



28670 Shenandoah Dr, Lake Arrowhead, CA 92352

Single Family Residence, Custom Built

COMES NEWLY FURNISHED! This is a beautifully remodeled custom home that can be your Mountain "getaway retreat" or full-time lifestyle living. A very desirable level entry including tons of parking compared to most homes on the mountain ALSO makes this home stand out. Many believe Lake Arrowhead is So. California's most desirable private lake resort community. Apprx 1.6 Hour drive from LA, Newport or Palm Springs! 25-min drive to Snow Valley Ski Resort, 5-min drive to Lake Arrowhead Village (to enjoy shopping, dining, or summer concerts). As owners of this beautiful home within the highly desirable "Arrowhead Woods" you will have "lake rights" that will allow you to join the ALA beach clubs for access to private beaches to swim, kayak, paddle board, or just relax. As owners of you will also have access to fishing



Financing Notes	JUMBO Fixed Rate	VA Fixed Rate	JUMBO Fixed Rate
Sales Price	\$1,329,990	\$1,329,990	\$1,329,990
% Down	20.00%	0.00%	10.00%
First Loan	\$1,063,992	\$1,358,584	\$1,196,991
Term	30 Years	30 Years	30 Years
Rate	6.999%	6.375%	7.625%
APR*	7.096%	6.641%	8.053%

CASH TO CLOSE			
Down Payment	\$265,998	\$0	\$132,999
Closing Costs	\$9,301	\$5,660	\$9,700
Prepays/Impounds	\$16,970	\$17,469	\$21,370
Total \$ Required	\$292,269	\$23,129	\$164,069

HOUSING EXPENSE			
First Loan P & I	\$7,078	\$8,476	\$8,472
Taxes, Ins & MI	\$1,785	\$1,785	\$2,403
Total Monthly Pmt	\$8,863	\$10,261	\$10,876

*APR = Annual Percentage Rate



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Bobadilla Finance Team Home Loans

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Rates effective 02/17/24. Bobadilla Finance Team Home Loans NMLS#820270/1660690 NOTICE - This is not a commitment to lend or extend credit. Restrictions may apply. Information and/or data are subject to change without notice. All loans are subject to credit approval. Not all loans or products are available in all states. The Credit score used for these quotes is 760 or higher. Bobadilla Finance Team Home Loans NMLS#820270/1660690