Monthly | Yearly Save up to $398

Starter

Screen & underwrite it

$79 /mo

- Full editable pro forma: every assumption yours, including engineering, legal, architectural, contingency, developer fee and financing terms
- Instant financial verdict: net profit, margin and equity ROI
- Max recommended land offer + 25% lot-price rule
- Lot Estimator: size a parcel into a lot count
- Live parcel lookup on every deal (Regrid, nationwide): owner, tax ID, lot size and zoning
- FEMA flood-zone check, auto-rated into the scorecard
- Home construction module and site amenities
- Multifamily, Mixed-Use and Commercial income-property underwriting
- Excel export and Print / PDF
- 3 new projects a month, AI memos on 3 deals a month

Start your 14-day free trial

Pro

Most popular

Defend it

$199 /mo

Everything in Starter, plus

- Guided coaching: plain-language prompts on the real screen, on or off any time
- Weighted go/no-go scorecard with deal-killer gates
- Sensitivity (sale price × interest rate) and cost-overrun stress test
- Financials: draws and payments, loan draw capacity, budget vs. actual
- Unlimited projects + Compare view
- Unlimited AI Investment Committee memos with Word export
- Full Review: every input, result and flag on one page

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