



HHIMLS

Demo of Matrix System

The RatePlug Link appears on the following Agent Reports:

- Agent Full

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Criteria Map Results

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TX M N CP CP CP CP

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111 HARBOUR PASSAGE, HILTON HEAD ISLAND, SC 29928

List Price: **\$1,249,000 Residential-Single Fam** ML# 355193

List Type: **Exclusive Right w/MLS Agreement**

Area: **Windmill Harbour** Status: **Active**

Sub Area: **Windmill Harbour** Zoning:

County: **Beaufort**

Legal Address: **36 HBR PASS TOWNHO**

Tax Key #: **02659377** Row: **1**

Tax Map #: **RS01-006-00A-0095-0006** Lots: **1**

Tax Rec Liv Area: **2,870** # Acres: **Less than 1/4 Acres**

Apx Htd SqFt: **2,870** Apx Lot Size: **0.1108**

Regime Fee: Special Circum: **NA**

Transfer Fee: **Not on File**

POA Fee: **1 \$2736**

Construct Status: **Not Applicable**

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Public Remarks: **Looking for a High Quality home with spectacular water views? This is the perfect smaller home for the person that wants a great view with all the luxury finishes you could want without all the cleaning of a huge home. Completely renovated in 2003, home offers a stunning gourmet chefs kitchen, open dining area with views of the water way, heart of pine hardwood floors are warm and inviting. The home is sun filled with lots of glass. Lavish master bath and bedroom, walk out to deck with forever views of the water and sunsets. What a wonderful lifestyle to walk to your yacht across the street.**

Private & Confidential: **Spectacular views, best to show at high tide. House easy to show. Call Listing agent for appointment. Used as second home, in very very good condition.**

| General Information | | | |
|---|----------------------------------|----------------------------------|-----------------------------------|
| Bedroom: 3 | Full Baths: 3 | Half Baths: 1 | Furnished: No |
| Year Built: 1993 | Year Remod: | Type: Full Size | Model Name: |
| Location: Sound Front | Own Land: Yes | View: Deep Water, Sound | |
| Term Length: | Property Faces: SouthWest | Assess Bld Val: \$313,900 | Assess Land Val: \$556,000 |
| Parking: Garage - 2 | | | Elevation: |
| Finance: Conventional | Trades: Not Applicable | | Possession: At Closing |
| Restrictions: Community Covs and Restricts Apply | | | |
| Land: | | | |
| Not Included in Sale: | | | |

| Property Features | |
|-------------------|---|
| Appliances: | Dishwasher, Disposal, Dryer, Microwave, Oven, Washer |

The RatePlug Link appears on the following Buyer Reports:

- Client Full
- Client Full RatePlug

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111 Harbour Passage Hilton Head Island, South Carolina 29929



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MLS #: **355193**

Prop Type: **Residential-Single Fam** Type: **Full Size**

Status: **Active** POA Fee: **1 \$2736**

Price: **\$1,249,000** Regime Fee:

Area: **Windmill Harbour** Transfer Fee: **Not on File**

Sub Area: **Windmill Harbour** Row: **1**

Legal Address: **36 HBR PASS TOWNHO** Model Name:

County: **Beaufort**

Property Features

| | | | | | |
|------------------|--------------|-----------------|----------------------------|-----------------|---------------------------------|
| # Bedrooms: | 3 | Furnished: | No | Zoning: | Property Faces SouthWest |
| # Full Baths: | 3 | Lot Size: | 0.1108 | Property Faces: | SouthWest |
| # Half Baths: | 1 | # Acres: | Less than 1/4 Acres | Road Type: | Sound Front |
| Apx Heated SqFt: | 2,870 | # Lots: | 1 | Location: | Sound Front |
| Living Area: | 2,870 | Year Built: | 1993 | Land: | |
| | | Year Remodeled: | | | |

Additional Features

View: **Deep Water, Sound**

Appliances: **Dishwasher, Disposal, Dryer, Microwave, Oven, Washer**

Interior Features: **Cable TV**

Exterior Features: **Back Porch, Balcony, Deck, Hurricane Protect**

Exterior Type: **Hard Coat Stucco**

Green Features: **Unknown**

Rooms: **Den, Dining Area, Foyer Entrance, Kitchen, Living Room**

Master Bedroom: **2nd Floor**

Windows: **Unknown**

Attic: **Unknown**

Pool: **Community**

Amenities: **Clubhouse, Community Dock, Community Pool, Community Tennis, Fitness Facility, Leisure Trails, Marina, Sec Gate/Guard**

