taxes	1.7%	Max 20%	SUPERB
Cash Surplus	66%	Min 5%	SUPERB
Cash Investments (include properties & insurance plans)	8.3%	Min 30%	DANGER

The above are rules of thumb and are not meant as financial advice.

Your Net Worth



Remarks:

Your Financial Ratios

	You	Recommended	
Liquidity Ratio	3.2	Min 6 months	DANGER
Solvency Ratio	56.2%	Min 20%	SUPERB
Debt Servicing Ratio	7%	Max 40%	SUPERB
Mortgage Debt to Income Ratio	4	5 if < age 30 3 to 4 if age 30-39 2 to 3 if age 40-49 1 if >= age 50	MODERATE
Debt to Asset Ratio	43.8%	Max 50%	MODERATE
Insurance Coverage Ratio	1.5	5 to 10	DANGER
Investment Assets to Net Worth Ratio	90.1%	Min 50%	SUPERB
Investment to Income Ratio	9.6%	Min 30%	DANGER

The above are rules of thumb and are not meant as financial advice.

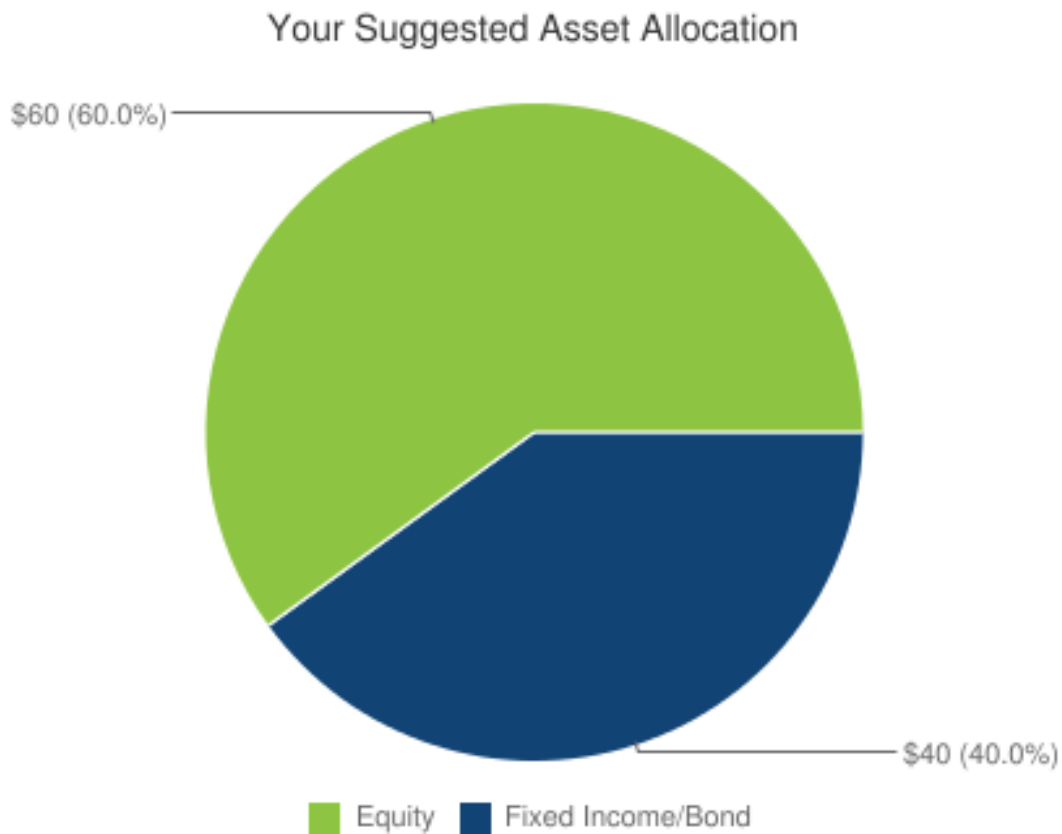
Liquidity Ratio	How many months of expenditure are you able to meet from existing liquid assets, in case you wish or have to take a break from work?
Solvency Ratio	How much of your assets do you actually own after paying off all liabilities?
Debt Servicing Ratio	How much of your take-home pay do you use to pay off your existing loans?
Mortgage Debt to Income Ratio	At your current age, are you well-positioned to pay off your property loans in time with your current gross income?
Debt to Asset Ratio	How much of your assets are owned through borrowings?
Insurance Coverage Ratio	How many years can your dependants be supported, assuming they need 100% of your last take-home pay every year?
Investment Assets to Net Worth Ratio	How much of your net worth is invested and/or has potential to grow in value?
Investment to Income Ratio	How much of your gross income do you use to invest for your financial future (excluding residence)?

