

# RATHER THAN SITTING ON THE FENCE ...



## WHY NOT OWN IT?

**Homes are More Affordable** – Current housing prices are down 27% on average across the nation from peak values five years ago,<sup>1</sup> and the national housing affordability index continues to hover at record levels.

**Rates are Low** – At 4.6%, 30-year fixed mortgage interest rates remain near historical lows.<sup>2</sup>

**Timing is Everything** – Conforming loan limits will be reduced on Oct. 1, 2011, which will decrease the availability and affordability of mortgage credit for many home buyers in 42 states.<sup>3</sup>

**Homeownership is Still the American Dream** – Nearly nine in 10 Americans say homeownership is an important part of the American Dream.<sup>4</sup>

**Financing is Available** – Today's borrower needs to have stable employment of at least two years; sufficient income to cover the monthly mortgage payment and living expenses; adequate savings to make at least a 3.5% down payment; and, in general, a credit score of at least 620.<sup>5</sup> If you meet these basic requirements and plan to live in the home, you may be well on your way.

### Now is the Time to Make Your Move

*Talk to one of our professional real estate agents if a home purchase is in your future plans, because now may be the time for you to act. There is ample inventory on the market for you to capture that "dream" home you have always wanted at a price and terms you can handle. But don't wait too long, because mortgage rates and home prices won't stay this low forever.*

*Find your perfect home along with a mortgage that meets your needs with the help of one of our more than 250,000 outstanding affiliated sales professionals.*



**REALOGY**  
THE BUSINESS OF REAL ESTATE

[1] According to Freddie Mac House Price Index (June 2006 to March 2011). [2] Primary Mortgage Market Survey® data according to Freddie Mac as of July 7, 2011. Based on average 30-year fixed mortgage rate with an average 0.7 point. [3] New loan limits published by FHA and HUD. [4] New York Times/CBS News poll, June 24-28, 2011. [5] FHA requires a minimum 3.5% down payment; conventional mortgages will require a down payment of 5% or more. FICO score minimums may be higher or lower depending on loan type, income history, property type and other factors.

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