

**Why pay your landlord's mortgage? You
can buy a home for the same as your
current monthly rent**

**with NO money
down!**



If your rent is \$1,100 a month, you could have a \$170,000 mortgage*

If your rent is \$1,150 a month, you could have a \$180,000 mortgage*

If your rent is \$1,220 a month, you could have a \$190,000 mortgage*

*These figures are based on an FHA 1-year ARM. They include an estimate for taxes, homeowners insurance, and mortgage insurance.

PLUS--your new home will give you **tax advantages!** You can deduct the mortgage interest and property taxes from your federal taxes (and state taxes, in most states). The earlier in the year you purchase your home, the more months of mortgage interest you will have paid by the end of the year. **Your monthly rent payment is no longer cash flowing into someone else's pocket!**

**Owning Real Estate is the road to Wealth! Ask about
down payment and closing cost assistance programs!**

It's never too early to begin the pre-approval process. Call today to find out how you can save money in taxes, build equity, and enjoy the pride of home ownership!