Investment Risk Profile

Risk Profile:

Aggressive

You can tolerate relatively high volatility. You realize that over time, you are not comfortable having all your investments in equities. You are looking for long-term capital growth with some income.



Remarks:



Uncovering Your Financial Needs

Uncovering Your Financial Needs

Retirement

At the point of your **RETIREMENT**, you will need

\$2,161,689

Insurance

In the event of **DEATH**, your dependants will need

\$2,000,501

In the event of **MAJOR ILLNESS**, you will need

\$572,143

In the event of **TOTAL DISABILITY**, you will need

\$1,744,372

Remarks:

Uncovering Your Financial Needs

Savings

To save up for **2ND PROPER**, you will need

\$537,566

Children's Education

To save up for **Abby**, the **EDUCATION FUND** needed for him/her is

\$85,630

To save up for **John**, the **EDUCATION FUND** needed for him/her is

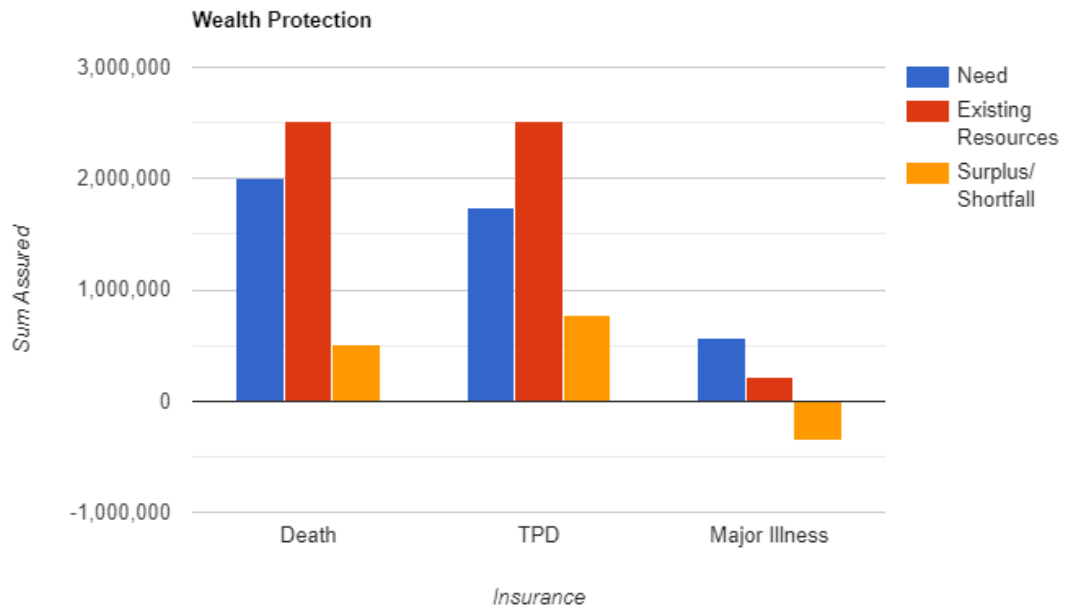
\$71,896

Remarks:



