



The **5 STAR TEXAS ADVANTAGE PROGRAM** provides eligible homebuyers several options for a loan program that meets their needs. This program provides down payment and closing cost assistance in the form of a grant. The maximum amount of assistance provided is 6% of the loan amount. There is no repayment expected for this Grant. For homebuyers, this reduces their out of pocket expense and makes home ownership obtainable. Grant funds can be used to meet the buyer's required investment. Loan terms for both options are fixed 30 year rates.

The Program is available for the entire State of Texas with the exception of the following cities: El Paso, Grand Prairie, McKinney, and Travis County. Local Down Payment Programs and MCC Programs may be combined with this program. Buyer's do NOT need to be First Time Homebuyers (except under MCC programs) but must be income eligible based on the location of the home. Contact a participating Lender to get started.

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*May the Market be forever in Your Favor!*

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KELLERWILLIAMS®

## **NEEDING DOWNPAYMENT ASSISTANCE TO PURCHASE A HOME?**

*Don't wait! There are programs available!*

### **SETH 5 Star Texas Advantage Program**

No First Time Homebuyer Requirement

Homebuyers Education Class Requirement

Conventional, FHA, VA, USDA and RDA loans available for this program.

Income and Area Limits apply. See the website for additional income information [www.sethfc.com](http://www.sethfc.com)

