

THE BENEFITS OF BUYING VS. RENTING

The monthly amount you pay could add up over several years to be the price of your dream house, if not more!

	Buy	Rent
Purchase price/Rent	\$176,000.00	\$1,250.00/month
Rate	4.50%	-
APR	4.593%	-
Term	30 year fixed	-
Loan Amount	\$167,200.00	-
Down Payment	\$8,800.00	\$1,875.00
P&I	\$847.18	-
Tax/Insurance*	\$294.00	-
Total monthly payment	\$1,141.18	\$1,250.00
Total payment after 3 years	\$41,082.48	\$45,000
Equity after 3 years	\$17,269.50	\$0

*taxes and insurance will vary with each loan

Purchasing Advantages:

- Ownership may build equity
- Tax deduction of mortgage interest

Renting Disadvantages:

- No tax benefits or equity gains
- No control over rent increases

With historically low rates and options to accommodate your scenario, now is the best time to purchase a new home!

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The principal and interest payment on a \$167,200.00 30-year Fixed Rate Loan at 4.50% and 95% loan-to-value (LTV) is \$847.18 with 0.00 points due at closing. The Annual Percentage Rate (APR) is 4.593%. The principal and interest payment does not include taxes and insurance premiums, which will result in a higher actual monthly payment.