



\$789,000 | MLS® Number: R2953436

216 4885 53 street			
216 4885 53 Street Delta, British Columbia V4K 2Z3 Asking Price: \$ 789,000.00			
DOWN PAYMENT	20.00 %	25.00 %	28.00 %
RATE	4.09 %	4.09 %	4.09 %
Down payment	\$ 157,800.00	\$ 197,250.00	\$ 220,920.00
First Mortgage	\$ 631,200.00	\$ 591,750.00	\$ 568,080.00
Mortgage Insurance	\$ 0.00	\$ 0.00	\$ 0.00
Total Financing	\$ 631,200.00	\$ 591,750.00	\$ 568,080.00
MONTHLY COSTS			
Principal & Interest	\$ 3,351.11	\$ 3,141.66	\$ 3,016.00
Heating	\$ 0.00	\$ 0.00	\$ 0.00
Property Tax	\$ 192.54	\$ 192.54	\$ 192.54
Condo / Maintenance Fees	\$ 382.48	\$ 382.48	\$ 382.48
Total Payment	\$ 3,926.13	\$ 3,716.69	\$ 3,591.02
INCOME REQUIRED	\$ 147,229.95	\$ 139,375.79	\$ 134,663.30

The Details

Bright 1,117sf single level haven filled with natural light.
2 Bedroom/ 2 Bathroom
200 sq foot south facing balcony
Fully renovated external storage attached
Pet friendly and steps to Vibrant Ladner Village

Kindly be aware that the following serves as merely an illustration of the necessary earnings, considering a 20%, 25%, and 28% down payment, along with a 25 year amortization period. The rates and income required will differ depending on the applicant and the mortgage option chosen.

Additional deductions or expenses, such as those related to the first-time homebuyer program, utilities, heating, and so forth, have not been included in this calculation.

For all my clients, I formulate a more comprehensive budget and can present a range of mortgage strategies tailored to align with your personal and financial objectives.

LET'S CONNECT!



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