

4408 SAN JOAQUIN Avenue - Las Vegas, NV 89102

2 Bedrooms, 1 Full Baths
MLS: 1942198

WOW! Nice and clean single story 2 bedroom home featuring a formal living room, kitchen with breakfast nook and spacious bedrooms. Large charming backyard. House is centrally located near transportation, schools, freeway and shopping.

Purchase Price: \$175,000
Annual Taxes \$580
Annual Insurance (Estimated): \$480

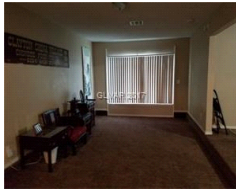
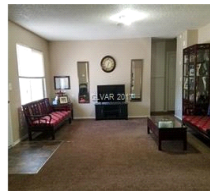
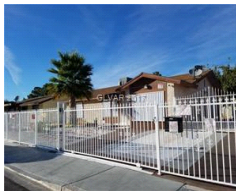
Agent Contact Information:

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Additional Details:

MLS #: 1942198
Bedrooms: 2
Bathrooms: 1 Full
Type: Residential
County: CLARK
Elem. School: Vegas Verdes
Middle School: Cashman James
High School: Clark Ed. W.
Sub Div.: CHARLESTON HGTS #52
Year Built: 1976
Square Footage: 1268



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Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

Housing Payment Information

Payment Details	30Yr Fixed	FHA 30yrfx	VA 30yr
Down Payment	5.00 %	3.50 %	0.00 %
Loan Amount	\$166,250	\$171,830	\$178,763
Interest Rate	4.375%	4.250%	4.250%
APR	5.022%	5.513%	4.652%
Points	0.250	0.250	0.000
Principal & Interest	\$830.06	\$845.30	\$879.40
Taxes / Insurance	\$88.33	\$88.33	\$88.33
Mtg. Insurance (MI)	\$81.74	\$118.70	\$0
Total Est Monthly Pmt.*	\$1,000.13	\$1,052.33	\$967.73

For more information, please contact:



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Flyer Generated on: 10/26/2017. Payments are estimates. Actual Payments may be greater. See page 2 for additional Minimum/Maximum Payment information. APR= Annual Percentage Rate. ***Terms of Monthly Repayment: 30Yr Fixed (with MI):** 109 payments of \$912 at 4.375% and 251 payments of \$830 at 4.375% (5.022% APR) **FHA 30yrfx (with MI):** 360 payments between \$964 to \$849 at 4.250% (5.513% APR) **VA 30yr:** 360 payments of \$879 at 4.250% (4.652% APR) **Rates as of: 10/25/2017**

To apply visit: www.CarringtonHomeLoans.com/apply These products and interest rates are subject to change at any time due to changing market conditions. Actual rates available to you may vary based upon a number of factors including your credit rating, size of down payment and amount of documentation provided. For loans over a million dollars please contact your Loan Officer. Example payment estimate does not include taxes and insurance unless noted. State and county maximum loan amount restrictions may apply. Mortgage interest rates displayed are for a single-family, primary residence and are based on a rate lock period of 30 days. Mortgage rates displayed depend on a number of variables. These mortgage rates are based upon a variety of assumptions and conditions which include a consumer credit score which may be higher or lower than your individual credit score. The loan's interest rate will depend upon the specific characteristics of a specific loan transaction and borrower's credit profile up to the time of closing. FHA: FHA loans require both an upfront and an annual mortgage insurance premium. This premium varies based on the loan details, credit score, and other factors. Offered loan products may vary by state. There is no guarantee that all borrowers will qualify. This is not a commitment to lend. Terms, conditions, and programs are subject to change without notice. All loans are subject to credit, underwriting, and property approval guidelines. Restrictions may apply. ©Copyright 2007-2015 Carrington Mortgage Services, LLC headquartered at 1600 South Douglass Road, Suites 110 & 200A, Anaheim, CA 92806. 800-561-4567. NMLS ID 2600. Nationwide Mortgage Licensing System (NMLS) Consumer Access Web Site: www.nmlsconsumeraccess.org. AZ: Mortgage Banker BK-0910745; 2159 McCulloch Blvd 4, Lake Havasu City, AZ 86403. CA: Licensed by the Department of Business Oversight under the California Residential Mortgage Lending Act, File 413 0904. CO: Mortgage Company Registration 2600 and Supervised Lender's Licenses 989668 and 989668-001. To check license status of your mortgage loan originator, visit www.dora.state.co.us/real-estate/index.htm. GA: Georgia Residential Mortgage Licensee 22721. IL: Illinois Residential Mortgage Licensee. KS: Kansas Supervised Loan License SL0000313. MN: This is not an offer to enter into an interest rate lock agreement under Minnesota Law. MS: Licensed by the Mississippi Department of Banking and Consumer Finance. MO: Residential Mortgage Broker License 09-1746-S. NH: Licensed by the New Hampshire Banking Department. NJ: Licensed by the N.J. Department of Banking and Insurance. NY: Licensed Mortgage Banker—NYS Department of Financial Services. New York Mortgage Banker License B500980/107664. NC: Carrington Mortgage Services, LLC is licensed under the North Carolina Agency Permits 102107 & 103455 and North Carolina Secure and Fair Enforcement Mortgage Licensing Act. OH: Ohio Mortgage Broker Act Mortgage Banker Exemption MMB.850208.000 (FHA, DE & VA Automatic loans only). OR: Mortgage Lender License ML4886. PA: Licensed by the Department of Banking. RI: Rhode Island Licensed Lender and Broker. VA: Licensed by the Virginia State Corporation Commission MC-5382. WA: Consumer Loan License CL-2600 & Mortgage Broker License MB-2600. Also licensed in AL, AR, CT, DC, DE, FL, IA, ID, IN, LA, MD, ME, MI, MT, NC, NE, NM, OK, SC, SD, TN, TX, UT, WI, WV and WY. NOTICE: All loans are subject to credit, underwriting and property approval guidelines. Offered loan products may vary by state. There is no guarantee that all borrowers will qualify. Restrictions may apply. This is not a commitment to lend. Terms, conditions and programs are subject to change without notice. Carrington Mortgage Services is not acting on behalf of or at the direction of HUD/FHA or any government agency. All rights reserved.

Projected Payment Schedules for Loan Programs

Created on: 10/26/2017

Purchase Price: \$175,000
Property Address: 4408 SAN JOAQUIN Avenue -
Las Vegas, NV 89102
MLS Number: GLVAR 1942198

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30 Year Fixed:

- | Principal & Interest payment is fixed for 30 years.
- | Mortgage Insurance will end in 9 Years and 1 Months.

Projected Payments	Loan Amount: \$166,250 Down Payment: \$8,750
Payment Calculation	Years 1-30
Interest Rate / APR	4.375% / 5.022% APR
Principal & Interest	\$830
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$88
Mortgage Insurance	+ \$82
Estimated Total Monthly Payment	\$1,000

FHA 30 Year Fixed:

- | Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$171,830 Down Payment: \$6,125
Payment Calculation	Years 1-30
Interest Rate / APR	4.250% / 5.513% APR
Principal & Interest	\$845
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$88
Mortgage Insurance	+ \$119
Estimated Total Monthly Payment	\$1,052

VA Loan 30 year:

- | Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$178,763 Down Payment: \$0
Payment Calculation	Years 1-30
Interest Rate / APR	4.250% / 4.652% APR
Principal & Interest	\$879
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$88
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$967