



Nedbank Home Loans.

Join the bank that's best for your
first home financing.



see money differently

NEDBANK

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You can become a homeowner

A home of your own is the biggest investment you will likely ever make. So, we created this guide to tell you how Nedbank and First Home Finance can make owning a home easier and more accessible.



What is First Home Finance?

First Home Finance (previously known as FLISP) was developed by the Department of Human Settlements to provide sustainable and affordable first-time homeownership opportunities to South Africans and legal permanent residents who earn between **R3 501** and **R22 000** per month. People in this income bracket generally find it hard to qualify for housing finance as they may earn too little to qualify for mortgage finance but too much to qualify for government-subsidised housing.

First Home Finance helps qualifying applicants to reduce the initial home loan amount, attorney costs or the shortfall between the loan they have qualified for and the purchase price of the home.



How can First Home Finance help you?

The once-off subsidy amount ranges between **R38 911** and **R169 265**, depending on your monthly income. With a First Home Finance-subsidised loan, you can either:

- buy a new or existing residential property;
- buy a vacant, serviced residential stand linked to a homebuilder contract that is registered with the National Home Builders Registration Council; or
- build a residential property on a self-owned, serviced residential stand.



Who can apply?

To qualify for a subsidy you must:

- be a South African citizen with a valid identity card or document or a permanent resident with a valid permit;
- be over 18 years old and competent to sign a legal contract;
- have never benefited from a government housing subsidy scheme before;
- have never owned a home before;
- have been approved in principle for a home loan from an accredited South African financial institution; and
- earn a single or joint income of between **R3 501** and **R22 000** per month.



What do you need to apply?

- A valid South African identity card or document or a valid permanent residence permit for every adult member of the household.
- Birth certificates or valid South African identity cards or documents of all child dependants of the household.
- Proof of monthly income.

Our home loans sales consultants will let you know if we need any additional documents.



Our offer

In addition to helping you obtain a First Home Finance subsidy, Nedbank offers the following if you earn a monthly income of **R34 400** or less:

- **R5 000** cashback paid into your Nedbank transactional account.
- A 50% discount on the attorney bond registration fee.
- If at least one applicant chooses to switch their main bank account to Nedbank and meets our main-banked criteria, you will receive a preferential interest rate on your application.



What subsidy amount could you qualify for?

Depending on your monthly income, the subsidy amount you could qualify for will range between **R38 911** and **R169 265**. The following table indicates the bands:

Increment band

Step number	Lower	Higher	Subsidy amount
1	R3 501	R3 700.99	R169 265
2	R3 701	R3 900.99	R167 816
3	R3 901	R4 100.99	R166 369
4	R4 101	R4 300.99	R164 920
5	R4 301	R4 500.99	R163 471
6	R4 501	R4 700.99	R162 022
7	R4 701	R4 900.99	R160 575
8	R4 901	R5 100.99	R159 126
9	R5 101	R5 300.99	R157 677
10	R5 301	R5 500.99	R156 229
11	R5 501	R5 700.99	R154 781
12	R5 701	R5 900.99	R153 333
13	R5 901	R6 100.99	R151 884
14	R6 101	R6 300.99	R150 437
15	R6 301	R6 500.99	R148 988
16	R6 501	R6 700.99	R147 539
17	R6 701	R6 900.99	R146 090
18	R6 901	R7 100.99	R144 643
19	R7 101	R7 300.99	R143 194
20	R7 301	R7 500.99	R141 745
21	R7 501	R7 700.99	R138 849
22	R7 701	R7 900.99	R137 401
23	R7 901	R8 100.99	R135 952

