

WELCOME TO - Sage Run

LIST PRICE

\$415,000

FEATURES

- 2 Bedroom & 2.5 Bath Townhomes, in West Nashville's Newest Community! Sage Run is located in the rolling hills off River Road that backs up to the Cumberland River. This 2 bedroom townhome includes stainless steel appliances, LVP flooring, quartz countertops, recessed lighting, tiled bathrooms and more. Rear covered patio's with storage. Sage Run is only a few minutes from Downtown Nashville and Historic Music Row. You'll feel like you stepped into a simpler place and time, away from the hustle and bustle of Broadway yet a short drive to shopping, restaurants and entertainment. The community will also feature a dog park.
- HOA Fee - \$198/Month
- 1,091 Square Feet

Conforming 7/6 ARM*, 20% Down

- Loan amount: \$332,000
- Down payment: \$83,000
- Rate: 5.625% w/4.253 points
- APR: 7.2128% (months 1-84)
- Rate Estimate: 8.078% (months 85-360)
- P&I: \$1,911.18 (months 1-84)
- P&I Estimate: \$2416.31 (months 85-360)

Conforming 10/6 ARM*, 20% Down

- Loan amount: \$332,000
- Down payment: \$83,000
- Rate: 5.75% w/4.392 points
- APR: 6.9579% (months 1-120)
- Rate Estimate: 8.078% (months 121-360)
- P&I: \$1,937.46 (months 1-120)
- P&I Estimate: \$2396.8 (months 121-360)

Payments shown do not include taxes, homeowners insurance, or mortgage insurance (if applicable). Actual payments will be higher.



See other side for important information.

GUARANTEED ON-TIME CLOSING OR GET \$5,000¹

The Chase Closing Guarantee will give you the confidence you need to plan your move. We promise an on-time closing for eligible products in as soon as three weeks or you'll get \$5,000, if you qualify.

WE'RE HERE TO HELP YOU ON YOUR HOME JOURNEY

A Chase Home Lending Advisor can help you find a mortgage that meets your unique needs. Above are some loan options for this house and assume, a 780 FICO score, owner-occupied, primary residence, townhome. Please note these examples are based on estimates, are for comparison only, and are subject to change.

TO DISCUSS FINANCING, CONTACT:



Deb Levy
Senior Home Lending Advisor
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Washington, DC 20016
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homeloan.chase.com/deb.levy
NMLS ID: 481255



Scan to visit my website

FOR ADDITIONAL PROPERTY DETAILS, CONTACT:



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RATES ARE ESTIMATED AS OF 12/13/2023. APR is based on rate and points only and does not include other finance charges. *For the Adjustable-Rate Mortgage (ARM) product, interest is fixed for a set period of time, and adjusts periodically thereafter. At the end of the fixed-rate period, the interest and payments may increase according to future index rates. The APR may increase after the loan closes. Estimated Payments shown are based on the current market index.

Chase Closing Guarantee Eligibility: These requirements must be met: (1) Apply for a first lien purchase home loan with Chase; and (2) Provide a complete application package, which includes all requested supporting documentation and signed disclosures, and a fully-executed purchase contract with all pages. (3) Conventional Loans: Closing date must be at least 21 calendar days after receipt of a complete application package, except for a cooperative project (co-op) which requires 60 calendar days. For any new construction property that receives an initial appraisal subject to repairs/completion, a final inspection is required. Chase guarantees closing within 3 business days of receipt of a satisfactory final inspection. (4) FHA/VA loans: Closing date must be at least 30 calendar days after receipt of a complete application package. When an FHA/VA final inspection is required for new construction or specific home repairs, Chase guarantees closing within 5 business days from receipt of a satisfactory final inspection or satisfactory proof of final repairs. If property is a condo, the condo must be FHA or VA (as applicable) approved at the time of submission of the home loan application.

Product Exclusions: Refinances, transactions involving Consolidation, Extension and Modification Agreements (CEMAs) or loan amounts \$2 million or greater.

