



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 Tuesday, June 22, 2010

Bank Prime	5 Yr Bonds	1 Yr Fixed	5 Yr Fixed	5 Yr Variable
2.50%	2.65%	2.64%	4.49%	2.00%

Your Mortgage Centre Specialist:
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Agent

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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.

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.

It seems that all the government stimulus hasn't driven up inflation - as some feared it might.

This is likely because we are still sitting at an unemployment rate of over 8% and the Total Consumer Price Index showed recent gains of 1.4% in May. However, if we exclude energy as a factor for the TCP



Index, the increase becomes just 1%. So what does all this mean for Interest Rates?

It means little need to increase short term rates, such as the Prime Rate, and less pressure on fixed rates to rise. An expected result of low inflation.

Variable Rate Mortgages will continue to be very attractive, and will likely remain around 2% for the short term, and under 3.5% for about a 12 month long term. This is great news for Variable Rate consumers.

If you can tolerate the fluctuations associated with a variable rate, savings-wise it's probably still the way to go. But if you're unsure what the benefits would be, feel free to call for a free consultation.

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