



9039 SLIGO CREEK PKWY #312

SILVER SPRING, MD 20901

2 Bedrooms, 2 Full Baths

MLS: MC10244214

COMPLETELY RENOVATED (2018) 2BR/2BA condo! Move right in! NEW Gourmet kitchen w/Stainless Steel Appliances, Granite, LVT, Cabinets, etc., NEW BAs, Fresh Paint, Refinished hardwoods, NEW carpet in BRs, NEW HVAC! Wall of Windows along length of Open Plan area. Generous Balcony on WEST side of bldg, which was designed to maximize views of Sligo Creek Park! Don't miss out on this Exceptional Value!

**Purchase Price: \$259,900 | Annual Taxes: \$2,513 | Annual Insurance (Estimated): \$400
HOA Association Fee (Monthly): \$933**

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

Loan Program	FHA 30 Year Fixed	Conforming 30 Year Fixed	Conforming 30 Year Fixed
Purchase Price	\$ 259,900	\$ 259,900	\$ 259,900
Down Payment	\$ 9,097 (3.50%)	\$ 51,980 (20.00%)	\$ 12,995 (5.00%)
Loan Amount	\$ 255,193	\$ 207,920	\$ 246,905
Term (Months)	360 Points APR	360 Points APR	360 Points APR
Interest Rate	4.375% 0.000 5.403%	4.500% 0.000 4.516%	4.500% 0.000 4.904%
Principal + Interest	\$ 1,274.14	\$ 1,053.50	\$ 1,251.03
Mortgage Insurance (MI)	\$ 176.32	\$ 0	\$ 121.39
HOA/Dues/Fees	\$ 933.25	\$ 933.25	\$ 933.25
Insurance Escrow	\$ 33.33	\$ 33.33	\$ 33.33
Tax Escrow	\$ 209.42	\$ 209.42	\$ 209.42
Total Est Monthly Payment*	\$ 2,626	\$ 2,230	\$ 2,548

Flyer Generated on: 5/23/2018. Payments are estimates. Actual Payments may be greater. APR= Annual Percentage Rate. ***Terms of Monthly Repayment: FHA 30 Year Fixed (with MI):** 360 payments between \$1,450.46 to \$1,279.81 at 4.375% (5.403% APR) **Conforming 30 Year Fixed:** 360 payments of \$1,053.50 at 4.500% (4.516% APR) **Conforming 30 Year Fixed (with MI):** 111 payments of \$1,372.43 at 4.500% and 249 payments of \$1,251.03 at 4.500% (4.904% APR) **Rates as of: 5/17/2018.**

For informational purposes only: Coldwell Banker Residential Brokerage is not a mortgage lender. Guaranteed Rate Affinity is not licensed to sell real estate. Contact Guaranteed Rate Affinity directly for questions regarding mortgage products and your eligibility.



Lorin Culver

4800 Montgomery Ln Ste 100,
Bethesda, MD 20814
(301) 310-6456 mobile
(301) 718-0010 office
lorin.culver@cbmove.com



Rob Clark

NMLS # 182527
(www.nmlsconsumeraccess.org)
310 King Street
Alexandria, VA 22314
(703) 518-2814 office
(240) 460-0757 mobile
rob.clark@grarate.com



Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan. Advertiser monthly payment is for illustrative purposes only and assumes above sales price and borrower qualification. Rates above reflect 30 day pricing. Rates, terms and availability of loan programs are subject to change without notice. Rate and APR will vary based on factors such as points, loan amount, loan-to-value, borrower's credit, property type and occupancy. Minimum credit score required. Not a commitment to lend. For informational purpose only; not intended as legal, tax or financial advice. Monthly payment includes estimated principal, interest, taxes, insurance and estimated mortgage insurance premium, when applicable, only. Loan programs are subject to underwriting guidelines which are subject to change without notice, which limit 3rd party contributions, and occupancy status in home.