

# Loan Details

Take an in-depth look at each loan option.

	OPTION 1 <b>Purchase</b> <a href="#">View Amortization</a>	OPTION 2 <b>Refinance</b> <a href="#">View Amortization</a>	OPTION 3 <b>Cost of Waiting</b> <a href="#">View Amortization</a>
<b>Purchase Price</b>	\$300,000	\$285,000	\$325,000
<b>Loan Amount</b>	\$285,000	\$285,000	\$308,750
<b>Term</b>	30 Years	30 Years	30 Years
<b>Down Payment</b>	\$15,000	\$0	\$16,250
<b>Total Addl. Financing</b>	\$0	\$0	\$0
<b>Rate</b> ⓘ	6.75%	5.25%	5.25%
<b>APR</b> ⓘ	7.279%	5.744%	5.683%
<b>Points</b>	1 (\$2,850)	0	0
<b>Fixed/ARM</b>	Conv. Fixed	Conv. Fixed	Conv. Fixed
<b>Mortgage Insurance</b>	\$157	\$157	\$170
<b>Annual Prin &amp; Interest (Year 1)</b>	\$22,182	\$18,885	\$20,459
<b>Monthly Prin &amp; Interest (Start)</b>	\$1,849	\$1,574	\$1,705
<b>Total Monthly Payment</b> ⓘ	\$2,939	\$2,664	\$2,808
<b>Total Annual Payment</b>	\$35,263	\$31,969	\$33,697
<b>Prepaid &amp; Escrows</b>	\$1,000	\$1,000	\$1,000
<b>Closing Cost</b>	\$12,000	\$10,000	\$10,000
<b>▶ Total Cash to Close</b> ⓘ	\$30,850	\$11,000	\$27,250



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