PROJECT SUMMARY

PROJECT SUMMARY - HOLD/RENT

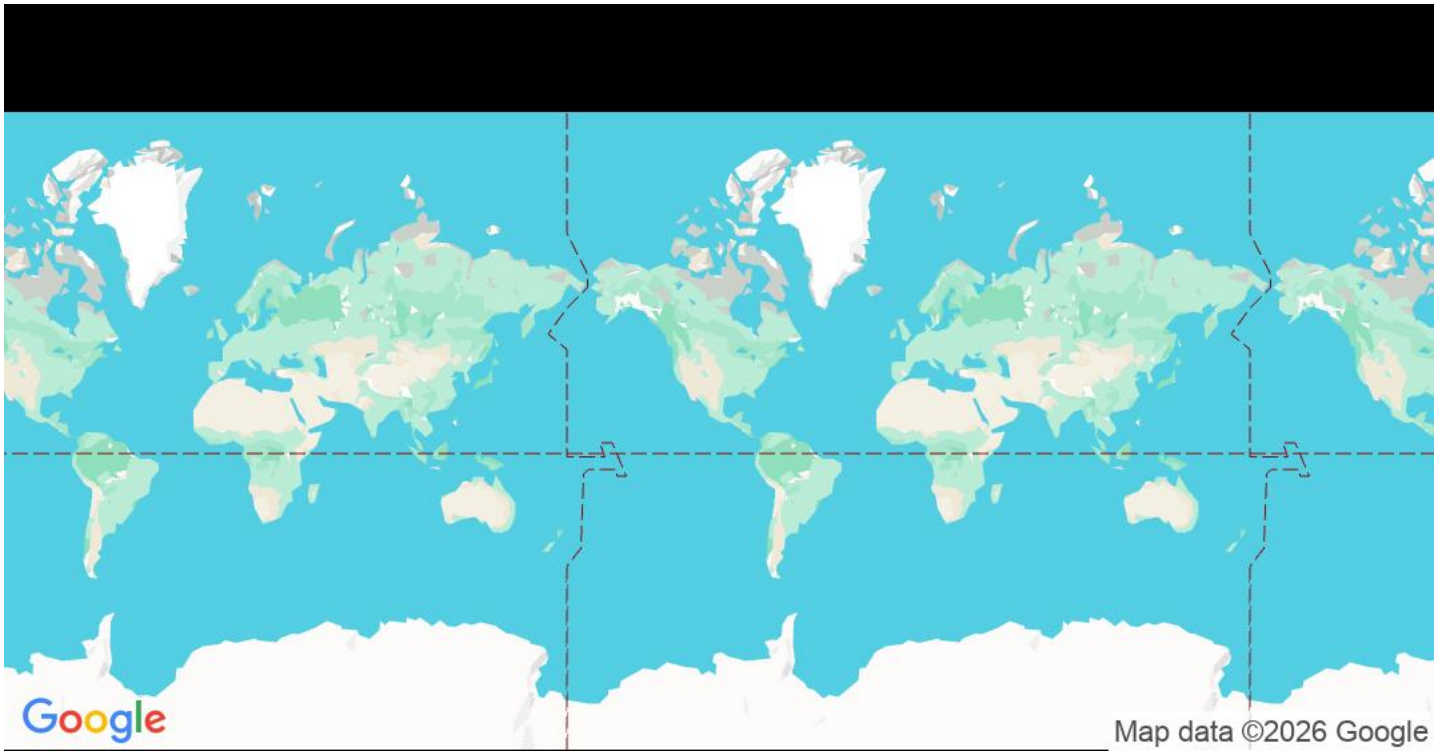
PURCHASE/REHAB ASSUMPTIONS	
Purchase Price	725,000.00
Rehab Cost	-
Total Closing and Holding Costs	20,000.00
Total Financing Costs	-
Total Project Cost	745,000.00
Total Amount Financed	-
Total Cash Committed	745,000.00
Projected After-Repair Appraisal	2,000,000.00
Loan at Completion of Project	-
RESULTS	
Original Investment Tied up in Deal	745,000.00
Sweat Equity	1,255,000.00
Monthly Cashflow (Pretax)	9,935.00
Cash-on-Cash Return (Annual)	16.0%

Breakdown of Financing Costs:	
Origination/Discount Points	-
Other Closing Costs for Loan	-
Interest on Original Loan	-
Interest on Rehab Money	-
Total	-

COMPARABLE SALES REPORT

Property Address: **1225 W 81ST STREET**
Property City, State, ZIP: **CHICAGO, IL 60620**
Bedrooms: **26** Baths: **16** Sq.Feet: **0** Built:
Notes:

Presented by:
CARL FOSTER
5C PROPERTIES LLC
2058819551
cf33@bham.rr.com
5cpropertiesllc.com



	Property Address	Beds	Baths	SqFt	Sold	Built	Price	$/SqFt	Dist	Notes
1.										
2.										
3.										
4.										
5.										
6.										
7.										
8.										
9.										
10										
	Average									

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