



# 184 Ca-173, 43, Lake Arrowhead



Welcome to 180 State Highway 173, Unit 43, a stunning 3-bedroom, 3-bathroom Lake Arrowhead condo offering lakeside living at its finest. This corner unit provides privacy with only one common wall and features a unique wrap-around design with upper and lower decks. The main floor boasts an updated living space, dining area, kitchen, and a versatile bedroom and bath. Upstairs, find two bedrooms, each with its own bathroom. The master bedroom offers panoramic lake views. A single slip dock is included, just steps away from the unit, perfect for water enthusiasts. With a prime lakeside location, enjoy tranquility and beach access. Two assigned parking spaces make parking easy. In summary, this condo is a lakeside haven offering comfort, convenience, and breathtaking views.



Financing	VA	CONV	CONV
Notes	Fixed Rate	Fixed Rate	Fixed Rate
Sales Price	\$1,750,000	\$1,750,000	\$1,750,000
% Down	0.00%	20.00%	25.00%
First Loan	\$1,787,625	\$1,400,000	\$1,312,500
Term	30 Years	30 Years	30 Years
Rate	6.500%	7.750%	7.875%
APR*	6.768%	7.854%	7.983%

CASH TO CLOSE			
Down Payment	\$0	\$350,000	\$437,500
Closing Costs	\$7,161	\$11,570	\$11,307
Prepays/Impounds	\$23,869	\$23,552	\$23,341
<b>Total \$ Required</b>	<b>\$31,030</b>	<b>\$385,122</b>	<b>\$472,148</b>

HOUSING EXPENSE			
First Loan P & I	\$11,299	\$10,030	\$9,517
Taxes, Ins & MI	\$2,405	\$2,405	\$2,405
<b>Total Monthly Pmt</b>	<b>\$13,704</b>	<b>\$12,435</b>	<b>\$11,922</b>

\*APR = Annual Percentage Rate

**Joe Marquez**  
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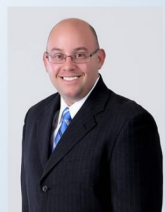
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