



Travis Wear

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2007 Raymer Ave
Unit QR (2,890 sq/ft)

Commercial Real Estate Purchase Analysis

Total Project Cost **\$950,810**

		SBA 504	
		25 yrs Fixed	25 yrs Fixed
		Bank 1st	SBA 2nd
Down Payment		\$95,081	
LTV		90%	
Loan Amount		\$475,405	\$380,324
Financed Fee			\$18,635.88
Rate (%)*		3.950%	2.860%
Amortization		25	25
Term (Years)		25	25
1st & 2nd Monthly Payment		(\$2,496.26)	(\$1,862.99)
Total Monthly Payment		504 Total	(\$4,359.25)

Estimated Real Estate Loan Fees

Loan Fee %*	0.500%	2.650%
Loan Fee	\$2,377.03	\$10,078.59
Appraisal & Review*	\$2,800.00	Fee Combined
Environmental*	\$1,900.00	Fee Combined
Legal & Bridge Loan	\$0.00	\$8,557.29
Processing Costs	\$2,500.00	\$0.00
Total	\$9,577.03	\$0.00
	504 Total	\$9,577.03
Total Out of Pocket Expenses (Down Payment and Closing Costs)	504 Out of Pocket Expense	\$104,658