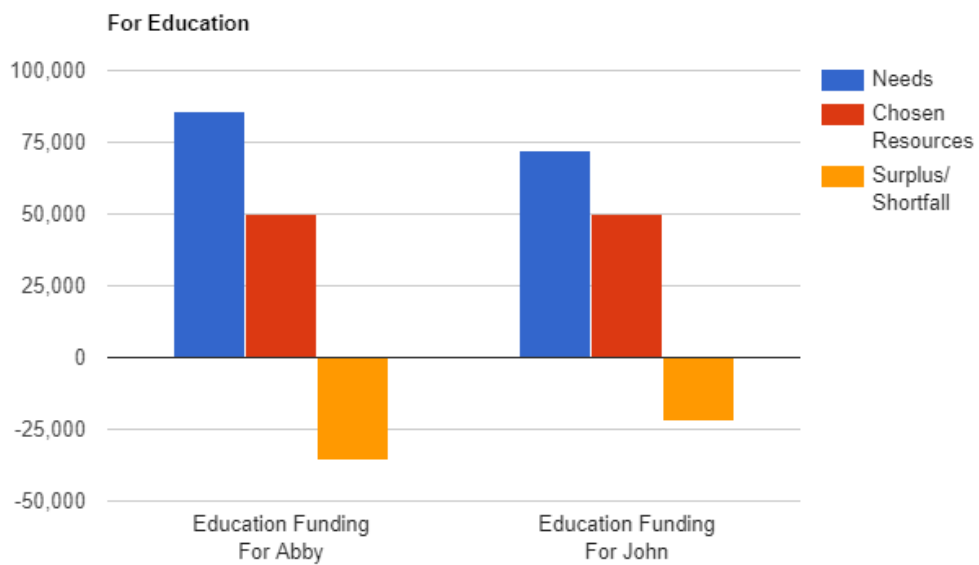
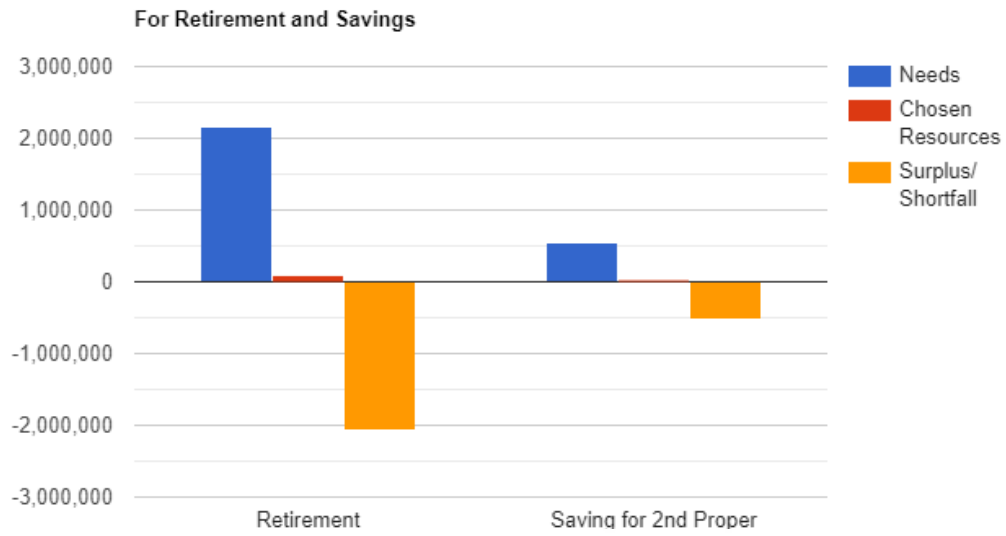
Fulfilling Your Financial Needs

