

A MALAYSIAN GUIDE TO HOME BUYING FEES & CHARGES

And a demonstration on why you should **FIGHT** for every **0.01%** on your **HOME LOAN INTEREST RATE**



MONEY YOU'D HAVE TO PAY TO OWN A HOUSE IN MALAYSIA

STAMP DUTY FOR TRANSFER OF OWNERSHIP TITLE (MEMORANDUM OF TRANSFER)

\$\$\$

1% for the first RM100,000; 2% on the next RM400,000, and 3% on the subsequent amount

SALE & PURCHASE AGREEMENT

"SPA" LEGAL FEES

\$\$\$

1% for first RM150,000 and 0.7% of remaining value of property within RM1 million

SPA LEGAL DISBURSEMENT FEE

\$

A few hundred Ringgit

FEE FOR TRANSFER OF OWNERSHIP TITLE

\$

A few hundred Ringgit

LOAN FACILITY AGREEMENT LEGAL FEES

\$\$\$

1% for first RM150,00 and 0.7% of remaining value of loan within RM1 million

STAMPING FOR SPA

\$

< RM100

BANK PROCESSING FEE FOR LOAN

\$

RM200 or less

MORTGAGE REDUCING TERM INSURANCE (i.e. INSURANCE FOR YOU HOME LOAN)

\$\$

RM1,000 or more (i.e. May be waived by banks)

LOAN FACILITY AGREEMENT LEGAL DISBURSEMENT FEE

\$

A few hundred Ringgit

GOVERNMENT TAX ON AGREEMENTS

\$

6% of total lawyer fees

STAMP DUTY FOR LOAN

\$\$\$

0.5% of loan amount

AND OF COURSE, THERE'S...

THE VALUE OF THE PROPERTY ITSELF

BUT THAT'S NOT ALL

The above aside, you'll be paying, quite possibly for a huge part of your remaining working life on...



HOME LOAN INTEREST

To show you how a tiny % causes a HUGE difference, let's take a look at interest rates from

4.2% TO 4.4%

Here's A Quick Comparison



= RM400,000



= 30 Years



= 4.2% P.A.

Monthly Payment = RM1,956

Total Repayment = RM704,185

Total Interest Paid = RM304,185

= 4.25% P.A.

Monthly Payment = RM1,968

Total Repayment = RM708,393

Total Interest Paid = RM308,393

= 4.4% P.A.

Monthly Payment = RM2,003

Total Repayment = RM721,096

Total Interest Paid = RM321,096

DIFFERENCE = RM 4,208

DIFFERENCE = RM12,703

RM 16,911 FOR A

0.2% DIFFERENCE!!!

CONCLUSION

YOU CANNOT DO MUCH ABOUT THE LEGAL FEES AND CHARGES OR THE PROPERTY VALUE. BUT YOU CAN SAVE TONS BY:

• FIGHTING FOR EVERY 0.01% ON YOUR HOME LOAN INTEREST. •

BE AN INTELLIGENT HOME BUYER. ALWAYS MAKE SURE YOU'VE MADE COMPARISON ON HOME LOAN INTEREST RATES WITH SEVERAL BANKS BEFORE YOU COMMIT.

YOU CAN DO THIS RIGHT NOW BY USING A MULTI-BANK HOME LOAN CALCULATOR RIGHT HERE: WWW.IMONEY.MY/HOME-LOAN.

• HAPPY HOME BUYING! •

This infographic is brought to you by **iMoney.my** a price comparison website dedicated to helping Malaysians make the best use of your money.

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