



Buy this home and you could enjoy
A 1% LOWER INTEREST RATE FOR THE FIRST YEAR!

3304 CAPETOWN DR - DENTON, TX 76208
 1,990 sqft | 4 bed | 2 bath

With a Temporary Buydown*, money is paid at closing and set in an escrow account, temporarily reducing the effective interest rate and lowering your monthly mortgage payment. With the escrow account funded by the lender, **it may save you thousands of dollars during the first year!**

*1-0 Temporary Buydown example based on a \$ 350,000 purchase price / \$339,500 loan amount
 (3% down) and an 6.625% interest rate (7.091% APR¹):*

YEAR 1	YEAR 2+
Monthly payment ² : \$1,954	Monthly payment ² for the remaining years: \$2,174
Buydown: 5.625% (1% rate reduction, 7.091% APR ¹)	Mortgage interest rate: 6.625%/7.091% APR¹
Total payment savings: \$2,640	

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