

2/2 with Pool

Gross Rental Revenue \$ 95,000

Purchase \$ 471,500 ** With Furnishings **

Percent Down	15%	20%
Down Payment	\$70,725.00	\$94,300.00
Amount Financed	\$ 400,775	\$ 377,200
	5 % - 30 yr Amortization	

Monthly Payment	\$ 2,004	\$ 1,886
Electric	\$ 250	\$ 250
Telephone	\$ -	\$ -
Insurance	\$ 175	\$ 175
TV/Satellite/Cable/ Internet	\$ 90	\$ 90
Pest Control	\$ 20	\$ 20
Miscellaneous		
Taxes	\$ 165	\$ 165
HOA	\$ -	\$ -
Credit Card Fees		
Natural Gas	\$ 50	\$ 50
Water	\$ 50	\$ 50
Sewer	\$ 50	\$ 50
	<u>\$ 2,854</u>	<u>\$ 2,736</u>
Annualized expenses	\$ 34,247	\$ 32,832
Projected Gross Income	\$ 95,000	75% \$ 71,250