

## What is a Custom Construction Loan?

Construction Financing allows you to build the home of your dreams on a lot that you already own or a lot to be purchased which can be included in the construction financing. Our construction financing offers less paperwork for you, easy builder approval, in house architectural review, and the popular one time close feature.



## HOW DO I QUALIFY?

- Up to 80% Total Loan to Cost, includes:
  - Current Value of lot and/or Existing Home
  - Construction Costs
  - Interest Reserves
  - Construction Contingency
  - Closing Costs
- Equity in land and/or home can be used as your "Down Payment" for no cash required at closing
- Available with 680+ Credit Score
- Must provide proof of Income and Assets
- Owner Occupied Homes Only
- Your home builder must also be approved, this includes reviewing their insurance, licenses, contract and credit history.

## CONSTRUCTION LOAN DETAILS

- Financing for New Construction, Rebuilds, Remodeling, Additions and Renovations
- Price of Lot Purchase can be included with the loan
- Lots must be finished and ready to build
- One Time Closing: no re-qualifying or second set of closing costs for your permanent loan
- Loan can include Interest Reserves so no Payments due during construction phase
- Loan can include Construction Contingency Reserves which provides Peace of Mind for cost overruns and changes to your plan

**REAL** LOANS  
PEOPLE  
ESTATE

## HOW DO I APPLY?

Call us at 888-681-0777

or

Apply On-Line at [www.CliftonServices.com](http://www.CliftonServices.com)

or

Email us at [Mortgages@CliftonServices.com](mailto:Mortgages@CliftonServices.com)



[WWW.CLIFTONSERVICES.COM](http://WWW.CLIFTONSERVICES.COM)

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Clifton Financial Services, Inc is an Equal Housing Lender

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CO Disclosure: Check the license status of your mortgage loan originator at <http://www.dora.state.co.us/real-estate/index.htm>

