

THE COST OF WAITING

A lower rate may not mean a lower cost.

DO YOU REALLY WANT TO WAIT FOR RATES TO FALL?

Before waiting for a better rate, look at what a different home price could mean for your down payment and monthly budget.

Two Hypothetical Purchase Scenarios

Buy at \$500,000

Buy at \$550,000

Purchase price	\$500,000	\$550,000
Down payment (10%) Loan	\$50,000	\$55,000
Amount	\$450,000	\$495,000
Fixed interest rate Annual	7.5%	6.5%
Percentage rate	7.624% APR	6.618% APR

Monthly principal and interest (P&I)

\$3,146.47

\$3,128.74

Both examples: 30-year fixed-rate loans. Payments exclude property taxes, homeowners insurance and mortgage insurance. Your actual monthly payment will be higher. HOA dues, if any, are additional.

**\$17.73 less
per month in P&I**

But \$5,000 more down and
\$45,000 more borrowed.

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For illustration only. These hypothetical examples are not a rate quote, offer of credit or commitment to lend. The assumed 10% increase in purchase price and decrease in interest rate are not forecasts. Home prices and rates may rise or fall. Actual rates, APRs, costs and loan availability depend on borrower qualifications, property details and program requirements. All loans are subject to credit approval and underwriting. Down payments shown exclude closing costs and prepaid expenses. Johns Creek Mortgage, LLC | NMLS ID #2320634 | Licensed Mortgage Broker in Georgia | Licensed in: GA, FL, SC, NC, AL, TN, IN, VA, MA, NH & TX | Equal Housing Opportunity | Johns Creek Mortgage, LLC arranges but does not make loans.