



Should You Wait **To Buy?**

Some buyers believe they've missed the opportunity for a low rate and plan to wait, hoping for a better rate next year. However, since experts forecast higher prices next year, it might be advantageous to act now and refinance later if rates decrease.

Here's a hypothetical scenario demonstrating the potential benefits of this approach.

EXAMPLE	BUY NOW	WAIT A YEAR	BUY NOW & REFI
LIST PRICE:	\$235,000	\$250,000	-
LOAN AMOUNT:	\$211,500	\$225,000	\$211,500
INTEREST RATE:	6.5% <small>APR - 6.978%</small>	5.5% <small>APR - 5.903%</small>	5.5% <small>APR - 5.592%</small>
MONTHLY PAYMENT: <small>PITI: Principal, Interest, Taxes and Insurance.</small>	\$2,043	\$2,029	\$1,907

**All numbers are estimates only. Please obtain final number prior to closing.*



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