



BUYER'S EXPENSES

In a Sales Contract

WILL PAY Paid for Once Contract is Executed	COST TO YOU
*Option Fee Depends on Sales Price	\$100+
* Earnest Money Depends on Sales Price - Typically 1%	\$1000+
<i>*Per the executed contract, we MUST deliver the checks within 48 hours.</i>	
Inspections Pest Inspection Optional Hydrostatic Testing <i>Depends on the age of the home</i>	\$450+ \$90 - \$100 \$350+
Appraisal <i>Only if financing and most likely paid for at the time your lender orders it.</i>	\$450+
MIGHT PAY Paid for at Closing	COST TO YOU
Survey Seller may already have depending on the age of the home and negotiations	\$350-\$400
Title Insurance Seller typically pays for this but it depends on negotiations	\$900+
Home Warranty Seller typically pays for this but it depends on negotiations	\$350-\$700
Total Closing Costs Includes Settlement Fees from Lender Lender can limit amount of seller contributions Depends on negotiations & amount of Down Payment	8-10% of Sales Price
Down Payment Depends on approved financing	0-20% of Sales Price