

201 Croyden Road

Syracuse, NY 13224



Growing pains? We've got you covered in this 2600 SF home. With 4 spacious bedrooms, 3 full baths, both living & family rooms, eat-in kitchen, formal dining room, & storage a-plenty, you'll rejoice in the space available for everyone! 1st-floor bedroom & bath offer even more options for those looking for one level living. Add'l outdoor areas include the flagstone front patio & BBQ-ready back deck. Located in the heart of the Meadowbrook neighborhood and close to Barry Park, Westcott St shops, Nottingham & Drumlins Plazas, downtown, Syracuse University, & LeMoyne College, this house offers both space & convenience. With a new roof above you & new furnace to warm you, coming home to your own tree-lined paradise will have you counting your lucky stars.



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Paragon Home Loans, Inc.

5010 Campuswood Drive 205
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Financing Notes	FHA REG Fixed Rate	VA Fixed Rate	CONV Fixed Rate
Sales Price	\$164,900	\$164,900	\$164,900
% Down	3.50%	0.00%	10.00%
First Loan	\$161,912	\$168,445	\$148,410
Term	30 Years	30 Years	30 Years
Rate	4.750%	4.750%	4.750%
APR*	6.156%	5.168%	5.261%

CASH TO CLOSE			
Down Payment	\$5,772	\$0	\$16,490
Closing Costs	\$4,261	\$3,833	\$4,162
Prepays/Impounds	\$6,966	\$7,307	\$6,939
Total \$ Required	\$16,999	\$11,140	\$27,591

HOUSING EXPENSE			
First Loan P & I	\$845	\$879	\$774
Taxes, Ins & MI	\$748	\$635	\$689
Total Monthly Pmt	\$1,592	\$1,514	\$1,464

INCOME TO QUALIFY			
Income Guide	\$5,140	\$3,690	\$4,440

*APR = Annual Percentage Rate



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