



**ENTERTAINMENT
MORTGAGE**

SINGLE FAMILY HOMES

**T H E
D O W N
P A Y M E N T
C H E A T S H E E T**

TOWNHOUSES

2-4 UNIT HOMES

CONDOMINIUMS

You want to buy a new home but you don't know how much money you need for a down payment.

This may be keeping you from moving forward in your journey to homeownership.

Did You Know?

Your percentage of down payment helps determine your interest rate?

Different types of properties require different size down payments?

Owner-Occupied properties generally require a smaller down payment than investment homes?

Down Payment Assistance Programs are only for owner-occupied properties. The **terms** and **availability** varies by state, county and/or city. Web search for "down payment assistance programs" + your city or county or state.

If you haven't owned a property in the past 3 years, you are considered a 1st time buyer.

Down Payment Chart



MINIMUM DOWN PAYMENT FOR HOME PURCHASES



Property Type	Minimum Down Payment
Single Family Home Townhouse Condominium PUD	Conventional Loan: 5% 1st time homebuyer 3% Investment property 20% FHA Loan: 3.5% VA Loan: 0%
Duplex (2-units) <i>*considered owner-occupied if you live in one unit</i>	Conventional Loan: 15% 1st time homebuyer 15% Investment Property 25% FHA Loan: 3.5% VA Loan: 0%
3-4 Units <i>*Considered owner-occupied if you live in one unit</i>	Conventional Loan: 20% 1st time homebuyer 20% Investment property 25% FHA Loan: 3.5% VA Loan: 0%
Co-operative	As allowed by co-op board



Are you ready to learn more? Fearful of making mistakes? Let us take you from where you are to where you want to be - a property owner!

Overcome your doubts and take that step. Learn from an expert with over 40 years experience.

Buy Your First Home With Confidence

About Jean Gallagher

Jean Gallagher is a financial consultant who, since 1990, has guided and assisted borrowers with real estate financing of all types.

Her many years of experience give her a unique insight into the dreams, uncertainties and roadblocks that stop future property owners from moving forward toward their goals.

Create a folder for publications like this so you can continue to learn. You'll have everything in one place and can refer back to it as you go through your journey.

Testimonials

I've learned more from Jean than from all the real estate people I've talked to. She makes everything clear and simple.

- Ruth B.

I wish we had found you before we bought our house. You would have saved us a lot of time and stress. I've recommended your course to all my friends. Consider me your #1 fan!

- Dannielle and Mike.



Jean Gallagher

Let's Chat - 310-429-8070

Book a Call - Calendar