Wealth Protection Analysis

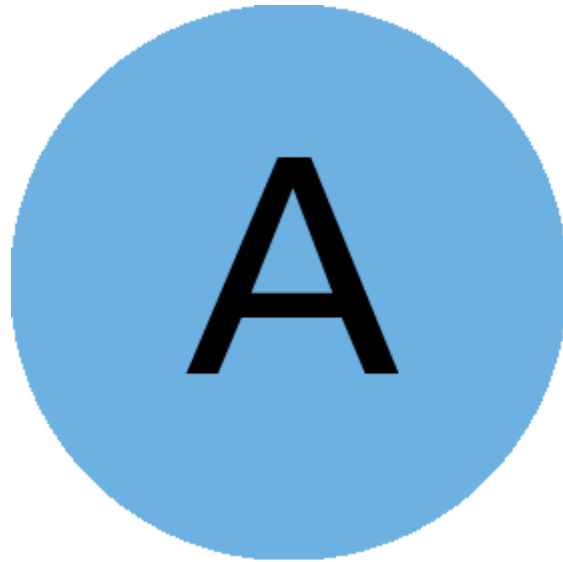


Remarks:

Wealth Accumulation Analysis



Remarks:



Appendices

Your Insurance Portfolio

Life Insurance

Company/Plan Name	Death Benefits/Sum Assured	TPD Benefits/Sum Assured	Dread Disease Benefits/Sum Assured	Annual Premium (Cash)	Annual Premium (CPF)	Current Cash Value	Maturity Value	Remarks
Pru	\$100,000	\$100,000	\$100,000	\$3,000	\$0		\$0	
NTUC	\$1	\$0	\$0	\$0	\$500		\$0	
AXA ILP	\$100,000	\$100,000	\$0	\$2,000	\$0		\$80,000	80k retirement
Pru	\$50,000	\$50,000	\$50,000	\$2,000	\$0		\$50,000	50k retirement
TM	\$200,000	\$200,000	\$50,000	\$5,000	\$0		\$0	

Endowment

Company/Plan Name	Death Benefits/Sum Assured	TPD Benefits/Sum Assured	Dread Disease Benefits/Sum Assured	Annual Premium (Cash)	Annual Premium (CPF)	Current Cash Value	Maturity Value	Remarks
TM	\$20,000	\$20,000	\$0	\$2,000	\$0	\$15,000	\$50,000	50k CV for retirement
Pru	\$15,000	\$15,000	\$15,000	\$2,500	\$0	\$10,000	\$50,000	50k retirement

Dependants (children, parents)

Company/Plan Name	Death Benefits/Sum Assured	TPD Benefits/Sum Assured	Dread Disease Benefits/Sum Assured	Annual Premium (Cash)	Annual Premium (CPF)	Current Cash Value	Maturity Value	Remarks
TM	\$100,000	\$100,000	\$100,000	\$1,000	\$0	\$0	\$0	
NUC	\$0	\$0	\$0	\$0	\$500	\$0	\$0	shield
TM	\$100,000	\$100,000	\$0	\$4,000	\$4	\$40,000	\$100,000	Children

Non-Life General Insurance Plans

Company/Plan Name	Annual Premium (Cash)
Tenet	\$1,000

Your Investment Portfolio

Investment Property

Location & Description	Local / Foreign	Investment Amount	Current Market Value	Property Loan	Projected Yearly Rate of Return	Targeted Years of Investment	Projected Outstanding Loan at Sale	Projected Future Value	Remarks
Sail	Local	\$2,000,000	\$1,900,000	\$1,500,000	5%	25	\$0	\$6,772,710	
Jden	Foreign	\$400,000	\$400,000	\$0	5%	20	\$0	\$1,061,319	

Shares

Brokerage Name	Type of Funds Used	Investment Amount	Current Market Value	Financing	Projected Yearly Rate of Return	Targeted Years of Investment	Projected Future Value	Remarks
SCB	cash	\$50,000	\$50,000	\$0	5%	20	\$132,665	
SCB	oa	\$90,000	\$28,000	\$0	5%	20	\$238,797	
POEMS	cash	\$100,000	\$80,000	\$0	5%	20	\$265,330	

