

Bayshore Dunes, Norfolk, VA 23503



The living is easy at Bayshore Dunes!
www.bayshoredunes.com

Purchase Price: \$574,900

Construction underway! The bay life awaits in EDC's luxury NO FEE condominiums! Explore EDC Homes new generously proportioned 6-unit waterfront condominium project in W. Ocean View. Located on the Chesapeake Bay with direct backyard beach access. Each unit boasts an impressive 3-story layout complete with private elevator, 2nd and 3rd story Bayfront decks, outdoor shower, and massive garage/storage area.

- Bedrooms: 4
- Bathrooms: 3/0
- Square Feet: 2,600
- Natural gas tankless water heater
- TAKE ADVANTAGE OF BUILDER'S PRE-COMPLETION PRICING!



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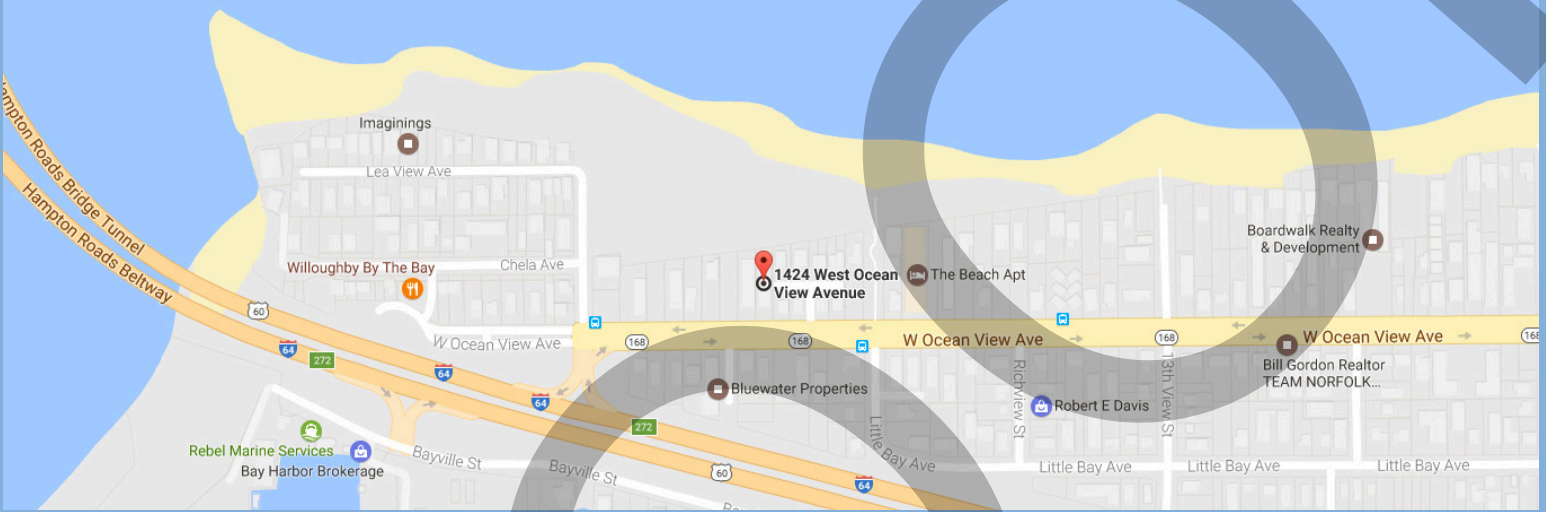


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Finance Options - Based on a Purchase Price of \$574,900

Financing Based on Loan Program	VA	Conventional Jumbo No MI	Conventional Combo No MI	
Fixed Rate	4.625%	5.375%	Loan 1 = 4.875%	Loan 2 = 7.250%
APR	4.781%	5.407%	Loan 1 = 4.908%	Loan 2 = 7.331%
Down Payment	5% - \$28,745	15% - \$86,235	5% - \$28,745	
Term In Months	360	360	Loan 1 = 360	Loan 2 = 240
VA Funding Fee	\$8,192	\$0	\$0	
Total Loan Amount	\$554,347	\$488,665	Loan 1 = \$453,100	Loan 2 = \$93,055
Principle And Interest/Month	\$2,850	\$2,736	Loan 1 = \$2,398	Loan 2 = \$735
HOA/Month	\$0	\$0	\$0	
Taxes/Month	\$551	\$551	\$551	
Homeowner's Insurance/Month	\$75	\$75	\$75	
Flood/Month	\$50	\$50	\$50	
Mortgage Insurance/Month	\$0	\$0	\$0	
Total Monthly Payment	\$3,526	\$3,412	\$3,809	

*Based on a credit score of 740

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