

Financing Solutions Provided by:

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**2007 Raymer Ave
 Unit S (3,340 sq/ft)**

Commercial Real Estate Purchase Analysis

Total Project Cost **\$1,098,860**

SBA 504	
25 yrs Fixed	25 yrs Fixed
Bank 1st	SBA 2nd

Down Payment	\$109,886	
LTV	90%	
Loan Amount	\$549,430	\$439,544
Financed Fee		\$21,537.66
Rate (%)*	3.950%	2.860%
Amortization	25	25
Term (Years)	25	25
1st & 2nd Monthly Payment	(\$2,884.95)	(\$2,153.07)
Total Monthly Payment	504 Total	(\$5,038.02)

Estimated Real Estate Loan Fees

Loan Fee %*	0.500%	2.650%
Loan Fee	\$2,747.15	\$11,647.92
Appraisal & Review*	\$2,800.00	Fee Combined
Environmental*	\$1,900.00	Fee Combined
Legal & Bridge Loan	\$0.00	\$9,889.74
Processing Costs	\$2,500.00	\$0.00
Total	\$9,947.15	\$0.00
	504 Total	\$9,947.15
Total Out of Pocket Expenses (Down Payment and Closing Costs)	504 Out of Pocket Expense	\$119,833