



3 Options to consider when it comes to Sale to Purchase

For a detailed breakdown of the sale to purchase process visit our website or please feel free to contact us. We recommend this is used as a guide only.

Option 1 - Keep your current home as an investment

- You need enough equity to cover all the purchase costs + the deposit requirement on the new home
-

Option 2 - Purchase the new home and then sell

- Bridging finance
 - Extended settlement date
 - Subject to the sale and settlement of your current home
-

Option 3 - Sell your current home then purchase

- Put your property on the market with an extended settlement day

The two key factors that determine the most suitable option for you is TIME and EQUITY



Associated costs in the Sale to Purchase process



Current Home

- + Sale proceeds
- Home loan
- Agent fees
- Agent marketing
- Conveyance fees
- = NET SALE PROCEEDS

New Home + Costs

- New home cost
- Stamp duty & government fees
- Conveyancing fees
- Bank fees
- + Net sale proceeds
- = NEW LOAN REQUIRED



