

Townhouses & Multi Family Homes

Closing cost estimates for the purchaser

FEE	ESTIMATED COST
Attorney	
Your Attorney	Consult your attorney ~\$2,500 - \$5,000+
Bank	
Points	~0 - 3% of the loan value
Bank Loan Application Fees	\$400 - \$600
Bank Attorney	\$900 - \$1,500
Appraisal	~\$300 - \$1,500
Tax Escrow	~2 - 6 months of property taxes
Lenders Policy Title Insurance	Rates may vary
Mortgage Origination Fee	~0 - 3% of loan value
Mortgage Recording Tax	1.8% of mortgage amount < \$500,000 1.925% of mortgage amount > \$500,000+
Government	
Recording Fees	~\$250
Municipal Search	0.4% of purchase price
Miscellaneous Title Fees	\$100
Real Estate Tax Adjustment	\$125
Mansion Tax	\$1M to < \$2M: 1.00% \$2M to < \$3M: 1.25% \$3M to < \$5M: 1.50% \$5M to < \$10M: 2.25% \$10M to < \$15M: 3.25% \$15M to < \$20M: 3.50% \$20M to < \$25M: 3.75% \$25M or more: 3.90%