

4/4 with Pool

Gross Rental Revenue \$ 120,000

Purchase \$ 597,500 \*\* With Furnishings \*\*

Percent Down	15%	20%
Down Payment	\$89,625.00	\$119,500.00
Amount Financed	\$ 507,875	\$ 478,000
	5 % - 30 yr Amortization	

Monthly Payment	\$ 2,539	\$ 2,390
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>\$ 3,389</u>	<u>\$ 3,240</u>
Annualized expenses	\$ 40,673	\$ 38,880
Projected Gross Income	\$ 120,000	75% \$ 90,000