Style: **Three Story**

Parking: **Garage - 2**

Roof: **Asphalt**

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111 Harbour Passage Hilton Head Island, South Carolina 29926

MLS #: 355193
Prop Type: Residential-Single Fam Type: Full Size
Status: Active POA Fee: 1 \$2736
Price: \$1,249,000 Regime Fee:
Area: Windmill Harbour Transfer Fee: Not on File
Sub Area: Windmill Harbour Row: 1
Legal Address: 36 HBR PASS TOWNHD Model Name:
County: Beaufort

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Property Features

| | | | | | |
|------------------|-------|-----------------|---------------------|-----------------|--------------------------|
| # Bedrooms: | 3 | Furnished: | No | Zoning: | Property Faces SouthWest |
| # Full Baths: | 3 | Lot Size: | 0.1108 | Property Faces: | SouthWest |
| # Half Baths: | 1 | # Acres: | Less than 1/4 Acres | Road Type: | |
| Apx Heated SqFt: | 2,870 | # Lots: | 1 | Location: | Sound Front |
| Living Area: | 2,870 | Year Built: | 1993 | Land: | |
| | | Year Remodeled: | | | |

Additional Features

View: Deep Water, Sound
Appliances: Dishwasher, Disposal, Dryer, Microwave, Oven, Washer
Interior Features: Cable TV
Exterior Features: Back Porch, Balcony, Deck, Hurricane Protect
Exterior Type: Hard Coat Stucco
Green Features: Unknown
Rooms: Den, Dining Area, Foyer Entrance, Kitchen, Living Room
Master Bedroom: 2nd Floor
Windows: Unknown
Attic: Unknown
Pool: Community
Amenities: Clubhouse, Community Dock, Community Pool, Community Tennis, Fitness Facility, Leisure Trails, Marina, Sec Gate/Guard
Style: Three Story
Parking: Garage - 2

The RatePlug Detail display is the link destination from the following Reports:

- Client Full
- Client Full RatePlug

Mortgage Payment Options for 888881 Rockville Pike - Rockville, MD 20852 - MLS: 12345
 Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

| Sample Lender | 30 Year Fixed | 15 Year Fixed | 5/1 ARM | 3/1 ARM |
|------------------|---------------|---------------|----------|----------|
| Down Payment | \$60,000 | \$60,000 | \$60,000 | \$60,000 |
| Mortgage Payment | \$1,146 | \$1,718 | \$1,298 | \$1,152 |
| Rate | 4.000% | 3.500% | 5.000% | 4.300% |
| APR | 4.056% | 3.595% | 3.896% | 3.448% |
| Taxes | \$167 | \$167 | \$167 | \$167 |
| Ins./HOA Dues | \$162 | \$162 | \$162 | \$162 |
| P&G | \$0 | \$0 | \$0 | \$0 |
| Mo. Payment | \$1,475 | \$2,045 | \$1,647 | \$1,521 |

Adding Price of \$288,000 with a Down Payment of 20.0% and a Loan Amount of \$230,400. ARM loan payment & interest rates will change during term. [Click Key Info for required disclosures.](#) Ins. = Home Owners Insurance [Click here for relationship disclosure.](#)

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Criteria Map Results

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[View Mortgage Information](#)

111 Harbour Passage Hilton Head Island, South Carolina 29926

MLS #: 355193

Prop Type: Residential-Single Fam Type: Full Size

Status: Active POA Fee: 1 \$2736

Price: \$1,249,000 Regime Fee:

Area: Windmill Harbour Transfer Fee: Not on File

Sub Area: Windmill Harbour Row: 1

Legal Address: 36 HBR PASS TOWNHO Model Name:

County: Beaufort

Property Features

Bedrooms: 3 Furnished: No Zoning: Property Faces SouthWest

Full Baths: 3 Lot Size: 0.1108 Road Type:

Half Baths: 1 # Acres: Less than 1/4 Acres Location: Sound Front

Apx Heated Sqft: 2,870 # Ints: 1

The KEY INFO button will take you to RatePlug's Lender Detail Information

Property Summary Information - MLS: 12345 **Demo Agent Company**



Address: 000001 Rockville Pike - Rockville, MD 20852 - MLS: 12345
Asking: \$300,000 **Bedrooms:** 3 **Baths:** 2
Year Built: 2004 **Appx. Sq. Ft.:** 2600 **Lot Size:** 1 Acre

[Larger Picture](#)

To schedule a showing of this property, please contact:
 Agent name and contact info appears here

For informational purposes only: Demo Agent Company is not a mortgage lender. Contact Sample Lender directly for more information about mortgage products and your eligibility.

