



# 787 Summit Ave #16 Jersey City Heights

## 💰 Financing Options from Kearny Bank:

For First-Time Home Buyers (Income Restricted – Max \$101,900):

- ✓ 5.5% Interest Rate
- ✓ No PMI
- ✓ Flexible terms

### Financing Breakdown (Example - First-Time Buyer Program)

Detail	Amount
Purchase Price	\$425,000
Down Payment (5%)	\$21,250
Estimated Closing Costs	\$12,000
Loan Amount	\$403,750
Monthly Payment	
- Principal & Interest (5.5%)	\$2293.00
- Property Tax (Included Above)	\$423.75
- HOA Fee	\$566.70
Total Monthly Cost	\$3,585.00

***Income-restricted program: max income \$101,900. No PMI!***

## Not a First-Time Buyer?

 6.625% Interest Rate with 20% down

### Financing Breakdown (Example)


Detail	Amount
Purchase Price	\$425,000
Down Payment (5%)	\$85,000
Estimated Closing Costs	\$12,000
Loan Amount	\$340,000
Monthly Payment	
- Principal & Interest (5.5%)	\$2,177
- Property Tax (Included Above)	\$423.75
- HOA Fee	\$566.70
Total Monthly Cost	\$3,251.00


### Financing Options - Kearny Bank

Buyer Type	Interest Rate	Down Payment	PMI
First-Time Buyer	5.5%	5%	No
Not First-Time Buyer	6.625%	20%	No

Let's Talk!

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