



1308 12TH ST NW #C - WASHINGTON, DC 20005

1 Bedroom, 1 Full Baths
MLS: DC10155548

This bi-level 1 bedroom Logan beauty lives like a townhouse! When the day is done, cozy up to the fireplace or the wall of windows with a book from the built-ins. Spacious bedroom on 2nd level, storage w/Elfa. Freshly painted + efinished hardwoods, central AC, in-unit W/D. Ample kitchen w/ granite, cherry cabs. 3 metros, amazing nightlife right out the front door! Investor/Pets ok.

Purchase Price: \$485,000
Annual Taxes \$3,397
Annual Insurance (Estimated): \$360
HOA Association Fee (Monthly): \$291

Agent Contact Information:

Casey Aboulafia

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

Loan Program	30 Year Fixed			30 Year Fixed			30 Year Fixed		
Purchase Price	\$ 485,000			\$ 485,000			\$ 485,000		
Down Payment	\$ 24,250 (5.00%)			\$ 48,500 (10.00%)			\$ 97,000 (20.00%)		
Loan Amount	\$ 460,750			\$ 436,500			\$ 388,000		
Term (Months)	360			360			360		
Interest Rate	4.875%	Points 0.000	APR 4.893%	4.625%	Points 0.000	APR 4.642%	4.375%	Points 0.000	APR 4.391%
Principal + Interest	\$ 2,438.33			\$ 2,244.22			\$ 1,937.23		
Mortgage Insurance (MI)	\$ 0			\$ 0			\$ 0		
HOA/Dues/Fees	\$ 291.18			\$ 291.18			\$ 291.18		
Insurance Escrow	\$ 30.00			\$ 30.00			\$ 30.00		
Tax Escrow	\$ 283.10			\$ 283.10			\$ 283.10		
Total Est Monthly Payment*	\$ 3,043			\$ 2,849			\$ 2,542		

Flyer Generated on: 2/14/2018. 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: 30 Year Fixed:** 360 payments of \$2,438.33 at 4.875% (4.893% APR) **30 Year Fixed:** 360 payments of \$2,244.22 at 4.625% (4.642% APR) **30 Year Fixed:** 360 payments of \$1,937.23 at 4.375% (4.391% APR) **Rates as of: 2/13/2018.**

!!!NO MORTGAGE ORIGATION FEE WHEN YOU WORK WITH JON OKUN AND MENTION THIS FLYER!!!

For more information, please contact:

PROSPERITY
HOME MORTGAGE, LLC

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Projected Payment Schedules for Loan Programs

Created on: 2/14/2018

Purchase Price: \$485,000
Property Address: 1308 12TH ST NW #C -
WASHINGTON, DC 20005
MLS Number: MRIS DC10155548

PROSPERITY HOME MORTGAGE
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30 Year Fixed: | Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$460,750 Down Payment: \$24,250
Payment Calculation	Years 1-30
Interest Rate / APR	4.875% / 4.893% APR
Principal & Interest	\$2,438.33
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$604
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$3,042

30 Year Fixed: | Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$436,500 Down Payment: \$48,500
Payment Calculation	Years 1-30
Interest Rate / APR	4.625% / 4.642% APR
Principal & Interest	\$2,244.22
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$604
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$2,848

30 Year Fixed: | Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$388,000 Down Payment: \$97,000
Payment Calculation	Years 1-30
Interest Rate / APR	4.375% / 4.391% APR
Principal & Interest	\$1,937.23
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$604
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$2,541