

The basics of CONSTRUCTION LOAN FINANCING

Getting a loan for a construction build comes with a few options.
At Lightyear, we believe in a smooth path through the construction process.

3 ways to finance your home build

✓ YOU CARRY THE LOAN

This is a different type of loan than your long term financing. This is a popular option for buyers who do not have a full 10% Builder Deposit to have Lightyear carry the construction loan. Many Lenders can do 5% deposit or even as low as 3.5% deposit in certain situations. This is also a popular option for those clients who wish to be in more control by owning the lot and hiring Lightyear as a Builder.

✓ CASH

You can pay for construction out of pocket if you have the cash on hand. While this is a great option, many people find it unaffordable.

✓ WE CARRY THE LOAN IN SOME CASES

This option requires at least a 10% Builder Deposit (sometimes more depending on the overall cost and complexity of the build). This can be an option for those who do not have that large of a Builder Deposit. In cases where Lightyear Construction carries the loan, we buy the lot and work through all the construction payment installments, allowing the client to worry about the one time payment or long term loan when the home is done.



Bankers Who
CAN HELP



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