



American
Financial
Network

The Importance of a
Pre-Approval
In Today's Market

Presented by John Sample

Importance of a

Pre-Approval

An income-based pre-approval from AFN offers several advantages that will make your search easier and negotiations more effective when you're ready to make an offer.

A pre-approval considers your income, debt and credit history to determine how much the lender is willing to loan you.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



Importance of a

Pre-Approval

Finding the right home at the right price begins with **knowing what you can afford.**

- A pre-approval based on your income and expenses gives you the home buying budget you need.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



Importance of a

Pre-Approval

With a pre-approval in-hand you can shop with the confidence of a cash buyer for your new home.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



Importance of a

Pre-Approval

With pre-approval you're able to **make an immediate offer** the seller will take seriously in a highly competitive real estate market.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



Importance of a

Pre-Approval

Your pre-approval will provide your real estate agent with the financial information they need to **focus your search on homes that you can afford**, saving you both valuable time.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



Importance of a

Pre-Approval

The sooner you close, the sooner you can move in. Pre-approval means your loan application is already in process. Once your offer is accepted you and the seller can expect to **save time and close the deal quickly.**

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



Pre-Qualification vs Pre-Approval

What is a pre-approval?

- Pre-Approval is a detailed, high-resolution, picture of your credit worthiness verified by a full review of your income and assets by an AFN Mortgage Underwriter.
- All that's left for final approval is a satisfactory appraisal, title search and no change in your financial condition prior to closing.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.

Pre-Qualification VS Pre-Approval

What is a pre-approval?

- Going through the pre-approval process helps prevent last-minute issues arising throughout the loan process.
- A pre-approval from AFN puts you and the seller at ease knowing you are financially capable of following through with the purchase of the home.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.

Pre-Qualification vs Pre-Approval

What is a pre-qualification?

- A pre-qualification is a snapshot, a quick review of your income and assets, that provides an estimate of how much house you might afford.
- While neither a pre-qualification nor pre-approval is a guarantee you have a loan, a prequalification doesn't provide any real peace of mind since it is based on estimates and unverified information.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.



A Pre-Approval Gets You One Step Closer To Your Dream Home!

Once you are pre-approved, you can make an offer with confidence. To summarize, here's what you get with a pre-approval that you won't get with a pre-qualification.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.

Why Get Pre-Approved?



Shop With Confidence

Knowing the specific loan amount, you are approved for through a lender allows you to search within your price range.



Fewer Obstacles

With a pre-approval in hand, you have the first step in financing your home out of the way, allowing you to focus on finding the perfect home. Once you find that perfect home, the pre-approval also reduces the possibility of losing the home due to obstacles that may arise throughout the loan process (that can be taken care of during the pre-approval process).



Credibility

Your pre-approval lets the seller know you are financially capable of purchasing the home and following through on your offer. Being a pre-approved buyer in a multiple offer situation could make you stand out above the rest.

A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.

Have questions?
Contact me anytime!

CONTACT NAME



714.831.4000



jsample@afncorp.com



www.afncorp.com/johnsample



10 Pointe Dr, Suite 330, Brea, CA 92821



American
Financial
Network

THANK YOU!



A pre-approval does not constitute a loan commitment or guarantee of a loan. Pre-approval is subject to a satisfactory appraisal, satisfactory title search, and no meaningful change to borrower's financial condition.

Branch NMLS# 237341. American Financial Network, Inc. is licensed by the California Department of Business Oversight under the California Financing Lenders Law License (6038771) and holds a CA Bureau of Real Estate, Real Estate Broker's License (01317581) under Nationwide Mortgage Licensing System (NMLS), unique identifier of 237341. Broker is performing acts for which a license is required. Loans made or arranged pursuant to California Financing Law. Refer to www.nmlsconsumeraccess.org and input NMLS #237341 to see where American Financial Network, Inc. is a licensed lender. In all states, the principal licensed office of American Financial Network, Inc. is 10 Pointe Drive, Suite 330, Brea, CA 92821; Phone: (714) 831-4000 (NMLS ID#237341). This is not an offer for extension of credit or commitment to lend. All loans must satisfy company underwriting guidelines. Not all applicants qualify. Information and pricing are subject to change at any time and without notice. The content in this advertisement is for informational purposes only. Products not available in all areas.