DASH CAROLINA

Sam Duncan <sam@dashnc.com>

752 Ambrose Hill Lane

Michael Hirsch <Michael.Hirsch@bankwithunited.com> Mon, Nov 2, 2026 at 4:48 PM
To: Sam Duncan <sam@dashnc.com>

Hi Sam,

I hope all is going well. I wanted to reach out to you regarding your new listing at 752 Ambrose Hill Lane in Wendell and let you know that this property qualifies for our special up to **100% Financing and No PMI** program. And the good news is that there are no income limits on the buyers! It's basically the same program that we provided for Triston Wolfe's new home purchase last year. See attached flyer.

Here are some specifics regarding the financing.

Home Bright Program

- 0% Down/ 100% LTV Conventional Financing
- NO PMI
- 680 Minimum Fico
- 30 Year Fixed@ 7.125%
- 7 Year ARM@ 6.375%
- NO Points/No Buydown
- Max 3% Seller Credits
- No Income Limits
- Cannot own another property unless selling prior to or simultaneously to settlement
- Primary Residence
- Gift Funds Allowed
- Close in 21-25 Days

If you have any questions, please don't hesitate to reach out. Would love to work on another transaction together.

Best Regards,

Michael



Michael Hirsch
Mortgage Loan Officer

NMLS ID 330926

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