

ARE YOU 62 OR BETTER?

Purchase a Home with the Lifestyle Home Loan

For illustrative purposes only.



6660 Trinity Mist Way, Delaware OH 43015

Own a beautiful home like this valued at \$629,900 for a one-time down payment of

\$422,249*

Mutual of Omaha Mortgage introduces an age-based FHA-insured mortgage program known as the Lifestyle Home Loan.

Program Specifics

- Available to those 62 and better
- No monthly mortgage payment¹
- Minimal income and credit requirements
- FHA-Insured
- Homeowner remains solely on title²
- Closing costs may be financed into mortgage



Anita Smith
Principal Broker-Licensed Realtor
Cell: 614-207-2526
asmith@epconcommunities.com
gocondo@epconcommunities.com
www.epconrealty.com

Age	One-Time Payment
62	\$458,783
65	\$445,555
70	\$422,249
75	\$403,352
80	\$374,377
85	\$333,433

*Calculations based on borrower age 70, a CMT monthly adjusting program with an initial interest rate of 7.76% as of December 4, 2023. Maximum APR 9.748%. Loan charges will include origination fees, mortgage insurance premiums, and settlement costs which are to be determined. Some of these fees may be financed into the loan. Interest rates and funds available may change without notice and not be available at time of loan commitment. Prices subject to change. This information is for illustrative purposes only. Estimated fees, including upfront FHA mortgage insurance premium, range from \$6,000 to \$16,000 depending upon the value of the home (included in mortgage). Closing costs vary from state to state and can affect down payment.

Let's Talk



Ann Marie Stemen NMLS #525401
LifeStyle Home Loan Specialist
Office: 614-339-0432
TEAM@lifestylehomeloan.com
6397 Emerald Parkway, Suite 175
Dublin, OH 43016
www.Lifestylehomeloan.com

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MORTGAGE

¹Homeowner remains responsible for property taxes, required insurance, homeowners' fees, and maintenance of the property. ²Right to remain in home is contingent on compliance with loan terms. Mutual of Omaha Mortgage, Inc., NMLS 1025894, 3131 Camino Del Rio N 1100, San Diego, CA 92108. These materials are not from HUD or FHA and the document was not approved by HUD, FHA or any Government Agency. Subject to credit approval. For licensing information, go to: www.nmlsconsumeraccess.org PYK.0322.131