



# ONE NATION — CAPITAL —

## Product Overview

### Renovation Budget Calculator

Thank you for purchasing from One Nation Capital! We hope this product is helpful to you on your real estate investing journey.

The *Renovation Budget Calculator* is an Excel document that will calculate and sum expenses for a renovation project.

Enter your property's address in the box at the top left of the document. Proceed through the document, entering information into columns E and F (and I, if desired). The total cost will be calculated based on the information entered into columns E and F.

If you wish to quickly add a total number for a given line item or section, simply enter '1' as the quantity, and enter the total cost you have in mind into column F, 'Unit Cost.'

The total renovation cost will be computed based on the information you enter.

The document is organized into four main sections: Interior, Exterior, Mechanical, and Miscellaneous. There are six blank line items in 'Miscellaneous' where you can enter items not currently found in the document.

## Learn More



[Mission Video](#)



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## Contact Us

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# ONE NATION - CAPITAL -

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## What We Do

One Nation Capital is a private lender and commercial loan broker that can help you buy your first or 100th rental, specializing in Fix & Flip and long-term rental loans (DSCR). Additionally, we offer products, tools, and learning materials that help investors make smart investing decisions.

## Loan Products

- Fix & Flip
- Bridge
- Short Term Rental
- Long Term Rental (DSCR)
- Portfolio



## Who We Are

We are real estate investors ourselves and manage our own real estate investment portfolio: 40+ rental units, storage rentals, parking leases, advertising spaces, and a car wash. Our goal is to offer our knowledge and share our experiences to help you reach your next step in securing and improving your financial future through real estate investing.

## Learn More



**Mission Video**



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## Investing Tools

### EDUCATIONAL COURSE

How to Evaluate and Offer on Real Estate Deals

### FILES

- Deal Analysis Package
- Real Estate Calculations Package
- ARV Calculator
- Fix & Flip Project Analysis
- Loan Amortization Calculator
- Rental Management Package
- Managing Contractors Package



### LEASING DOCUMENTS

Leasing Documents Package



### E-BOOKS

- Real Estate Terms, Concepts & Calculations
- How to Buy Your First Investment Property
- The BRRRR Method Explained, Simply
- Investing in Single-family vs Multifamily Real Estate
- The Debate: Short-term vs Long-term Rental Investing

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**Financing designed for the real estate investor**