Step number	Lower	Higher	Subsidy amount
24	R8 101	R8 300.99	R134 503
25	R8 301	R8 500.99	R133 056
26	R8 501	R8 700.99	R131 607
27	R8 701	R8 900.99	R130 158
28	R8 901	R9 100.99	R128 711
29	R9 101	R9 300.99	R127 262
30	R9 301	R9 500.99	R125 814
31	R9 501	R9 700.99	R124 365
32	R9 701	R9 900.99	R122 917
33	R9 901	R10 100.99	R114 555
34	R10 101	R10 300.99	R121 469
35	R10 301	R10 500.99	R120 020
36	R10 501	R10 700.99	R118 571
37	R10 701	R10 900.99	R117 124
38	R10 901	R11 100.99	R115 675
39	R11 101	R11 300.99	R114 226
40	R11 301	R11 500.99	R112 779
41	R11 501	R11 700.99	R111 330
42	R11 701	R11 900.99	R109 882
43	R11 901	R12 100.99	R108 433
44	R12 101	R12 300.99	R106 985
45	R12 301	R12 500.99	R105 537
46	R12 501	R12 700.99	R104 088
47	R12 701	R12 900.99	R102 639
48	R12 901	R13 100.99	R101 192
49	R13 101	R13 300.99	R99 743
50	R13 301	R13 500.99	R98 294
51	R13 501	R13 700.99	R96 847
52	R13 701	R13 900.99	R95 398
53	R13 901	R14 100.99	R93 950
54	R14 101	R14 300.99	R92 501
55	R14 301	R14 500.99	R91 054
56	R14 501	R14 700.99	R89 605
57	R14 701	R14 900.99	R88 156
58	R14 901	R15 000.99	R86 707
59	R15 001	R15 200.99	R85 260
60	R15 201	R15 400.99	R83 811
61	R15 401	R15 600.99	R82 362
62	R15 601	R15 800.99	R80 914
63	R15 801	R16 000.99	R79 466

Step number	Lower	Higher	Subsidy amount
64	R16 001	R16 200.99	R78 018
65	R16 201	R16 400.99	R76 569
66	R16 401	R16 600.99	R75 122
67	R16 601	R16 800.99	R73 673
68	R16 801	R17 000.99	R72 224
69	R17 001	R17 200.99	R70 775
70	R17 201	R17 400.99	R69 328
71	R17 401	R17 600.99	R67 879
72	R17 601	R18 000.99	R66 430
73	R18 001	R18 200.99	R64 982
74	R18 201	R18 400.99	R63 534
75	R18 401	R18 600.99	R62 086
76	R18 601	R19 000.99	R60 637
77	R19 001	R19 200.99	R59 190
78	R19 201	R19 400.99	R57 741
79	R19 401	R19 600.99	R56 292
80	R19 601	R19 800.99	R54 843
81	R19 801	R20 000.99	R53 395
82	R20 001	R20 200.99	R51 947
83	R20 201	R20 400.99	R50 499
84	R20 401	R20 600.99	R49 050
85	R20 601	R20 800.99	R47 602
86	R20 801	R21 000.99	R46 154
87	R21 001	R21 200.99	R44 705
88	R21 201	R21 400.99	R43 256
89	R21 401	R21 600.99	R41 809
90	R21 601	R21 800.99	R40 360
91	R21 801	R22 000.99	R38 911

Frequently asked questions

1 What is First Home Finance?

First Home Finance is an initiative that provides subsidies to first-time homebuyers in South Africa. The purchase of the property must be financed through a bank.

2 Who qualifies for a subsidy?

First-time homebuyers who are South Africans or permanent residents and earn a single or combined gross income of between **R3 501** and **R22 000** per month.

3 Is there a maximum home loan amount that allows me to qualify for a subsidy?

No.

4 How do I apply for a subsidy?

Speak to the home loan specialist helping you with your home loan application. They will submit the subsidy application on your behalf. You can also visit the nearest Department of Human Settlements.

5 What can the subsidy be used for?

- As a deposit towards your home loan.
- For reducing the home loan amount.
- To pay for attorney costs.

6 Can I apply for a subsidy if I already have a home loan?

The provincial governments may decide, at their discretion, to grant you a subsidy even though you already have a home loan. You must visit your nearest Department of Human Settlements to find out if the subsidy is available to you.

7 Is there a reason I may not qualify for a subsidy?

Yes, if you do not meet the subsidy requirements.

8 What happens to my home loan application if I do not qualify for a subsidy?

You may continue the home-buying process with the bank. The bank will conduct its credit and affordability assessments without taking the subsidy into account.

9 If banks have declined my application for a home loan, can I still get a subsidy?

No. Having an approved home loan through an accredited South African bank is a requirement.

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For more information about Nedbank's new product offers, talk to one of our consultants.

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Terms and conditions apply.

For more information, please visit **nedbank.co.za/homeloans**
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