

# Deal Evaluation Checklist

Use this checklist to ensure no critical steps are missed when evaluating a potential investment property:



## Property Details:

- ✓ Address and property type.
- ✓ Square footage, bedrooms, and bathrooms.
- ✓ Year built and lot size.



## Financial Analysis:

- ✓ Determine ARV (After Repair Value) through comparable sales.
- ✓ Calculate MAO (Maximum Allowable Offer) using repair cost estimates and profit goals.
- ✓ Assess holding costs, including taxes, insurance, and utilities.



## **Market Conditions:**

- ✓ Evaluate comparable properties (comps) in the area.
- ✓ Consider current market demand and pricing trends.



## Legal and Title Checks:

- ✓ Ensure there are no outstanding liens or legal disputes.
- ✓ Verify zoning restrictions and confirm compliance with local codes.



## Risk Assessment:

- ✓ Identify potential risks, such as market downturns or extensive repairs.
- ✓ Assess the property's neighborhood and potential future appreciation.

# Any questions?

How to get in touch

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