

Avail of these Exceptional Prices on Last 10 Houses - Phase 2

Property Types	Were	Now	Mortgage Repayment	Mortgage Int Relief	Net Mortgage Repayment
3 Bed Mid Terrace	€275,000	€185,000	€608*	€88*	€520*
3 Bed End Terrace	€280,000	€190,000	€624*	€90*	€534*
3 Bed Semi Detached	€297,000	€200,000	€657*	€95*	€562*
4 Bed Semi Detached	€335,000	€225,000	€739*	€107*	€632*
4 Bed Detached	€395,000	€299,000	€982*	€142*	€840*

*The above monthly repayments are based on a First Time Buyer Loan of 92% LTV over a 35 year term at a 1 Year Fixed Rate of 2.49% APR 2.52% (Available to First Time Buyers only). Rates Correct as at 05/03/09. *Mortgage Interest Relief is based on an Interest Rate of 2.49% APR 3.21%. *Assumes you are a First Time Buyer and you are in your second/first year as a first time buyer as defined by the Revenue Commissioners and therefore will receive relief at a rate of 25% to a maximum interest ceiling of €10,000 per annum.

Fixed Rate Warning: You may have to pay charges if you pay off a fixed rate loan early. Lending terms and conditions apply. Your home is at risk if you do not keep up repayments on a mortgage or on any other loan secured against it. Flanagan Ford t/a Flanagan Ford Financial Advisors is regulated by the Financial Regulator. John Leyden & Sons Ltd is regulated by the Financial Regulator.



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ON FIRST
WEEKEND!**