

KIWISAVER A BOOST FOR HOME BUYERS

Home buyers who have contributed to KiwiSaver for a minimum of three years may be able to withdraw savings to help buy their first home.

Brent Jaslarz, a registered financial adviser from Mortgage Link's Manawatu office, says people are increasingly aware that they can use their KiwiSaver for a deposit.

"There's definitely a change from 12 months ago and we have a lot more clients that use KiwiSaver as part of or all their deposit. Obviously there is still lending criteria to satisfy, as the deposit from most KiwiSaver clients will be less than 15 per cent, so we recommend finance pre-approval first."

Brent says that in some cases, they may also qualify for a Housing New Zealand deposit subsidy, which currently stands at \$1000 for every qualifying year of KiwiSaver. There is a set criteria for this deposit funding and it applies to:

- First home buyers who will be living in the house for not less than six months.
- Buyers who have previously owned a home may sometimes qualify.
- Can be used to buy land to build a new house, but must be built on and code compliance issued within a year. There are also value limitations on the build costs.
- Income limitations.
- The funding cannot be used for investment properties.
- The amount that can be withdrawn from KiwiSaver varies and is dependent on the contributions made to date.

Let us take the hassle out of it and help you as we understand the process and it is achievable.

Please talk to your local Mortgage Link adviser about your home loan requirements.