**Home Mortgage Calculator**

**Download a Free home mortgage calculator for Microsoft® Excel®**

Our free **Home Mortgage Calculator for Excel** is a powerful all-in-one worksheet that combines many of the features from our other mortgage and [loan calculators](http://www.vertex42.com/Calculators/loan-calculators.html). This calculator actually has more features related to making **extra payments** than our original [Extra Payment Mortgage Calculator](http://www.vertex42.com/ExcelTemplates/extra-payments.html). If you just want to analyze a **variable-rate mortgage**, you may want to try our [ARM Calculator](http://www.vertex42.com/ExcelTemplates/arm-calculator.html). If you want to analyze a **fixed-rate mortgage**, you can also use our [Home Equity Loan Calculator](http://www.vertex42.com/Calculators/home-equity-loan-calculator.html), which allows you to estimate the equity in your home over time if you have more than one mortgage. If you want to estimate the monthly expenses of owning a home, try our [Home Expense Calculator](http://www.vertex42.com/ExcelTemplates/home-expense-calculator.html).

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| [[Home Mortgage Calculator Screenshot](http://www.vertex42.com/Files/screenshots/HomeMortgageCalculator2.gif) **View Screenshot**](http://www.vertex42.com/Files/screenshots/HomeMortgageCalculator2.gif)   (Version 1.3: [screenshot](http://www.vertex42.com/Files/screenshots/home-mortgage-calculator-scr.gif)) | This Excel spreadsheet is an **all-in-one home mortgage calculator**. It lets you analyze a **fixed** or **variable rate** home mortgage. You can set up periodic **extra payments**, or add additional payments manually within the Payment Schedule. Use the spreadsheet to compare different term lengths, rates, loan amounts, and the savings from making extra payments. It also calculates the outstanding balance at the end of a specified number of years and the tax returned if the interest paid is tax deductible.  *No Installation, No Macros - Just a simple spreadsheet*  Play Home Mortgage Calculator Video Tutorial  [Watch the Video Tutorial](http://kanjoh.com/2009/08/24/home-mortgage-calculator-vertex42/)  **Technical Support:** [Contact Vertex42](http://www.vertex42.com/about.html) via email if you have questions specifically about this home mortgage calculator. |

[Download the Home Mortgage Calculator for Excel](http://www.vertex42.com/Links/go.php?urlid=file-homemortgage)[Download Now](http://www.vertex42.com/Links/go.php?urlid=file-homemortgage) (via cnet.com)  
  
**Cost**: Free ($0.00)   
  
**License**: [Personal Use Only](http://www.vertex42.com/licensing/EULA_personaluse.html)   
  
File Type: .zip (.xls)  
Size: ~300 KB  
Version: 2.0  
  
**Required**: Microsoft Excel® 2002(XP), 2003, 2007, or 2010

**Using this Home Mortgage Calculator**

Information about how to use our free home mortgage calculator and definitions of some of the terms are included as cell comments in the spreadsheet. So, if you have questions, you can hover the mouse cursor over any cell that has a little red triangle in the corner.

This mortgage calculator can help you answer some of the following questions:

* How much can I save by making extra payments?
* How does the tax deduction from paying interest change over time?
* How much might my monthly payment change over time if I have a variable-rate mortgage?
* How soon could I pay off my home if I make extra payments?
* What will my loan balance be at the end of 3 or 5 years?

**New Features of our Home Mortgage Calculator**

* Estimates Property Taxes and Insurance for calculation of the PITI payment.
* Automatically calculates so-called "Accelerated Bi-Weekly" payments.
* Works for both US and Canadian mortgages (via the compounding option).
* Highly flexible extra payment options.
* Select a fixed-rate or variable rate mortage.

**Note:** This mortgage calculator does NOT work for so-called "simple interest mortgages" - you'll need to try our [Simple Interest Mortgage Calculator](http://www.vertex42.com/Calculators/simple-interest-loan.html) instead. It also doesn't work for interest-only mortgages. For that option, check out our new [Interest-Only Mortgage Calculator](http://www.vertex42.com/Calculators/interest-only-loan.html).

**References & Resources**

* [Government Resources for Homeowners](http://www.vertex42.com/Help/resources-for-homeowners.html) at *Vertex42.com* - Links to authorative information for home buying, mortgages, etc.
* [Mortgage Loan](http://en.wikipedia.org/wiki/Mortgage_loan) at *Wikipedia.org*
* [Home Mortgage Calculator](http://www.bankrate.com/brm/mortgage-calculator.asp) at *Bankrate.com* - For an online mortgage calculator, this is a pretty good one.
* [Using a Calculator to Prepay ARM](http://www.mtgprofessor.com/A%20-%20ARMs/using_a_calculator_to_prepay_arm.htm) at *mtgprofessor.com* - Explains what happens if you make extra payments with an adjustable-rate mortgage.
* [Home Mortgage vs. Line of Credit](http://www.federalreserve.gov/pubs/HomeLine/) from *FederalReserve.gov* - an excellent read!

**Share Our Home Mortgage Calculator**

If you have a website or blog, please share this free home mortgage calculator with your visitors! You can copy the following html code to your website:

<a href="http://www.vertex42.com/Calculators/home-mortgage-calculator.html">Home Mortgage Calculator</a> - Download a free Home Mortgage Calculator spreadsheet