

Millennials often have some regrets

MONEY FIX

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Few things are as haunting as should'a, could'a, would'a regrets. Worse still, if those regrets involve one of the biggest purchases you'll likely make in your life — a house.

Apparently, millennials are doing just that. According to a new survey from Bankrate.com of nearly 1,500 homeowners, 63 percent of those polled ages 23 to 38 said they had regrets. They felt the home buyer blues more than any other age group and at a rate nearly double that of the baby boomers surveyed.

What are they ruminating over? Well, 25 percent cited not anticipating unexpected maintenance or digging out hidden costs.

There's plenty that can get lost in the excitement of buying a home.

Here's how to avoid that sinking feeling later.

■ **Assemble a team.** From the outset, your attorney, mortgage person and broker should work together. "Get referrals; price is important, but experience and your 'gut' are most important. Ask them to create reasonable expectations for you. Don't be afraid to ask questions," says Michael Xylas, a co-partner in residential real estate at Abrams Garfinkel Margolis Bergson in Manhattan.

■ **Study up.** Learn about the product (co-op, condo, town house), the marketplace and the closing process. Evaluate your finances. Run a credit report, pre-qualify for a mortgage, shop around for rates and determine closing costs.

■ **Have a 'walk away' number.** Attorney Anthony Park, author of "How to Buy Your Perfect First Home," says, "It's easy to get swept up . . . so don't submit a purchase offer without knowing your walk-away number. You can always refinance your mortgage rate, but what you paid is set in stone."