



As requested, I'm keeping a close watch on mortgage rates for you.

Thanks for giving me this opportunity to help. As you requested, I'm letting you know that mortgage rates changed today. If you're in a variable rate mortgage, this fluctuation in rates may have an impact on your family budget and future financial plans. As your Mortgage Specialist, I'd be happy to sit down with you, analyze your current situation and discuss what actions you might want to take. Please feel free to contact me anytime.

The following table gives you an idea of the range of rates currently available. Remember, all rates are subject to change without notice. Rest assured I'll update you of the next rate change as soon as it happens!

Your Mortgage Centre Office:
Complementary Real
Estate Services Inc.
343 Waterloo Avenue
Guelph, Ontario, N1H 3K1

Rates as of Wednesday, July 7, 2010

Bank Prime	5 Yr Bonds	1 Yr Fixed	5 Yr Fixed	5 Yr Variable
2.50%	2.34%	2.50%	4.24	2.00%

**Your Mortgage Centre
Specialist:**
Christopher Bisson
Agent

Please talk to me to see if these rates are still current and applicable to your specific situation. Although we strive for accuracy, timeliness and completeness, information quoted is not guaranteed and may change at any time.

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Mortgage Tip

When it comes to your mortgage, you can never have too much information. With that in mind, I'm providing you with this timely tip.

Fixed mortgage rates will likely fall in the coming week, primarily due to a drop in Bond yields. This decrease comes as a result of weak GDP numbers for April. Our growth rate for that month was 0.00% - which resulted in a stagnant economy. The same is still true of the U.S.A. where the economy continues to lag, despite a strong positive outlook for certain economic sectors.

This will once again pave the way for the Bank of Canada to leave its overnight lending rate at its current level, which is good news for those looking at fixed rates, but GREAT news for variable rate mortgage holders. It's also highly likely that variable mortgage rates will remain near the current levels



through the rest of 2010.

So if you can qualify for a variable rate mortgage I would strongly consider it, and if you are already in one you should hold the course for a while yet!

www.guelphmortgagecentre.com

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