

Queensland Housing Finance Loan

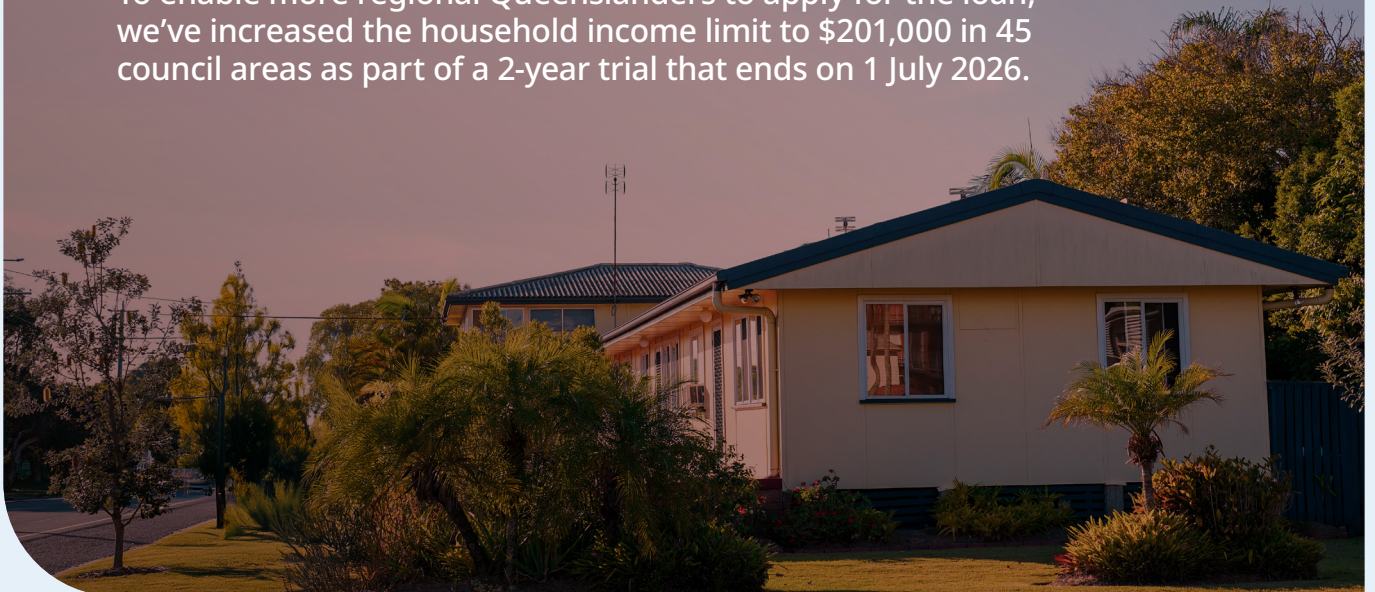
REGIONAL TRIAL 

Home loan for regional Queenslanders

If you are struggling to save the deposit needed to get a loan from a bank, you may be able to get a Queensland Housing Finance Loan from the Queensland Government.

You can use this loan to build a house or buy an established house, unit, townhouse or duplex.

To enable more regional Queenslanders to apply for the loan, we've increased the household income limit to \$201,000 in 45 council areas as part of a 2-year trial that ends on 1 July 2026.



Who can apply

To be eligible for this loan, you must:

- be a citizen or permanent resident of Australia
- live in one of the 45 eligible council areas
- not own or part-own another property
- have a gross (before tax) annual household income up to \$201,000
- intend to live in the home
- be able to repay the loan without hardship, including having:
 - a good credit history
 - no significant debts
 - a regular savings history
 - savings to cover the loan deposit and other homebuying costs
- have earning potential for the term of the loan.

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Government

Loan at a glance

Basics

Loan amount	Up to the maximum amount you can afford to borrow, as calculated by us.
Loan term	Depends on circumstances (e.g. your age); maximum term is 30 years.
Repayment type	Principal and interest
Interest rate type	Variable or fixed
Loan security	We take a registered mortgage over your home (allowing us to sell things you own to recover the loan, if necessary).

Rates and fees

Application fee	\$817.56. This fee increases on July 1 each year, in line with the consumer price index (CPI).
Minimum deposit	2% of the property's purchase price or the difference between the maximum loan you're eligible for and the property's purchase price (whichever is higher).
Interest rate (p.a.)	Both standard fixed rate and variable rate options are available.
Repayment amount	Your repayments will be up to 35% of your gross (before tax) monthly household income at the start of the loan. However, they may increase if the interest rate goes up.
Account keeping fees	\$0
Direct debit dishonour fee	\$19.58

Features and benefits

Repayment frequency	Weekly, fortnightly, or monthly
Extra repayments allowed	Yes
Lender's mortgage insurance	Not required
Hardship assistance	Yes (e.g. interest-only payments for a set period)
Financial advice rebate	\$100—if your loan application is approved.
Offset account	No
Redraw facility	No
Increase loan	No—but you have the option to refinance your home loan.
Line of credit	No

Eligible local councils

Balonne, Banana, Barcaldine, Barcoo, Blackall-Tambo, Boulia, Bulloo, Burke, Burdekin, Carpentaria, Cassowary Coast, Central Highlands, Charters Towers, Cloncurry, Cook, Croydon, Diamantina, Douglas, Etheridge, Flinders, Gladstone, Goondiwindi, Gympie, Hinchinbrook, Isaac, Livingstone, Lockyer Valley, Longreach, McKinlay, Maranoa, Mareeba, Mount Isa, Murweh, North Burnett, Paroo, Quilpie, Richmond, Scenic Rim, Somerset, South Burnett, Southern Downs, Tablelands, Western Downs, Whitsunday, Winton.

Call to check your eligibility

To find out whether you're eligible for a Queensland Housing Finance Loan, call us on:

- **Phone:** 1300 654 322 (Monday – Friday, 8.30am – 4.30pm)

It takes 15–20 minutes for us to confirm your eligibility. You can speed up the process by having information handy about all the applicants':

- income
- savings
- debts.

What next?

If you're eligible for a loan and accept the department's offer, we'll send you an application package.

You'll then have 3 months to read, fill-in, sign, and return the application paperwork to us.

First Home Owner Grant

If you're buying or building a new home, you could be eligible for the Queensland First Home Owner Grant. This Queensland Government initiative helps first-home owners get their new home sooner.

- **Online:** qro.qld.gov.au/first-home-grant

More information

- **Phone:** 1300 654 322 (Monday – Friday, 8.30am – 4.30pm)
- **Email:** hscsloaninformation@housing.qld.gov.au

Scan QR code to learn more



- **Post:**
 - Loans and Debt Management
 - Department of Housing and Public Works
 - GPO Box 690
 - BRISBANE QLD 4001