

## MONTHLY CASH FLOW

**POTENTIAL RENT****\$1,845.00**

Mortgage Payment	\$1,127.22
Taxes	\$195.00
Insurance	\$105.00
Property Management 10%	\$184.50
Condo Fees	\$0.00

**TOTAL EXPENSE****\$1,611.72****ESTIMATED MONTHLY CASH FLOW****\$233.28**

	BALANCE	INT. RATE	AMORTIZATION	MONTHLY PAYMENT	
20% Down Mortgage	\$268,000.00	3.00%	30 year	\$1,127.22	P I

**Tenant occupied through to August 2016,  
purchaser assumes lease!**

## PURCHASE DETAILS

## Approx. PURCHASE COSTS

**ASKING PRICE****\$335,000**

Legal Costs	\$1,250.00
Inspection	\$400.00
Appraisal	\$400.00

20% Down Mortgage	\$268,000.00
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**DOWN PAYMENT/CTM****\$67,000.00****TOTAL PURCHASE COSTS****\$2,050.00****TOTAL CASH REQUIRED TO CLOSE****\$69,050.00**

ALBERTA ON FIRE  
**investor**  
TEAM

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