



**MORTGAGE**

# MORTGAGE CALCULATOR

As desk prices go up, what you charge students to purchase them on credit needs to be adjusted. Here's a handy chart to show a variety of Mortgage Plans for desks. Note that it's important during those first weeks of the project that the mortgage down payment is more (\$50 or so) than the initial desk rent and deposits, and that the weekly mortgage payment is higher than the weekly desk rent. Adjust desk rents and new mortgage plans based on what you wish to emphasize. Do you want to teach students that buying one's home pays off in the long run? Do you want to show how rents, prices, and interest rates tend to change, often going up over time? You might even toss in some property taxes and see what happens.

DESK PRICE	DOWN PAYMENT	WEEKLY PAYMENT	NUMBER OF PAYMENTS	TOTAL	INTEREST RATE
\$600	\$200	\$125	4	\$700	9.56%
\$600	\$200	\$130	4	\$720	11.39%
\$700	\$250	\$135	4	\$790	7.77%
\$700	\$250	\$145	4	\$830	10.98%
\$800	\$275	\$160	4	\$885	8.42%
\$800	\$275	\$165	4	\$935	9.83%
\$900	\$300	\$170	4	\$980	5.20%
\$900	\$300	\$180	4	\$1020	7.71%
\$1000	\$325	\$195	4	\$1105	6.04%
\$1000	\$325	\$200	4	\$1125	7.16%
\$1100	\$350	\$225	4	\$1250	7.71%

- ✓ Of course, you can adjust your classroom mortgage schedules anyway you see fit.
- ✓ The number of payments is set at four to correspond with the Purchase Agreement.
- ✓ We allow students to prepay without penalty.
- ✓ Students can always purchase a desk outright, perhaps earning a cash discount.
- ✓ We generally don't offer terms on cubbies, which we regard like storage units.