

What would it cost to own?

Realtor: Linda Pinizzotto

Tel: (905) 822-5000

Company: Sutton Group Quantum Realty Inc.

Property Address: 223-2040 Cleaver Avenue

Purchase Price: \$249,800

Est. Annual Property Taxes: \$1,767

Interest Rate*: 2.99%

Effective Date: November 8th, 2014

| Down Payment | 20% | 10% | 5% |
|-------------------------------|------------------|------------------|------------------|
| Down Payment \$ | \$49,960 | \$24,980 | \$12,490 |
| First Mortgage | \$199,840 | \$224,820 | \$237,310 |
| Mortgage Default Insurance % | 0.00% | 2.40% | 3.15% |
| Mortgage Default Insurance \$ | \$0 | \$5,396 | \$7,475 |
| Total Financing | \$199,840 | \$230,216 | \$244,785 |

Monthly Payments

| | | | |
|-------------------------------|-----------------|-----------------|-----------------|
| Principal & Interest | \$945 | \$1,088 | \$1,157 |
| Heating Costs (Estimated) | \$85 | \$85 | \$85 |
| Condo Fees (50%) | \$226 | \$226 | \$226 |
| Property Taxes | \$147 | \$147 | \$147 |
| Total Payment | \$1,403 | \$1,547 | \$1,616 |
| Annual Income Required | \$52,625 | \$58,010 | \$60,592 |

Estimated Closing Costs Payable On or Before Closing **

| | |
|--|---------|
| Estimated Legal Fees (includes Disbursements & Fees) | \$1,000 |
| Application/Appraisal Fee | \$300 |
| Land Transfer Tax (where applicable) | \$2,498 |
| Property/Home Inspection Costs | \$500 |



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Subject to meeting Scotiabank and mortgage insurer's credit and lending criteria for residential properties. Calculations are based on a 25 year amortization; interest is calculated semi-annually and not in advance.

* Actual rate may vary, for demonstration purposes only.

** Actual Fees may vary.

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