

TYPE : Condo Apartment			
ADDRESS : 325 WEBB DR, # 1006 MISSISSAUGA			
Example only			
Asking Price : \$194,000	DOWN PAYMENT		
	25%	30%	35%
PURCHASE PRICE	\$192,000	\$192,000	\$192,000
DOWN PAYMENT AMOUNT	\$48,000	\$57,600	\$67,200
MORTGAGE	\$144,000	\$134,400	\$124,800
MORTGAGE MONTHLY PAYMENT 5 year fixed at: 5.5%	\$878	\$820	\$761
Monthly payment per \$100,000: \$610			
CONDO MANAGEMENT FEE / MONTH	\$465	\$465	\$465
PROPERTY TAX / MONTH property tax / year: \$1,645	\$137	\$137	\$137
TOTAL MONTHLY EXPENSES	\$1,480	\$1,422	\$1,363
MONTHLY RENT	\$1,530	\$1,530	\$1,530
BUYING VS RENTING (Net Income)	\$50	\$108	\$167
OTHER ONE-TIME EXPENSES :			
LAND TRANSFER TAX (approx.)	\$1,525	\$1,525	\$1,525
LAWYER'S FEE AND MISC.(approx.)	\$1,000	\$1,000	\$1,000
<u>RETURN ON INVESTMENT</u>			
Purchase Price	\$192,000		
Rental Income / year	\$18,360		
Expenses			
Property Tax / year	\$1,645		
Condo Fee / year	\$5,580		
RETURN ON INVESTMENT:	5.8%		