



439 N Main St - Sharon, MA 02067

3 Bedrooms, 1 Full Baths
MLS: 72335227

Open House SUNDAY June 3rd from 11-1 PM. Photos coming soon. Own a turnkey move in ready house in Sharon for under 375k. 439 N. Main Street offers convenience to shopping, highways, and the commuter rail in both Sharon and Canton. It's close to both Canton Center and Sharon Center. You can walk to the Starbucks at Cobbs Corner from here.

Purchase Price: **\$369,000**
Annual Taxes \$6,220
Annual Insurance (Estimated): \$701

Agent Contact Information:

Michael Mahoney
Lic.#: 9051300
eXp Realty
(617) 615-9435 direct
(617) 980-9025 mobile
mike@mamahoney.com



For informational purposes only: eXp Realty is not a mortgage lender. Mortgage Network, Inc. is not licensed to sell real estate. **Contact Mortgage Network, Inc. directly for questions regarding mortgage products and your eligibility.**

Your actual rate, payment, and costs could be higher. Get an official Loan Estimate before choosing a loan.

Housing Payment Information

Payment Details	30 Year Fixed	30 Year Fixed	HomeReady
Down Payment	20.00 %	10.00 %	3.00 %
Loan Amount	\$295,200	\$332,100	\$357,930
Interest Rate	4.875%	4.875%	4.875%
APR	4.952%	5.228%	5.157%
Points	0.000	0.000	0.000
Principal & Interest	\$1,562.22	\$1,757.50	\$1,894.20
Taxes / Insurance	\$576.76	\$576.76	\$576.76
Mtg. Insurance (MI)	\$0	\$138.38	\$89.48
Total Est Monthly Pmt.*	\$2,139	\$2,473	\$2,560



Thea Simolari
Loan Officer
NMLS ID: 20914
5 Burlington Woods Rd #104
Burlington, MA 01803
(781) 221-2620 office
(617) 699-7692 mobile
tsimolari@mortgagenetwork.com
www.theasimolari.com



Flyer Generated on: 5/30/2018. Payments are estimates. Actual Payments may be greater. See page 2 for additional Minimum/Maximum Payment information. APR= Annual Percentage Rate. ***Terms of Monthly Repayment: 30 Yr Fx:** 360 payments of \$1,562.22 at 4.875% (4.952% APR) **30 Yr Fx (with MI):** 91 payments of \$1,895.88 at 4.875% and 269 payments of \$1,757.50 at 4.875% (5.228% APR) **HomeReady (with MI):** 124 payments of \$1,983.68 at 4.875% and 236 payments of \$1,894.20 at 4.875% (5.157% APR) **Rates as of: 5/24/2018**

These products and interest rates are subject to change at any time due to changing market conditions. Actual rates available to you may vary based upon a number of factors including your credit rating, size of down payment and amount of documentation provided. © 2018 Mortgage Network, Inc. NMLS ID# 2668 (www.nmlsconsumeraccess.org) All rights reserved. Trade/servicemarks are the property of Mortgage Network, Inc. 99 Conifer Hill Drive, Danvers, MA 01923. Massachusetts Mortgage Lender and Broker MC2668; Connecticut Mortgage Lender License 3785; Maine Supervised Lender License SLM2499; Licensed by the New Hampshire Banking Department 5573-MB; Rhode Island Licensed Lender 95000456LL. This is not a commitment to lend. Rates, terms, fees, and equity requirements are subject to change without notice. Restrictions apply. Equal Housing Lender. For full legal disclosure, visit www.mortgagenetwork.com License and Disclosure Information page.

Projected Payment Schedules for Loan Programs

Created on: 5/30/2018

Purchase Price: \$369,000
Property Address: 439 N Main St - Sharon, MA
 02067
MLS Number: MLSPIN 72335227

Mortgage Network, Inc.
 Thea Simolari
 Loan Officer **NMLS ID: 20914**
 5 Burlington Woods Rd #104
 Burlington, MA 01803
 (781) 221-2620
 tsimolari@mortgagenetwork.com



30 Year Fixed:

- Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$295,200 Down Payment: \$73,800
Payment Calculation	Years 1-30
Interest Rate / APR	4.875% / 4.952% APR
Principal & Interest	\$1,562.22
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$577
Mortgage Insurance	+ \$0
Estimated Total Monthly Payment	\$2,139

30 Year Fixed:

- Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$332,100 Down Payment: \$36,900
Payment Calculation	Years 1-30
Interest Rate / APR	4.875% / 5.228% APR
Principal & Interest	\$1,757.50
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$577
Mortgage Insurance	+ \$138
Estimated Total Monthly Payment	\$2,473

HomeReady:

- Principal & Interest payment is fixed for 30 years.

Projected Payments	Loan Amount: \$357,930 Down Payment: \$11,070
Payment Calculation	Years 1-30
Interest Rate / APR	4.875% / 5.157% APR
Principal & Interest	\$1,894.20
Estimated monthly Taxes, Insurance & HOA/Dues	+ \$577
Mortgage Insurance	+ \$89
Estimated Total Monthly Payment	\$2,560