

1215 Meadowbrook Drive

Syracuse, NY 13224

The Meadowbrook neighborhood is full of wonderful surprises, including communal flowerbeds, unique birdhouses, & fantastic homes like 1215 Meadowbrook Dr. From the spacious kitchen w/ modern tile backsplash & stainless steel appliances, to the living room w/ built-in bookshelves, fireplace & sunlit bay window, this classic colonial, updated throughout, fits right into the 'hood. Bonus space in the finished basement offers ample storage throughout. When you feel like staying close to home, relax in your own fenced backyard, with large deck, cool treehouse, & shed. If you feel like fresh air, take advantage of the trails & amenities of Barry Park & Thornden Park, only minutes away, or jog over to nearby Syracuse University. No money down mortgages available for qualified first-time buyers.



Financing Notes	FHA REG Fixed Rate	VA Fixed Rate	CONV Fixed Rate
Sales Price	\$174,500	\$174,500	\$174,500
% Down	3.50%	0.00%	10.00%
First Loan	\$171,338	\$178,251	\$157,050
Term	30 Years	30 Years	30 Years
Rate	5.375%	5.375%	5.375%
APR*	6.834%	5.810%	5.887%

CASH TO CLOSE

Down Payment	\$6,108	\$0	\$17,450
Closing Costs	\$4,393	\$3,970	\$4,283
Prepays/Impounds	\$5,458	\$5,867	\$5,426
Total \$ Required	\$15,959	\$9,837	\$27,159

HOUSING EXPENSE

First Loan P & I	\$959	\$998	\$879
Taxes, Ins & MI	\$597	\$478	\$536
Total Monthly Pmt	\$1,557	\$1,476	\$1,415

INCOME TO QUALIFY

Income Guide	\$5,020	\$3,600	\$4,290
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*APR = Annual Percentage Rate



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