

# RENT TO OWN

NO QUALIFICATION, LOW DOWN PAYMENT



2087 LONSDALE CRES, ABBOTSFORD, BC

**Nice, 5 Bedroom Family Home Close to Mill Lake! Huge Potential!**

Excellent central location in quiet neighborhood! 3 bedrooms upstairs  
2 bedroom suite that generates \$750.00/month towards your monthly payment!

Nice lot, 2 kitchens, 3 baths and shared laundry.

Close to Mill Lake, Baker View Elementary, Hospital, West Oaks Mall and Highway 1.

Price 568,800

Age.....	34 yrs	Roof.....	5 Years Old
Bedrooms.....	5 (3up/2down)	Baths .....	3
Lot .....	6,695 sqft	House.....	2,500sqft

The enclosed information while deemed to be correct is not guaranteed.

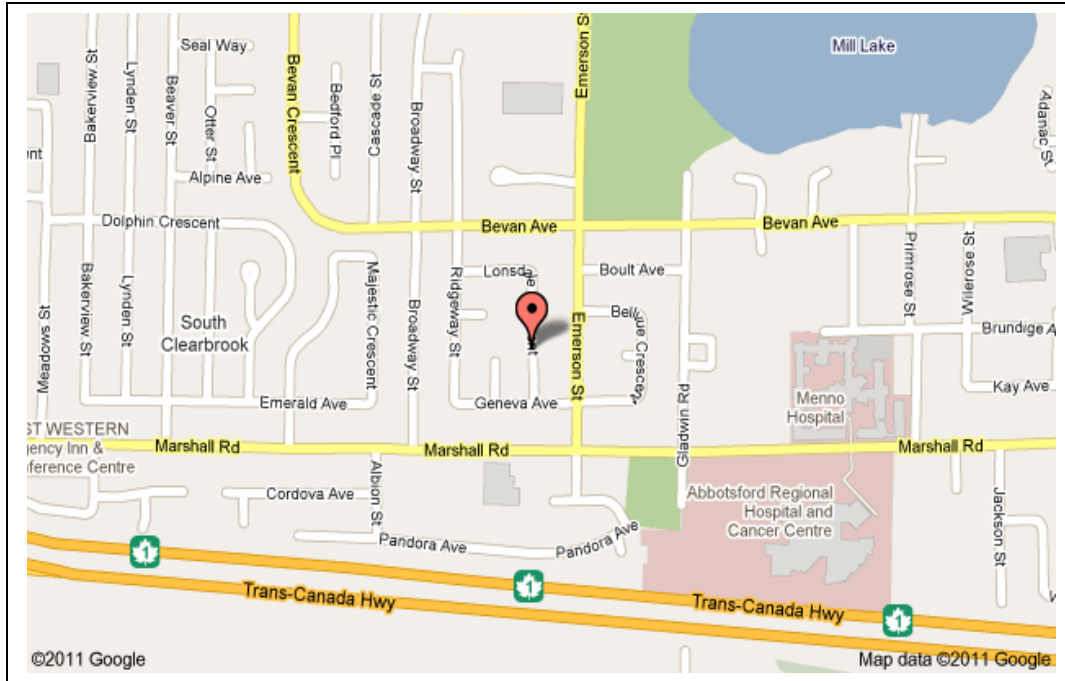
Estimated monthly cost only \$1,388/month with 10%\*\*\* down and suite income

\*\*\* or ask us to customize a payment plan and down payment scenario especially for you

Call Kristen 604 - RTO-HOME / 604 - 786-4663

Web: [www.HomeBuyingCenter.ca](http://www.HomeBuyingCenter.ca) / Email: [Kristen@HomeBuyingCenter.ca](mailto:Kristen@HomeBuyingCenter.ca)

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**FEATURES OF 2087 LONSDALE CRES, ABBOTSFORD, BC**  
**New laminate and tile floors throughout upstairs, kitchen installed downstairs, indoor hot tub, 2 gas fireplaces, central air conditioning, 5 year old roof, full alarm system and double garage! Indoor hot tub and underground swimming pool!**  
**Pool has huge potential for summer fun! But pool needs TLC.**

Purchase Price	\$ 568,800		
	3% Down	5% Down	10% Down
Down payment	18,000	28,000	56,000
<b>Interest rate approx.</b>	<b>4.7%</b>	<b>4.5%</b>	<b>4.2%</b>
Monthly Mortgage	\$2,438	\$2,188	\$1,938
Insurance	100	100	100
Property Tax	300	300	300
Monthly Payment	\$2,838	\$2,588	\$2,338
<b>Income from the suite</b>	<b>\$750</b>	<b>\$750</b>	<b>\$750</b>
<b>CREDIT Towards Purchase Price</b>	<b>\$200</b>	<b>\$200</b>	<b>\$200</b>
<b>TOTAL MONTHLY COST</b>	<b>\$1,888</b>	<b>\$1,638</b>	<b>\$1,388</b>

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