Demonstration Account of Sample Lender [Print Page](#) [Email Page](#)

This is a RatePlug SAMPLE Lender Detail Example - Affiliated Agent Lender will appear here.

Since this is a Report SAMPLE and the Mortgage Payments are not using LIVE Interest Rates, please don't contact the SAMPLE Loan Officer since the e-mail address and phone numbers are not real and no response will be offered.

Sign up for RatePlug: [Click Here](#) or Call (877) 710-0808.

Available Programs from Sample Lender

Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

The payments below assume an **Asking Price of \$300,000 for 000001 Rockville Pike - Rockville, MD 20852 - MLS: 12345.**

| Click for more Definitions | 30 Year Fixed | 15 Year Fixed | 5/1 ARM | 3/1 ARM |
|----------------------------|----------------|----------------|----------------|----------------|
| Loan Amount: | \$240,000 | \$240,000 | \$240,000 | \$240,000 |
| Down Payment: | \$60,000 | \$60,000 | \$60,000 | \$60,000 |
| Term (Months): | 360 | 180 | 360 | 360 |
| Interest Rate: | 4.000% | 3.500% | 5.000% | 4.330% |
| APR: | 4.056% | 3.595% | 3.858% | 3.448% |
| Points: | 0 | 0 | 0 | 0 |
| Monthly Payment | | | | |
| Principal & Interest | \$1,148 | \$1,716 | \$1,288 | \$1,192 |
| Taxes | \$167 | \$167 | \$167 | \$167 |
| Insurance | \$62 | \$62 | \$62 | \$62 |
| HOA/Dues/Fees | \$100 | \$100 | \$100 | \$100 |
| PMI | \$0 | \$0 | \$0 | \$0 |
| Total Payment: | \$1,475 | \$2,045 | \$1,617 | \$1,521 |

*Total payment includes an estimation of principal and interest payment, property taxes, HOA/dues/fees, home owners insurance and private mortgage insurance (PMI) if applicable. Monthly Payment amounts above are based on estimates, may be greater and may not apply to your situation and can change without notice.

Enter an Estimated Offer Price and Down Payment in order to see your specific payment scenario:

Generated: 10/4/2016. Payments are estimates. Actual Payments may be greater. See below for additional Minimum/Maximum Payment information. APR= Annual Percentage Rate. ARM Rates may increase after consummation.

Terms of Repayment: 30 Year Fixed: 360 payments of \$1,148 at 4.000% (4.056% APR) 15 Year Fixed: 180 payments of \$1,716 at 3.500% (3.595% APR) 5/1 ARM: 60 payments of \$1,288 at 5.000% and 300 payments of \$1,059 at 3.125% (3.858% APR) 3/1 ARM: 36 payments of \$1,192 at 4.330% and 324 payments of \$1,040 at 3.125% (3.448% APR)

Mortgage Payment Options for 000001 Rockville Pike - Rockville, MD 20852 - MLS: 12345

Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

Sample Lender
 Demonstration Account
 (555) 123-4567
 Demo: E-mail Address: demo@sample.com

KEY INFO

Phone: (555) 123-4567
 Mobile: (555) 646-7777
 E-mail: Demo@Sample.com
 Towed off for Demo

| | 30 Year Fixed | 15 Year Fixed | 5/1 ARM | 3/1 ARM |
|--------------------------|----------------|----------------|----------------|----------------|
| Loan Amount: | \$240,000 | \$240,000 | \$240,000 | \$240,000 |
| Down Payment: | \$60,000 | \$60,000 | \$60,000 | \$60,000 |
| Mortgage Payment: | \$1,148 | \$1,716 | \$1,288 | \$1,192 |
| Rate: | 4.000% | 3.500% | 5.000% | 4.330% |
| APR: | 4.056% | 3.595% | 3.858% | 3.448% |
| Taxes: | \$167 | \$167 | \$167 | \$167 |
| Ins. HOA Dues: | \$162 | \$162 | \$162 | \$162 |
| PMI: | \$0 | \$0 | \$0 | \$0 |
| Mo. Payment: | \$1,475 | \$2,045 | \$1,617 | \$1,521 |

Personalize Your Mortgage

Estimated Sales Price: \$

Down Payment: Amount or Percent: 20%

Asking Price of \$300,000 with a Down Payment of 20.0% and a Loan Amount of \$240,000. ARM loan payment & interest rates will change during term. [Click Key Info](#) for required disclosures. Ins. = Home Owners Insurance [Click here](#) for relationship disclosures.



