

MAKE YOUR DREAM OF HOMEOWNERSHIP A REALITY

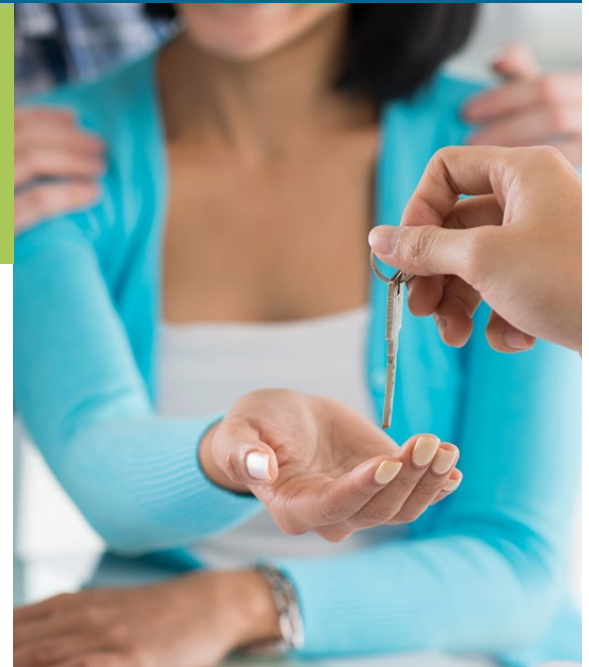
How much mortgage can you afford each month?

The first step to turn this dream into a reality, is to determine how much you can afford each month. The magic number, according to industry guidelines, is 28%, as in, **it's healthy for 28% of your income to be spent on your monthly mortgage payment.** The chart below serves as a guide.

At this point, it'd also be beneficial to take a look at your current income and expenses, and see if this payment fits in your budget.

ANNUAL INCOME	MONTHLY PAYMENT	ANNUAL INCOME	MONTHLY PAYMENT
\$20,000	\$467	\$50,000	\$1,167
\$25,000	\$583	\$60,000	\$1,400
\$30,000	\$700	\$70,000	\$1,633
\$35,000	\$817	\$80,000	\$1,867
\$40,000	\$933	\$90,000	\$2,100
\$45,000	\$1,050	\$100,000	\$2,333

*payment includes principal and interest only, so keep taxes, insurance and homeowners fees in mind as these will increase that monthly payment.



GET PREAPPROVED

The next step to make the dream of homeownership come true, is to find out how much you are eligible to borrow. Request a pre-approval letter from a lender that will look at your credit history, assets, income and liabilities. The lender will give you the golden number. Having this number will help you shop for a home in your price range, and it will communicate to sellers that you are a serious buyer.