

-- The 8 step First Home Buyer Success Strategy --

Step 1: Know Your Borrowing Power

Before you start house-hunting, you need real clarity on what you can borrow, and from whom. This isn't just about the biggest number; it's about finding a strategy that fits your lifestyle, goals, and long-term plans. Many buyers I work with get in with as little as 2 to 5 percent deposit.

Step 2: Define your target

This is where many first home buyers get stuck—scrolling through endless listings, visiting properties that don't fit, talking to agents but not hearing back and feeling overwhelmed by too many options.

To succeed in a competitive market, you need to be crystal clear on your property specifics. What are the features you want, the orientation, what are your "nice to have's" and your non negotiables.

Step 3: Select your team

Buying your first home isn't a solo mission. You need the right people in your corner—your **A-Team**—to guide you through the tricky parts like lender policy and sales contracts, protect you from costly mistakes, and give you confidence every step of the way.

Step 4: Get finance ready

This is your pre approval, the confirmation from a lender you are good to go. The piece of paper that gives you the confidence to make offers or bid at auctions.

Step 5: Property research strategy

The exciting part: the actual searching for properties. But here's the trap: if you just rely on scrolling through listings at random, you'll feel like you're drowning in options.

A successful FHB plan has a well-defined search. Drawing on the details from step 2, you will have clarity when it comes to property specifics and agent communication.

Step 6: Securing the property

This step teaches you how to secure a property like a pro. What do you ask the real estate agent, what are the things you DO NOT tell them and how do you structure your offer. Especially to lock in the property prior to auction.

Step 7: Approval, settlement & keys

You have done the hard work of getting a pre approval and finding and securing a property. Now it is time for your team to do their magic. Making sure the contract is water tight and getting your formal / unconditional approval.

Step 8: Post settlement

This might not seem important but you might still have questions. How does my offset account work, when will my first payment need to be made? We are here to support you and make sure you get your questions answered.

Your First Home Buyer Success Strategy

8-Step Roadmap to Owning Your First Home!



> [Book your free Home Buyer Action Plan \(15 Min Phone Call\)](#)

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