
SAMPLE DEAL CASE STUDY



PROJECT DESCRIPTION

4 BEDROOM, 2.5 BATH 3400 SQUARE FOOT COLONIAL. UPDATES THROUGHOUT INCLUDE COMPLETELY RENOVATED KITCHEN, NEW HARDWOOD FLOORS, UPDATED BATHROOMS, NEW PAINT, AND UPDATED FACADE. FRESH LANDSCAPING GIVES THIS HOME A BREATH OF FRESH AIR.

THIS HOUSE WAS SOLD IN 22 DAYS FOR A PROFIT OF \$68,800 AND \$23,000 OF BUILT IN EQUITY TO THE BUYER.

HOME DETAILS

BEDROOMS	4
BATHROOMS	2.5
SQUARE FEET	3400
LOT SIZE	.35 ACRES

DEAL SUMMARY

TOTAL AMOUNT OWED	\$458,000
FINAL PURCHASE PRICE	\$310,000
REHAB	\$39,000
HOLDING COSTS	\$4,200
TOTAL AMOUNT IN	\$353,200

AFTER REPAIR VALUE	\$445,000
SOLD FOR	\$422,000
PROFIT	\$68,800
DAYS ON MARKET	22
BUILT IN EQUITY TO BUYER	\$23,000