



Projected Profit: \$105,000.00

Property Address:

5835 Wilkinson
Sacramento, CA 95824

Beds: 3
Baths: 1
Year Built: 0
Square Feet: 0
Garage(s): 0
Condition: Poor

Presented by:

Mark McDonough
NewVision
951 Reserve Dr
Roseville, CA, 95678

Office Phone: 4157553388
Cell Phone:
Email:
Website:



Images



Financials

Financials

| | |
|-----------------------|---------------------|
| After Repair Value | \$175,000.00 |
| Purchase Price | \$70,000.00 |
| Closing Costs "Buy" | \$0.00 |
| Holding Costs | \$0.00 |
| Repair Costs | \$0.00 |
| Closing Costs "Sell" | \$0.00 |
| Profit or Loss | \$105,000.00 |

Financing

| | |
|---------------------|---------------|
| 1st Mortgage | \$0.00 |
| 2nd mortgage | \$0.00 |
| Down Payment | \$0.00 |

Closing Costs "Buy"

| | |
|-----------------|---------------|
| Points | \$0.00 |
| Appraisal | \$0.00 |
| Inspection | \$0.00 |
| Lender Fees | \$0.00 |
| Attorney | \$0.00 |
| Closing Company | \$0.00 |
| Recording Fees | \$0.00 |
| Insurance | \$0.00 |
| Title Insurance | \$0.00 |
| Title Search | \$0.00 |
| Other | \$0.00 |
| TOTAL | \$0.00 |

Holding Costs

| | |
|-------------------------------|---------------|
| Holding Term | 6 |
| Taxes | \$0.00 |
| 1st Mortgage | \$0.00 |
| 2nd Mortgage | \$0.00 |
| Association fees | \$0.00 |
| Electricity | \$0.00 |
| Water | \$0.00 |
| Sewer | \$0.00 |
| Heat Winter Months | \$0.00 |
| Lost Interest on Cash Deposit | \$0.00 |
| Other | \$0.00 |
| TOTAL | \$0.00 |

| Closing Costs "Sell" | |
|----------------------------|---------------|
| Brokers Commission | \$0.00 |
| Seller Concession to Buyer | \$0.00 |
| Advertising | \$0.00 |
| Town Conveyance Tax | \$0.00 |
| State Conveyance Tax | \$0.00 |
| Attorney | \$0.00 |
| Home Warranty | \$0.00 |
| Other | \$0.00 |
| TOTAL | \$0.00 |

| Cash Required | |
|---------------------|--------------------|
| Down Payment | \$0.00 |
| Closing Costs "Buy" | \$0.00 |
| Holding Costs | \$0.00 |
| Repair Costs | \$0.00 |
| TOTAL | \$70,000.00 |

| Expenses | |
|-----------------------|--------------------|
| Purchase Price | \$70,000.00 |
| Loan Interest | \$0.00 |
| Holding Costs | \$0.00 |
| Closing Costs "Buy" | \$0.00 |
| Closing Costs "Sell" | \$0.00 |
| Repair Costs | \$0.00 |
| Total Expenses | \$70,000.00 |

Comparable Properties

Sales Comparison 1

| | |
|-------------------|-------------------------------|
| Address | (null), (null) (null), (null) |
| Sq. Ft | 0 |
| Year built | 0 |
| Beds | 0 |
| Garage(s) | 0 |
| Condition | Poor |
| Sale Price | \$0.00 |

Sales Comparison 2

| | |
|-------------------|-------------------------------|
| Address | (null), (null) (null), (null) |
| Sq. Ft | 0 |
| Year built | 0 |
| Beds | 0 |
| Garage(s) | 0 |
| Condition | Poor |
| Sale Price | \$0.00 |

Sales Comparison 3

| | |
|-------------------|-------------------------------|
| Address | (null), (null) (null), (null) |
| Sq. Ft | 0 |
| Year built | 0 |
| Beds | 0 |
| Garage(s) | 0 |
| Condition | Poor |
| Sale Price | \$0.00 |

Repairs