



Travis Wear

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2003 Raymer Ave
Unit D (2,542 sq/ft)

Commercial Real Estate Purchase Analysis

Total Project Cost **\$836,318**

		SBA 504	
		25 yrs Fixed	25 yrs Fixed
		Bank 1st	SBA 2nd
Down Payment	\$83,632		
LTV	90%		
Loan Amount	\$418,159		\$334,527
Financed Fee			\$16,391.83
Rate (%)*	3.950%		2.860%
Amortization	25		25
Term (Years)	25		25
1st & 2nd Monthly Payment	(\$2,195.67)		(\$1,638.66)
Total Monthly Payment	504 Total		(\$3,834.33)

Estimated Real Estate Loan Fees

Loan Fee %*	0.500%	2.650%
Loan Fee	\$2,090.80	\$8,864.97
Appraisal & Review*	\$2,800.00	Fee Combined
Environmental*	\$1,900.00	Fee Combined
Legal & Bridge Loan	\$0.00	\$7,526.86
Processing Costs	\$2,500.00	\$0.00
Total	\$9,290.80	\$0.00
	504 Total	\$9,290.80
Total Out of Pocket Expenses (Down Payment and Closing Costs)	504 Out of Pocket Expense	\$92,923