

# HUD \$100 HOMES

GIL'S GOT THE FHA PROGRAMS THAT BUYERS LOVE

HUD IS ALLOWING HOME BUYERS TO BUY HUD HOMES WITH A DOWN PAYMENT OF ONLY \$100, AS LONG AS: THE BUYER WILL LIVE IN THE PROPERTY FOR AT LEAST ONE YEAR, BUYER OFFERS THE FULL ASKING PRICE (POSSIBLY NEGOTIABLE) AND THE BORROWER/BUYER USES AN FHA LOAN FOR THE PURCHASE.

THE HOME HAS TO BE A HUD OWNED PROPERTY, NOT A HOME OWNED BY THE BANK AS AN REO. THIS PROGRAM IS AVAILABLE FOR HUD OWNED HOMES ONLY. PLEASE CALL ME FOR MORE INFORMATION.

HOW THE PROGRAM WORKS?

- 1 : BORROWER PREAPPROVED FOR THE FHA \$100 DOWN PAYMENT PROGRAM WITH GIL
- 2 : FIND THE HOME AT HUD'S REO WEBSITE
- 3 : SEND AN OFFER TO HUD WITH TERMS CLEARLY DEFINING THE \$100 DOWN PROGRAM
- 4 : HUD/FHA WILL REVIEW THE OFFER AND CHOOSE THE WINNING BID
- 5 : CLOSE THE DEAL WITH GIL



GIL KERBASHIAN  
MORTGAGE LENDING SINCE 1997  
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ILLINOIS HOME LOANS