An example of an emailed version of the *Client Full Rateplug Report*

This report prepared for you by Rateplug Rateplug

Help

Map

Display

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15 Bridgetown Road Hilton Head Island, South Carolina 29928



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MLS #: **356081**
 Prop Type: **Land/Lots** Type: **Full Lot**
 Status: **Active** POA Fee: **Wexford U**
 Price: **\$495,000** Regime Fee:
 Area: **Wexford** Transfer Fee: **WEXFD - Yes**
 Sub Area: **Wexford** Row: **Over 12**
 Legal Address: **15 WEXFORD A** Model Name:
 County: **Beaufort**

Mortgage Payment Options for 15 Bridgetown Rd - Hilton Head Island, SC 29928 - MLS: 356081

Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

| RatePlug Test Lender | | Jeff Springer 12345 (555) 555-5555 E-mail: Jeff.Springer | | | Personalize Your Mortgage |
|--|-----------------|--|----------------------|----------------|---|
| <p>Jeff Springer 12345 (555) 555-5555 E-mail: Jeff View Website</p> | KEY INFO | 30 Fixed | 15 Year Fixed | 5/1 ARM | Estimated Sales Price: \$ <input type="text"/> |
| | Down Payment: | \$99,000 | \$99,000 | \$99,000 | Down Payment: Amount or Percent \$ <input type="text"/> 20% ▼ |
| | Mortgage Paymt: | \$1,977 | \$2,807 | \$1,778 | <input type="button" value="CALCULATE"/> |
| | Rate: | 4.375% | 3.375% | 3.500% | |
| | APR: | 4.462% | 3.523% | 3.419% | |
| | Taxes: (Est.) | \$619 | \$619 | \$619 | |
| | Ins./HOA Dues: | \$78 | \$78 | \$78 | |
| | PM: | \$0 | \$0 | \$0 | |
| Mo. Payment: | \$2,674 | \$3,504 | \$2,475 | | |

Asking Price of \$495,000 with a Down Payment of 20.0% and a Loan Amount of \$396,000. ARM loan payment & interest rates will change during term. Jumbo loans may require 20% down. [Click Key Info](#) for required disclosure. Est. = Estimated, Ins. = Home Owners Insurance [Click Here](#) for required disclosure.

An example of an emailed version of the *Client Full Report*


This report prepared for you by Rateplug Rateplug

Map Help

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15 Bridgetown Road Hilton Head Island, South Carolina 29928



MLS #: 356081
Prop Type: Land/Lots
Status: Active
Price: \$495,000
Area: Wexford
Sub Area: Wexford
Legal Address: 15 WEXFORD A
Row: Over 12
Special Circumstances: NA
POA Fee: Wexford U
Transfer fee: WEXFD - Yes
County: Beaufort

Location:

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Property Features

Lots: 1
Elevation:
Acres: 1/4 to 1/2 Acre
Trades: Not Applicable
Lot Size: 0.424
Type: Full Lot
Land: Corner Lot, Cul-de-Sac Street
Road Type: Paved Road
Green Features: None
View: Lagoon
Restrictions: Community Covenants and Restricts Apply, Pets OK
Not Included in Sale:
Finance: Cash-AllCash, Conventional Possession: At Closing
Amenities: Clubhouse, Community Pool, Community Tennis, Deep Water Access, Fitness Facility, Golf Privileges, Marina, Sec Gate/Guard
Water/Sewer: City PSD

Remarks: 1 Plumbridge Lane or 15 Bridgetown Road. This is one of very few Harbor front lots with 70' dock left in Wexford! This is a corner homesite with a lot of potential. Priced to sell quickly as the most recent comparable sales have each sold for >\$500k: 50 Wexford Club Dr-\$635,000 33 Bridgetown Rd-\$535,000 1 Bridgetown Rd-\$575,000. This is the perfect homesite to build your dream home or investment property!

Pending Date: Close Date: Close Price:

www.rateplug.com/hhimls