



3 FLIPS COMPLETED WITH A TOTAL OF ONLY \$75K DOWN

Learn how this real estate investor acquired \$1.7M in real estate and earned a \$155K profit*

For many real estate investors, the biggest barrier to growth isn't interest rates — it's having too much capital tied up in one project. That's where low down payment mortgage options can give you an edge, allowing you to stay liquid, move fast, and scale quickly.

With only \$75,000 in total down payments, this real estate investor acquired over **\$1.7 million in real estate** and **earned \$155,000 in profit*** — all while keeping cash on hand for the next deal.

Over the course of 15 months — with overlapping projects and strategic use of capital — this Calgary-based real estate investor scaled their business and completed **three flips**. By utilizing our low down payment mortgage options (**\$10K down on the first two properties, \$55K on the third**), they kept their capital free to fund renovations and act quickly on new opportunities.

FLIP DETAILS

	FLIP 1	FLIP 2	FLIP 3
Purchase Price	\$451,000	\$780,000	\$490,000
Down Payment	\$10,000	\$10,000	\$55,000
Renovation Costs	\$75,000	\$210,000	\$70,000
Sale Price	\$625,000	\$1,325,000	\$608,000
Net Profit*	\$30,000	\$85,000	\$40,000



MORTGAGE DETAILS

	FLIP 1	FLIP 2	FLIP 3
Loan Amount (Including Fees)	\$449,820	\$780,000	\$490,000
Interest Rate**	18.24%	18.24%	16.24%
Term	6 months	6 months	6 months
Prepayment	Fully Open	Fully Open	Fully Open
Payments	Interest Only	Interest Only	Interest Only
Duration (Purchase to Sale)	5 months	12 months	1 month

Note: While low down payment solutions help reduce the upfront capital required, real estate investors are still required to show sufficient funds to cover the **down payment, renovation costs, and carrying costs**. Access to this capital was key to the success of these projects. In some cases, real estate investors can also **blanket existing properties with equity to access additional capital**, which can further support project execution and scaling.

SUBMIT A DEAL 

LEARN MORE 

 **1.888.753.4642**

*Net profits are not guaranteed and will vary depending on the project. Interest rates and fees are determined on a deal-by-deal basis and can change based on several different factors. Your success drives our business—if there's anything we can do to support you, let us know. **Rates are subject to change. [Contact us](#) for current rates.