

# Real Estate Evaluator Report

## AI Verdict

This is a F-grade rental with upside potential

### Property & Loan Inputs

Purchase Price	567000
Monthly Rent	3200
Down Payment (%)	30
Interest Rate (%)	6.5
Loan Term	30
Monthly Expenses	400
Vacancy Rate (%)	5
Appreciation Rate (%)	3
Rent Growth Rate (%)	4

### Investment Metrics

Cap Rate (%)	5.59
Cash-on-Cash Return (%)	0
ROI (%)	802%
Annual Cash Flow (\$)	1575
Monthly Mortgage (\$)	2508
Grade	F (AI-generated grade based on estimated ROI, cash flow, and risk factors. Informational only.)
Multi-year Cash Flow	1576, 3035, 4553, 6131, 7772 9479, 11255, 13101, 15021, 17018 19095, 21255, 23502, 25838, 28267 30794, 33422, 36155, 38998, 41954 45028, 48225, 51550, 55009, 58605 62346
ROI Annual Progression	16%:Year1, 32%:Year2, 50%:Year3, 68%:Year4, 88%:Year5, 108%:Year6, 130%:Year7

Multi-year Rent Progression	3200, 3328, 3461, 3600, 3744 3893, 4049, 4211, 4379, 4555 4737, 4926, 5123, 5328, 5541 5763, 5994, 6233, 6483, 6742 7012, 7292, 7584, 7887, 8203 8531
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