

Advantage Loan

If you're on a limited income and want to buy or build your own home, HomeStart's Advantage Loan could help you live where you want sooner.



The **Advantage Loan** can provide up to \$45,000 more when combined with a HomeStart loan without increasing your monthly repayments, so you can have more options when it comes to buying or building your own home.

Loan features

- » **Borrow up to \$45,000 more**
- » **Subsidised (low) interest rate**
- » **No scheduled repayments until you pay out the primary loan**

Are you eligible?

To be eligible for the Advantage Loan you will need to:

- » Have a primary HomeStart loan
- » Borrow your maximum primary loan amount before you can access the Advantage Loan
- » Have a household income of up to \$60,000 per year (\$1,154 per week) after tax

How does it work?

The Advantage Loan is a secondary loan, taken out with a primary HomeStart loan. We work out the maximum amount you can borrow on your primary loan, based on your income and ability to make repayments. Once this is calculated, we increase your borrowing power by adding your Advantage Loan of up to \$45,000, to your primary loan amount.

Combined loans (primary loan and Advantage Loan) must not exceed \$750,000, and the property must be owner occupied whilst the Advantage Loan exists.

Borrowers may retain up to \$10,000 of personal savings, after payment of deposit and fees.

When you have paid your primary loan in full, the balance on your Advantage Loan will become the primary loan. This means the subsidised Advantage Loan interest rate ceases, and the primary loan rate and key features will apply.

Subsidised (low) interest rate

The Advantage Loan attracts a subsidised interest rate, which means it is much lower than HomeStart's standard variable rate. The Advantage Loan rate is adjusted in line with inflation, with the changes effected in January, April, July and October each year. You can check out HomeStart's rates at homestart.com.au/rates-and-fees.

No scheduled repayments

No monthly repayment is required for your Advantage Loan. You are not required to repay the loan until you:

- » Refinance with another lender, or
- » Pay out your HomeStart loan, or
- » Sell the home, or
- » Move house (the home is no longer your main place of residence).

You can make fee free voluntary repayments to your Advantage Loan at any time (capped at \$10,000 p.a. for fixed rates).

Some of our Advantage Loan customers

23%
borrowing
boost



Couple with kids

House purchase price:	\$262,000
Annual household Income after tax:	\$43,472
Primary loan	\$199,310
Advantage Loan	\$45,000
Total loan	\$244,310

24%
borrowing
boost



Single without kids

House purchase price:	\$240,000
Annual household Income after tax:	\$33,254
Primary loan	\$182,970
Advantage Loan	\$44,426
Total loan	\$227,396



Contact us

1300 636 878
homestart.com.au

Locations

Level 5 169 Pirie St, Adelaide SA 5000
Unit 3/378 Main South Rd, Morphett Vale SA 5162
Unit 1/40-42 Commercial Rd, Salisbury SA 5108

Connect with us on:



HomeStart
FINANCE

HomeStart Finance Australian credit licence 388466

Eligibility criteria, terms and conditions apply. Fees and charges are payable.
Information correct as of October 2020 and may change without notice.

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