



# Welcome Home!

1521 Adkins Road, Houston TX 77055



Welcome to 1521 Adkins Road, a stunning retreat nestled in the heart of Spring Branch. The open layout is perfect for entertaining & everyday living. Thoughtful touches include beautiful hardwood floors, crown molding, walk in pantry, an updated kitchen complete w/ granite countertops, travertine backsplash & a bold kitchen island that opens to the family room to help inspire your culinary adventures. The primary suite boasts 2 walk in closets plus a luxurious primary bathroom w/ double sinks, & large walk in shower. You will also find 2 generously sized secondary bedrooms. A bonus room, bathed in natural light from its wall of windows, offers a versatile space ideal for a home office or playroom. The generous 9,600 square foot lot provides a lush backyard oasis w/ ample green space, a brick-paved patio for outdoor gatherings, a convenient storage shed, & a playset that will remain for your enjoyment. Conveniently located w/ quick access to I-10, Beltway 8, local restaurants and more!

Financing Notes	CONV Fixed Rate	Right@Home Fixed Rate
Sales Price	\$599,900	\$599,900
% Down	5.00%	5.00%
First Loan	\$569,905	\$569,905
Term	30 Years	30 Years
Rate	6.750%	6.125%
APR*	6.985%	6.191%

CASH TO CLOSE		
Down Payment	\$29,995	\$29,995
Closing Costs	\$4,147	\$4,147
Prepays/Impounds	\$7,544	\$7,398
<b>Total \$ Required</b>	<b>\$41,686</b>	<b>\$41,540</b>

HOUSING EXPENSE		
First Loan P & I	\$3,696	\$3,463
Taxes, Ins & MI	\$1,474	\$1,332
<b>Total Monthly Pmt</b>	<b>\$5,171</b>	<b>\$4,795</b>

\*APR = Annual Percentage Rate

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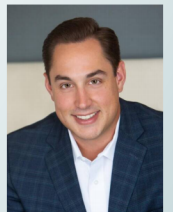


Compass

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