






HOME BUYING GUIDE: **LENDERS AND LOAN PRE-APPROVAL**

Understanding lenders and loan pre-approval processes is crucial when embarking on the journey to homeownership. Whether you're a first-time buyer or an experienced one, gaining insight into these components empowers you to make informed decisions. The mortgage pre-approval process not only clarifies your budget but also enhances your negotiation capacity with sellers and involves submitting your financial information to multiple lenders.

Local Sacramento lenders offer competitive rates and personalized service. A vital part of this is distinguishing between pre-approval and pre-qualification, with pre-approval being more rigorous.

Down payment assistance programs, such as CalHFA's MyHome Assistance, offer financial support for those struggling with upfront costs, making these programs worth exploring for potential buyers.



-  CalHFA offers first mortgage and down payment assistance.
-  Pre-approval clarifies budget and strengthens bargaining power.
-  Local lenders provide competitive rates and personalized service.
-  Understand the distinction between pre-approval and pre-qualification.
-  Down payment assistance programs like MyHome are available.



Kellogg Family Real Estate Team
KelloggFamilyRealEstate.com



CA DRE # 01150953, 02023430, 02023431

Not intended as a solicitation if your property is already listed by another broker.

©2025 Coldwell Banker. All Rights Reserved. Coldwell Banker and the CB logo are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker System fully supports the principles of the Fair Housing Act and the Equal Opportunity Act