REHAB LOANS A QUICK & SIMPLE PROCESS HARD MONEY INVESTMENTS



1

CONTRACT

SALES PRICE

= \$200,000*



BROKER PRICE OPINION = \$200,000* AIV \$350,000* ARV

2



TOTAL LOAN AMOUNT IS 65% OF ARV = \$227.500*

3

10% **90**% 4

CLOSING TABLE

BUYER DOWN PAYMENT IS 10% OF CONTRACT = \$20,000*

LENDER **DISBURSEMENT IS 90% OF CONTRACT** = \$180,000*

9



\$227,500 - \$180,000

= HOLDBACK

6

COMPLETE 50%

OF REPAIRS



2ND **DISBURSEMENT OF HOLDBACK IS 50%** = \$23,750*

HOME IS 100%

8

COMPLETE

FINAL DISBURSEMENT OF

HOLDBACK IS FINAL 50% = \$23,750*

*all monetary figures are used as examples

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