



# 1817 Rainbow Dr, Waterloo, IA 50701

\$224,900 | 4 bd | 2 bath

Welcome to this beautifully updated 4-bedroom, 2-bathroom home that perfectly blends comfort, functionality, and style. Situated on a generous lot, the home features a large yard—ideal for outdoor entertaining, gardening, or simply enjoying the open space. Step inside to discover a completely renovated interior, featuring all new flooring and fresh paint throughout. The heart of the home is the brand-new kitchen, thoughtfully designed with modern finishes, updated cabinetry, and sleek countertops—perfect for everyday living and hosting guests. Both bathrooms have been stylishly updated, offering clean, contemporary fixtures and finishes. The home also boasts new vinyl windows, enhancing energy efficiency while letting in an abundance of natural light.



**Gerald Sorensen**  
Real Estate Agent

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**RE/MAX**  
**CONCEPTS**



RE/Max Home Group

4800 University Ave  
Cedar Falls IA 50613



Financing Notes	CONV Fixed Rate	CONV Fixed Rate	CONV Fixed Rate
Sales Price	\$224,900	\$224,900	\$224,900
% Down	5.00%	10.00%	20.00%
First Loan	\$213,655	\$202,410	\$179,920
Term	30 Years	30 Years	30 Years
Rate	5.875%	5.875%	5.875%
APR*	6.134%	6.129%	5.970%

#### CASH TO CLOSE

Down Payment	\$11,245	\$22,490	\$44,980
Closing Costs	\$2,397	\$2,397	\$2,397
Prepays/Impounds	\$3,912	\$3,853	\$3,696
<b>Total \$ Required</b>	<b>\$17,554</b>	<b>\$28,740</b>	<b>\$51,073</b>

#### HOUSING EXPENSE

First Loan P & I	\$1,264	\$1,197	\$1,064
Taxes, Ins & MI	\$477	\$473	\$424
<b>Total Monthly Pmt</b>	<b>\$1,741</b>	<b>\$1,670</b>	<b>\$1,488</b>

\*APR = Annual Percentage Rate

**Angie Rael**  
Mortgage Loan Originator  
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Veridian Credit Union

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**Veridian**  
CREDIT UNION



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