# Property Details

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| CONTROL: | Partner | VALUE: | $4,000,000 |
| | | LOAN: | $0 |
| | | EQUITY: | $4,000,000 |

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| TITLE: | 4 Million F/C Executive Home or 1031 Cash+ |
| TYPE: | Homes/Condos |
| HAVE: | Off Market Fully Remodeled Executive Home with Ocean views - Carmel California |
| WEBSITE URL: | https://www.realtor.com/realestateandhomes-detail/14-Mentone-Rd_Carmel_CA_93923_M26367-24174 |
| ADDRESS: | 14 Mentone Dr, Carmel, California |
| BENEFITS TO NEW OWNER: | Path to Cash, Free and Clear |

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| GROSS SCHEDULED INCOME: | $0 Projected |
| VACANCY LOSS: | $0 |
| GROSS EFFECTIVE INCOME: | $0 |
| EXPENSES: | $28,307 |
| NOI: | $-28,307 |
| DEBT SERVICE: | $0 |
| CASH FLOW: | $-28,307 |
| CAP RATE: | 0.00% |

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| BENEFITS SOUGHT: | 1031 into other assets - Open |
| MOTIVATION: | Medium |
| CAN ADD: | Cash - Paper - Real Estate |
| REMARKS: | Long term Client and partner on other real estate |

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|---|---|---|
| OWNER: | Client | |
| COUNSELOR: | George Noor<br>330 Cessna Circle<br>Corona, California, 92878 | Phone: 909-841-4545<br>Email: george.noor@gmail.com |