Central Provident Funds

Item	Current Balance
CPF Ordinary Account	\$50,000
CPF Special Account	\$30,000
CPF Medisave Account	\$30,000

Other (Cash) Investments

Item	Investment Amount	Current Market Value	Financing	Projected Yearly Rate of Return	Targeted Years of Investment	Projected Future Value	Remarks
Wine	\$100,000	\$100,000	\$0	5%	20	\$265,330	
Painting	\$50,000	\$50,000	\$0	5%	30	\$216,097	

Guaranteed / Protected Funds

Item	Type of Funds Used	Investment Amount	Current Market Value	Financing	Projected Yearly Rate of Return	Targeted Years of Investment	Projected Future Value	Remarks
UOB	cash	\$10,000	\$10,000	\$0	3.1%	5	\$11,649	

Unit Trusts / Single Premium Insurance-linked Investments

Item	Type of Funds Used	Investment Amount	Current Market Value	Financing	Projected Yearly Rate of Return	Targeted Years of Investment	Projected Future Value	Remarks
iFast	cash	\$100,000	\$95,000	\$0	5%	10	\$162,889	
iFast	oa	\$80,000	\$78,000	\$0	5%	20	\$212,264	

Regular Savings & Investment Plans

Item	Type of Funds Used	Payment Frequency	Regular Investment Amount	Current Market Value	Financing	Projected Yearly Rate of Return	Targeted Years of Investment	Projected Future Value	Remarks
iFast	cash	Monthly	\$200	\$10,000	\$0	5%	20	\$82,207	
Navi	oa	Quarterly	\$2,000	\$20,000	\$0	5%	20	\$272,238	

Your Assets & Liabilities

Properties

	Current Value	Financing/Loan	Net Asset Value
HOME	\$400,000	\$0	\$400,000
Investment Properties (Local)	\$1,900,000	\$1,500,000	\$400,000
Investment Properties (Foreign)	\$400,000	\$0	\$400,000

Cash and Cash Equivalents

	Current Value	Financing/Loan	Net Asset Value
Shares	\$130,000	\$0	\$130,000
Guaranteed / Protected Funds	\$10,000	\$0	\$10,000
Unit Trusts	\$95,000	\$0	\$95,000
Regular Savings / Monthly Investment Plans	\$10,000	\$0	\$10,000

Bank Deposits

	Current Value	Financing/Loan	Net Asset Value
Local	\$100,000	\$0	\$100,000
Foreign	\$50,000	\$0	\$50,000

Central Provident Fund

	Current Value	Net Asset Value
Ordinary Account	\$50,000	\$50,000
Special Account	\$30,000	\$30,000
Medisave Account	\$30,000	\$30,000

Investments Using CPF-OA

	Current Value	Financing/Loan	Net Asset Value
Shares	\$28,000	\$0	\$28,000
Guaranteed / Protected Funds	\$0	\$0	\$0
Unit Trusts	\$78,000	\$0	\$78,000
Regular Savings / Monthly Investment Plans	\$20,000	\$0	\$20,000

Investments Using CPF-SA

	Current Value	Financing/Loan	Net Asset Value
Shares	\$0	\$0	\$0
Guaranteed / Protected Funds	\$0	\$0	\$0
Unit Trusts	\$0	\$0	\$0
Regular Savings / Monthly Investment Plans	\$0	\$0	\$0

Other Investments

	Current Value	Financing/Loan	Net Asset Value
Insurance & Insurance-linked Plans	\$25,000	\$0	\$25,000
Collectibles / Art / Antiques	\$0	\$0	\$0
Wine	\$100,000	\$0	\$100,000
Painting	\$50,000	\$0	\$50,000