Ineligibility: The Chase Closing Guarantee does not apply if the following occur: Customer- or Seller-initiates changes (1) to the original closing date documented in the purchase contract; or (2) within 10 calendar days of closing that impact loan amount, product type, contract terms, interest rate or initial rate locks. The Chase Closing Guarantee also does not apply if delays occur as a result of (1) completion of new construction, improvements or repairs being made to the subject property; (2) Failure by the customer or seller to meet contract terms and requirements, including seller-related delays; (3) Force majeure events, including weather or a natural disaster; (4) Third parties other than Chase-required service providers; or (5) Customer's failure to respond to Chase requests in a timely manner (e.g. within 2 business days). Additionally, the Chase Closing Guarantee does not apply for transactions in which a direct personal, financial or business relationship exists among any of the parties to the transaction (non-arm's length transactions). Chase reserves the right to amend, terminate or withdraw the Chase Closing Guarantee at any time without prior notice. Closing guarantees and other awards ("awards") transferred to you under the terms of the program will be considered by Chase a discount of underwriting fees paid at mortgage closing. Any awards transferred at or outside closing in excess of the value of the underwriting fees may be considered miscellaneous income and may be reportable on Form 1099-MISC (Miscellaneous Information) or Form 1042-S (Foreign Person's U.S. Source Income Subject to Withholding) to you and the IRS for the year in which you participate and receive the awards. You are responsible for any tax liability related to participating in the program. Please consult your personal tax advisor for questions about the impact to your personal income tax returns.

All home lending products are subject to credit and property approval. Rates, program terms and conditions are subject to change without notice. Not all products are available in all states or for all amounts. Other restrictions and limitations apply.



Home lending products provided by JPMorgan Chase Bank, N.A. Member FDIC

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WELCOME TO - Sage Run

LIST PRICE

\$549,900

FEATURES

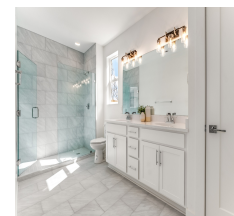
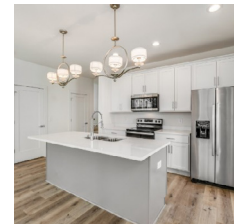
- 3 Bedrooms and 2.5 Baths Single Family Homes.
- Sage Run is located in the rolling hills off River Road that backs up to the Cumberland River. Sage Run Single Family homes include stainless steel appliances-including fridge, LVP flooring, quartz countertops, recessed lighting, tiled bathrooms and more. Attached rear two car garage.
- Sage Run is only a few minutes from Downtown Nashville and Historic Music Row. You'll feel like you stepped into a simpler place and time, away from the hustle and bustle of Broadway yet a short drive to shopping, restaurants and entertainment. The community will also feature a dog park.
- HOA Fee \$149/Month
- 1,797 Square Feet

Conforming 7/6 ARM*, 20% Down

- Loan amount: \$439,920
- Down payment: \$109,980
- Rate: 5.625% w/4.253 points APR: 7.2128% (months 1-84)
- Rate Estimate: 8.078% (months 85-360)
- P&I: \$2,532.43 (months 1-84)
- P&I Estimate: \$3,201.26 (months 85-360)

Conforming 10/6 ARM*, 20% Down

- Loan amount: \$439,920
- Down payment: \$109,980
- Rate: 5.75% w/4.392 points APR: 6.9579% (months 1-120)
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WE'RE HERE TO HELP YOU ON YOUR HOME JOURNEY

A Chase Home Lending Advisor can help you find a mortgage that meets your unique needs. Above are some loan options for this house, points paid at closing, a 780 FICO score, owner-occupied, single-family primary residence. Please note these examples are based on estimates, are for comparison only, and are subject to change.

TO DISCUSS FINANCING, CONTACT:



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Scan to visit my website

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Loans up to 85% of a home's value are available on a purchase or refinance with no cash back, subject to property type, a required minimum credit score and a minimum amount of monthly reserves (i.e., you must set aside enough money in reserve to make a specified number of monthly mortgage payments [principal, interest, taxes, insurance and assessments] after the loan closes). Product restrictions apply. Jumbo loans available up to \$9.5 million. For loan amounts greater than \$3MM (or \$2MM for investment properties), customers must meet post-closing asset requirements to qualify. Additional restrictions may apply. Please contact a Chase Home Lending Advisor for details.

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