HOUSING CONNECTION

Mortgage and Real Estate News That Matters

A message from Nickolas Inhelder:

We Make Home Happen.™

Our goal is simple:

To help every family we serve get to **"Yes."**

Yes to the loan that unlocks the joy of home ownership.

Yes to the lending solution that meets every client's unique needs and wants.

That's why we dedicate our every resource to serve as your personal guide through the lending process, solving problems, building confidence. Aslan has access to every lending option leading to the purchase or refinance of a residential home loan.

This is more than work for us. It is our unique joy in this life to share our collective skill, creativity, and care to bring you and your family right to where you belong.

Let's make home happen.

CONTACT ME TODAY

Nickolas Inhelder
Mortgage Broker, In Clear To Close - InCTC LLC
www.AslanHLC.com
P: (720) 446-8778
M: (858) 229-9533
nick@incleartoclose.com
1777 S. Harrison St.
Denver CO 80210
2037157 - CO, FL
2656899 - AL, CO, FL, SD

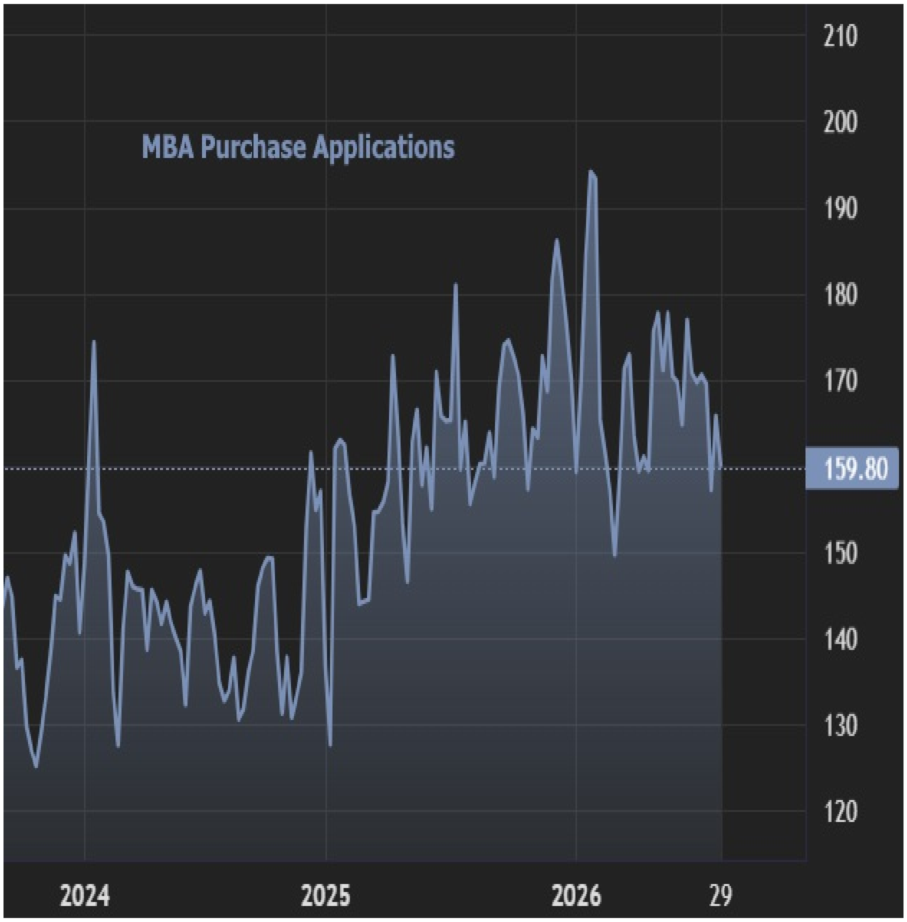
Aslan Home Lending Corporation

EQUAL HOUSING LENDER

Mortgage Applications Fall 6.4% as Rates Continue Upward March

Mortgage application activity pulled back last week as higher borrowing costs weighed on both home purchase and refinance demand. The Mortgage Bankers Association (MBA) reported a **6.4% decrease** in total application volume on a seasonally adjusted basis for the week ending July 24.

Purchase applications decreased **4%** from the previous week on a seasonally adjusted basis but remained **3%** higher than the same week one year ago. While housing inventory has improved in some markets, elevated mortgage rates continue to challenge affordability for many prospective buyers.



Refinance activity weakened more sharply, with the Refinance Index falling **10%** from the prior week and dropping **2%** below year-ago levels. The decline suggests that fewer homeowners have an incentive to refinance as rates continue to climb.

“Following last week’s spike in oil prices, mortgage rates moved higher, with the 30-year fixed rate increasing to 6.76 percent, the highest rate since August 2025,” said Joel Kan, CMB, MBA’s Vice President and Deputy Chief Economist. “This upward trajectory in rates continues to significantly impact refinance borrowers, with a 10 percent decline in refinance applications, including a steeper drop in government refinances. Despite housing inventory increasing in certain markets, higher rates have added to ongoing affordability challenges for many homebuyers, which drove the decrease in purchase activity over the week.”

The refinance share of mortgage activity decreased to **39.5%** from 41.2%, while the adjustable-rate mortgage (ARM) share increased to **8.1%** from 7.7%.

Government-backed lending also accounted for a slightly smaller share of applications. FHA loans represented **16.9%** of total activity, down from 17.0%, while the VA share declined to **12.6%** from 13.2%. The USDA share edged lower to **0.4%** from 0.5%.

Mortgage Rate Summary:

- **30yr Fixed:** 6.76% (from 6.69%) | **Points:** 0.69 (from 0.62)
- **15yr Fixed:** 6.15% (from 6.04%) | **Points:** 0.84 (from 0.87)
- **Jumbo 30yr:** 6.70% (from 6.44%) | **Points:** 0.52 (from 0.45)
- **FHA:** 6.41% (from 6.34%) | **Points:** 0.88 (from 0.74)
- **5/1 ARM:** 5.98% (from 5.97%) | **Points:** 1.23 (from 1.11)