



# FIRST HOME

## Buyer's Guide

**Talk to us, even if you don't have a plan yet.**

We're happy to chat with you before you start your journey and we'll answer any questions you may have.



# 1

## Where do I start?

### Get in touch with us

If it looks like you might be in a position to begin looking for a home, we can get things started for you. We'll ask you for the information we need to apply for a loan.



### We'll start looking at your options

We'll need to consider:

- how much you can borrow
- how much you earn
- how much debt you have.

# 2

## How much can I borrow?

### How much deposit do I have?

Your deposit can be made up of:

- savings
- Kiwisaver – check with your Kiwisaver provider that you're able to use these funds
- gifts or help from your family.



### How much do I earn?

How much you can borrow will depend largely on how much you earn. This can include:

- wages or salary
- business income
- income from boarders or flatmates.

### How much debt do I have?

Debt includes things like:

- credit and store cards
- personal and car loans
- student loans
- overdrafts
- afterpay
- family loans.



### Is this property in my price range?

We may be able to give you an idea of what you can borrow before you start looking.

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## Which property should I buy?

### Is this property suitable?

- If you're particularly interested in a certain property, we suggest you consider getting a LIM and building report.
- A LIM report is a report that the local council has about a property.
- A building report is a detailed visual inspection of a property conducted by a qualified builder.
- Check if you're able to get full insurance for the house. Lenders will require comprehensive insurance as a condition of approval.

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## What happens next?

### Thinking of making an offer?

- Talk to a lawyer.
- Make any offer 'Subject to Finance' and give us at least 10 working days to assess your application.
- Provide us with a signed copy of your Sales and Purchase Agreement.

### Was the offer accepted?

Let us know as soon as possible so that we can formally approve your finance.

### Have you met all conditions?

Once all the conditions have been met, your lawyer will confirm that the contract has gone unconditional. You'll then need to pay the deposit to your lawyer.

## 5 Final steps

### Documents

We'll prepare your loan documents and send them to your lawyer. They will arrange a time for you to sign them.

### Settlement day

Your lawyer will make sure the funds are paid on your behalf.

### Congratulations!

Move into your new home!!





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## Contact us

We'd love to talk to you.  
Please get in touch in whatever  
way is easiest for you.

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