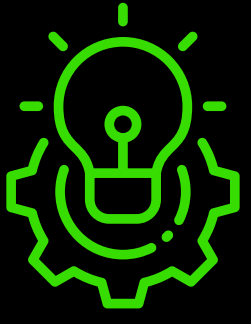


Master your Mortgage in 3 minutes

↓ Scroll to Master your Mortgage



The 2 keys to success



Knowledge

First Key is knowing exactly how the banks assess your application and what they're looking for.

The more you know the more power you have to improve your application.



Advice

Having a good mortgage adviser in your corner that can help guide you through the process is key.

A good mortgage adviser knows what the bank wants to see and presents your application the best way.

We can also help you structure your mortgage to reduce your interest costs.

Banks assess your application using the 4 C's:

Capital, Capacity, Character and Collateral.

Get these right and you've boosted your chances of approval.



1. Capital

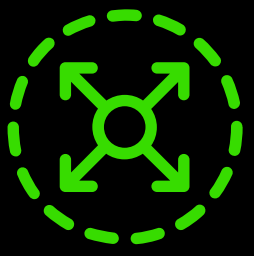
How much deposit do you have, what assets, and how much debt?

The larger your deposit, the better chance of getting approved.

You can get approved with as little 5% deposit, but the criteria is strict and bank options limited. A higher deposit will open up more lender options and potentially get you a lower interest rate.

The main sources of deposit we see are Kiwisaver, savings, a gift from family and existing equity.

Quick tip: *Open a bank account and label it "House", then set up an automatic payment into it.*



2. Capacity

Can you afford mortgage payments? We take into account extra future expenses like house insurance and rates. Banks also want to know if you can still afford a mortgage even if interest rates increase, testing affordability based on a rate 2-3% above the current interest rates.

You don't need perfect bank statements to get approved – we can explain to the bank how you can reduce some of your expenses.

Quick tip: *Your future mortgage repayments along with rates and insurance will likely be more expensive than your current rent; saving the difference proves you can afford the increased payments.*

You may find this calculator helpful at to work out your future costs.



Click here to calculate



3. Character

Are you responsible with money?

Banks look at your overall position, your bank statements and a credit check.

Do you maintain positive bank balances and pay all your bills on time?

Quick tip: *Avoid applying for credit, pay all your bills on time, and keep a small buffer in your accounts.*



4. Collateral

Banks need to approve the property, as this is their means of security.

With a larger deposit, they may consider less conventional properties.

They will want to see the rates and insurance costs, and may require reports such as a valuation, building report, and EQC documents.

Quick tip: *You still need to put “finance” as a condition, even if you’re pre-approved.*



Summary

If you pay your bills on time, have at least 5% deposit, and can afford the repayments, you might be able to get approved for a mortgage.

Get in touch with us now to explore your options.

**Get in touch
now to explore
your options.**

0800 629 629

www.maz.co.nz

