

CENTRAL – 2 BEDROOM



How much could my Monthly Loan Repayments be?



3/309 Timor Street, Warrnambool

Central renovated 2 bedroom unit located in a great part of town close to the CBD and South West Health Care.

Offering a two bedroom unit, one of six located at the rear West corner of the complex, this delightful property was renovated superbly some years back.

The property consists of a spacious living area, a tidy compact kitchen, bathroom & laundry. There are two spacious bedrooms with BIR's. The unit is very light and sunny.

The rear yard is large and spacious and is part of the common property. There are carports on the East Boundary.

The property is located in a fantastic location, half a block from Southwest Healthcare, a couple of blocks from the CBD and a block away from the train station.

| | |
|----------------|------------|
| Purchase Price | \$ 179,900 |
| Interest Rate | 4.34% |
| Years of Loan | 30 |

| Deposit | Loan Amount | Monthly Payment | Weekly Payment |
|---------|-------------|-----------------|----------------|
| 0% | \$179,900 | \$895 | \$206 |
| 5% | \$170,905 | \$850 | \$196 |
| 10% | \$161,910 | \$805 | \$186 |
| 15% | \$152,915 | \$760 | \$175 |
| 20% | \$143,920 | \$716 | \$165 |
| 25% | \$134,925 | \$671 | \$155 |
| 30% | \$125,930 | \$626 | \$144 |
| 35% | \$116,935 | \$581 | \$134 |
| 40% | \$107,940 | \$537 | \$124 |
| 45% | \$98,945 | \$492 | \$114 |
| 50% | \$89,950 | \$447 | \$103 |

The information is provided as a guide to assist in understanding the mortgage payments with a property purchase or refinance. Other monthly/annual charges may apply but are not included above. No allowance has been made for the fees associated with the purchase of the property, such as Stamp Duty, Legal Fees, LMI etc.

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*This document does not contain advice. The information contained in this document is of a general nature only and does not take into account your particular objectives, financial situation or needs. All figures shown are estimates only, calculated using the rate and term shown. Different amounts (of loan) and different terms will result in different comparison rates, and other fees or waivers may also affect the cost of the loan. To view a comparison rate schedule, contact your local Homeloans Accredited Mortgage Consultant. This information is not to be used or relied upon (nor substituted for) financial advice. No warranty is given in respect of this information and Homeloans, its associated companies, agents or employees will not be liable in any way with respect to decisions or actions taken by you having regard to this information. Maurice Graham is a credit representative (CR No. 422678) of Homeloans Ltd (Australian Credit Licence No. 247829).

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