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To: Whom it may concern

Date: February 8th, 2024

Re: **Mortgage Approval**

This letter is to inform the reader **JUN HONG DU** has applied for a mortgage with our company.

Based on the information provided by **JUN HONG DU** we are prepared to offer a mortgage approval for 80% of the Purchase Price.

RE: Mortgage Approval Confirmation for *4128 Parkside Village Drive, Mississauga, ON, Suite: #904, Res. Unit: #04, Level: #9, **C/O VOYA – Building 2.***

Principal Amount - \$593,520

Fixed Annual Interest Rate – 6.09% (Interest Rates are Subject to Change without notice)

Term - **3 Year(s)**

Lender – **TD (Canada Trust)**

Amortization – 30 Years

Down Payment – 20% Deposit of purchase price no greater than \$741,900

Anticipated Closing Date – February 2nd, 2026

Purchase Price - \$741,900

This Mortgage Approval is valid **until February 2nd, 2026** & there is a change in client's file:

1. Verification of Identity – **Completed.**
2. Verification of Employment Income – **Completed.**
3. Verification of Down Payment – **Completed.**
4. Receipt of Agreement of Purchase and Sale – **Completed.**

Additional requirements may be stipulated by the lender at the time of purchase and credit adjudication.

Please contact Alex Zelenov Lic # M19000374 if you have any other question regarding this file

Best Regards,

Alex Zelenov

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