Other Assets

	Current Value	Financing/Loan	Net Asset Value
Car	\$100,000	\$50,000	\$50,000
Jewellery	\$0	\$0	\$0
Club Membership	\$0	\$0	\$0
Personal I	\$0	\$0	\$0
Others	\$0	\$0	\$0

Other Liabilities

	Financing/Loan	Net Asset Value
Bank Overdrafts	\$1,000	\$-10,000
Credit Card Balances	\$3,000	\$-3,000
Renovation Loan	\$20,000	\$-20,000
Income Tax	\$4,000	\$-4,000
Others	\$0	\$0

Financial Needs Calculations

Retirement

Your Current Age	Desired Retirement Age	Number of Years to Retirement	Current Yearly Expenses	Yearly Retirement Income	Projected Rate of Inflation
35	60	25	\$120,000	\$80,000	3%

Yearly Retirement Income Required (adjusted for inflation)	Number of Years You shall Live in Retirement	Projected Rate of Inflation during Retirement Years	Projected Rate of Returns for Invested Funds during Retirement Years	Nett Rate of Return from Investments (adjusted for inflation)
\$167,502	15	3%	5%	1.94%

Insurance

Rate of Return

Projected Rate of Returns for Invested Funds	Projected Rate of Inflation	Nett Rate of Return from Investments (adjusted for inflation)
5%	3%	1.94%

Death Coverage

Annual Income Desired to be Protected	Number of Years Desired to be Protected	Capital Sum Required	Immediate Cash Needs (for funeral, fees etc)	Needs based on projected portfolio returns	Current Annual Gross Income	Needs based on 10-Years Rule of Thumb	Average Family Protection Needs
\$100,000	10	\$901,002	\$100,000	\$1,001,002	\$300,000	\$3,000,000	\$2,000,501

Major Illness Protection

Annual Income to Sustain Lifestyle During Recuperation	Number of Years Desired to be Protected	Capital Sum Required	Immediate Cash Needs (for treatment etc)	Total Major Illnesses Needs
\$100,000	5	\$472,143	\$100,000	\$572,143

Disability Protection

Annual Income to Sustain Lifestyle	Number of Years Desired to be Protected	Capital Sum Required	Immediate Cash Needs (for treatment etc)	Total Disability Needs
\$100,000	20	\$1,644,372	\$100,000	\$1,744,372

Savings Goal

Savings Purpose	Desired Amount To Save (in today's dollars)	Your Current Age	Target Age To Reach Goal	Years Left To Reach Goal	Projected Rate of Inflation
2nd Proper	\$400,000	35	45	10	3%

Children's Education

Name of Child	Years before University Education	Current Cost of Education	Education Inflation per Annum	Education Funds Needed
Abby	18	30,000	6	85,630
John	15	30,000	6	71,896

Cash Flow Budgeting

Annual Personal Expenses

Mobile Phone	Food	Luxuries & Vacations	Recreation & Membership Fees	Public Transport	Car Petrol, Parking & ERP Charges	Car Maintenance	Charity	Home Rental
\$800	\$2,000	\$3,000	\$2,000	\$800	\$12,000	\$6,000	\$500	\$24,000

Annual Family Expenses

Allowances	Utilities	Broadband, Cable TV & Home Phone	Newspapers & Magazines	Education (school fees, tuition)	Domestic Helper	Childcare
\$6,000	\$1,200	\$600	\$0	\$3,000	\$4,800	\$3,400

Annual Loan Repayments

Home Mortgage Repayment (Cash)	Investment Properties Mortgage Repayments (Cash)	Car Loan	Renovation Loan	Credit Card Loan
\$6,000	\$6,000	\$3,600	\$3,600	\$3,600

