

It’s The Dream. We’re here to help you achieve it.

Down Payment Assistance for Employees of the County of Lake

If you work for the County of Lake, you may qualify for Down Payment Assistance (DPA), up to 5.5%, to help you purchase a home anywhere in California.

With down payment assistance, you may be able to purchase a home with little-to-no money out of pocket and/or much sooner than thought possible.

The GSFA Member County “Assist-to-Own” program provides down payment and closing cost assistance (DPA), up to 5.5%, combined with attractive First Mortgage interest rates.

The primary DPA is provided in the form of a deferred Second Mortgage, sized at 3.5% of the First Mortgage Loan amount. The Second Mortgage has a zero percent interest rate, which means no interest is accrued on the Second Mortgage and no monthly payments are required. The Second Mortgage is due and payable upon sale or refinance of the First Mortgage.

Additional DPA is available in the form of a Gift, up to 2%, for a total of up to 5.5% in DPA for eligible borrowers.

The Program is very flexible. Eligible mortgage loans include FHA, VA, USDA and Conventional mortgages. You don’t have to have perfect credit and best of all, **you don’t have to be a first-time homebuyer to qualify.**

*Program Highlights**

- Down Payment Assistance, up to 5.5% of the Total Mortgage Loan.
- Available with purchase of a primary residence.
- Single-family 1-4 unit residences, condominiums and townhomes are eligible.
- Variety of Mortgage Loan options (FHA, VA, USDA and Conventional Mortgage Loans).
- No first-time homebuyer requirement to qualify.
- Flexible guidelines: Minimum FICO 640; Maximum DTI 50%.

Call today to get started.

phone: (855) 740-8422

web: www.gsfahome.org

GOLDEN STATE Finance Authority®

*This flyer contains general program information, is not an offer for extension of credit nor a commitment to lend and is subject to change without notice. Complete program guidelines, loan applications, interest rates and annual percentage rates (APRs) are available through GSFA Participating Lenders. The Program is made possible through a partnership with Golden State Finance Authority (GSFA) is a duly constituted public entity and agency, and the County of Lake, a GSFA Member County. Copyright © 2022