Annual Taxes

Income Tax	Property Tax	Car Road Tax
\$4,000	\$500	\$1,500

Annual Investment & Insurance Plans

Insurance Plans	Investment Plans
\$12,000	\$12,000

Annual Income

Gross Salary, Allowance, Fee & Commission	Gross Bonus	Investment Income (dividend, coupon)	Rental Income
\$240,000	\$100,000	\$12,000	\$24,000

Annual CPF Contributions

From You as Employee	From Employer
\$14,400	\$12,240

Annual CPF Expenditures

Home Mortgage Repayment	Investment Properties Mortgage Repayments	Insurance Plans	Regular Savings Plans
\$3,000	\$6,000	\$6,000	\$3,600

Portfolio Returns Calculation

Type	Current Market Value (S\$)	Projected Investment Rate of Return Per Annum	Allocation (%)
Investment Properties	\$2,300,000	5%	73.81%
Shares	\$158,000	5%	5.07%
Guaranteed / Protected Funds	\$10,000	3.1%	0.32%
Unit Trusts	\$173,000	5%	5.55%
Regular Savings / Monthly Investment Plans	\$30,000	5%	0.96%
Bank Deposits	\$150,000	1%	4.81%
CPF-OA	\$50,000	2.5%	1.60%
CPF-SA	\$30,000	4%	0.96%
Insurance Plans	\$65,000	4%	2.09%
Collectibles	\$0	0%	0.00%
Wine	\$100,000	5%	3.21%
	\$0	0%	1.60%
	\$0	0%	%

Suggested Long Term Investment Rate of Returns (Singapore)

Inflation Rate	3%	Properties	5%
Passbook Savings Account	0.3%	Shares	7%
Fixed Deposits	1%	CPF Ordinary Account	2.5%
Insurance Plans	4%	CPF Special Account	4%
Money Market Funds	1.5%	CPF Medisave Account	4%
Bond Funds	5%		
Balanced Funds	6%		
Equity Funds	7%		

1) When you invest today, how many years can you keep this money invested before you need to use it?

11-20 years

2) What is your investment objective?

I am aiming to achieve significant returns and I'm willing to accept the higher potential of loss associated with higher risk investments.

3) How familiar are you with the art of investing?

I have good understanding of the investment market and various financial instruments.

4) With the four results below, how would you invest \$10,000?

The potential of earning \$1,200 but the risk of losing \$500.

5) If you have to choose one of the below investment portfolios and its associated annual level of value fluctuation to be your own, which one will you choose?

3 : +16% and -16%

6) If your investment dropped in value by 20% in one month, how would you react?

I will do nothing as I understand my investments will fluctuate from day to day, but I believe they will grow over the long term.

Matching Resources To Needs

Retirement

You need **\$2,161,690**. After planning, there is a deficit of **\$-2,061,690**

Chosen Resources	Value
Bank Deposits (Local)	\$100,000
Total	\$100,000

Insurance

For Death Coverage, you need **\$2,000,501**. After planning, there is a surplus of **\$512,500**

Chosen Resources	Value
Existing NAV	\$2,513,001
Current Sum Assured	\$485,001

For Total Disability, you need **\$1,744,373**. After planning, there is a surplus of **\$768,627**

Chosen Resources	Value
Existing NAV	\$2,513,000
Current Sum Assured	\$485,000

For Major Illnesses, you need **\$572,144**. After planning, there is a surplus of **\$-357,144**

Chosen Resources	Value
Current Sum Assured	\$215,000

Saving for 2nd Proper

You need **\$537,567**. After planning, there is a deficit of **\$-512,567**

Chosen Resources	Value
Insurance & Insurance-linked Plans	\$25,000
Total	\$25,000

Education For Abby

You need **\$85,630**. After planning, there is a deficit of **\$-35,630**

Chosen Resources	Value
Bank Deposits (Foreign)	\$50,000
Total	\$50,000

Education For John

You need **\$71,897**. After planning, there is a deficit of **\$-21,897**

Chosen Resources	Value
Car	\$50,000
Total	\$50,000