

The First Home Scheme, a €400m fund set up to help First-Time Buyers to bridge the gap between their mortgage, deposit and the price of a new home as part of the Government's Housing for All strategy, has published its latest quarterly progress report.

The Scheme is a joint venture between the State and three banks, currently AIB (including subsidiaries EBS and Haven), BOI and Permanent TSB, and remains open to other authorised mortgage lenders in the Irish market to join the scheme.

Highlights

As at end March 2023, the Scheme's key metrics are as follows:



3,556

registrations of interest on firsthomescheme.ie



1,627

applications received*

*There is a time lag between applications received and approved



1,336

buyers have been approved by the Scheme (Eligibility Cert received), allowing them to buy their chosen home (a joint application is counted as one buyer, not two)

All data included covers the period from the First Home's launch on the 7th July 2022 to 31st March 2023



569

contracts issued



257

homes funded



291

applications currently in progress, with qualifying approvals expected to issue shortly



24

number of counties in which buyers have been approved for the scheme



€368k

average purchase price of homes supported by the scheme to-date



€71k

average equity support received by each purchaser to-date (19.3% of the purchase price)



How the First Home Scheme works

The scheme provides financial support to prospective home owners. It does this by providing them with equity funding which in turn allows them to purchase a new home which they would not otherwise be able to afford after combining their available mortgage and deposit.

By bridging the gap between the available mortgage, deposit and the price of the new home, the scheme will make the prospect of home ownership possible for many for the first time.

The scheme is making €400 million available, to facilitate the purchase of up to 8,000 homes over a 5-year period, subject to demand.

First-Time Buyer income	€60,000
Maximum borrowing (4x income from January 1st 2023)	€240,000
Property purchase price	€350,000
Deposit	€35,000 (10% of purchase price)
Maximum that First-Time Buyers can pay without support	€275,000 (€240,000 plus €35,000)
Affordability gap	€75,000 (€350,000 minus €275,000)

Outcome

First Home Scheme can provide €75,000 in return for a 21.4% equity stake in the property

The First Home Scheme can provide a maximum of 30% of the purchase price (20% if the buyer is also using the Help to Buy scheme).

Geographical split

82%

of live* approvals issued have been for buyers in Dublin, Cork, Kildare, Meath and Wicklow, with the remaining

18%

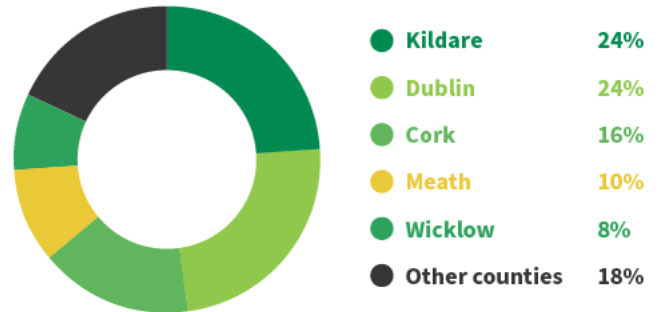
spread across an additional

19

counties throughout Ireland



Breakdown of live* approvals by county

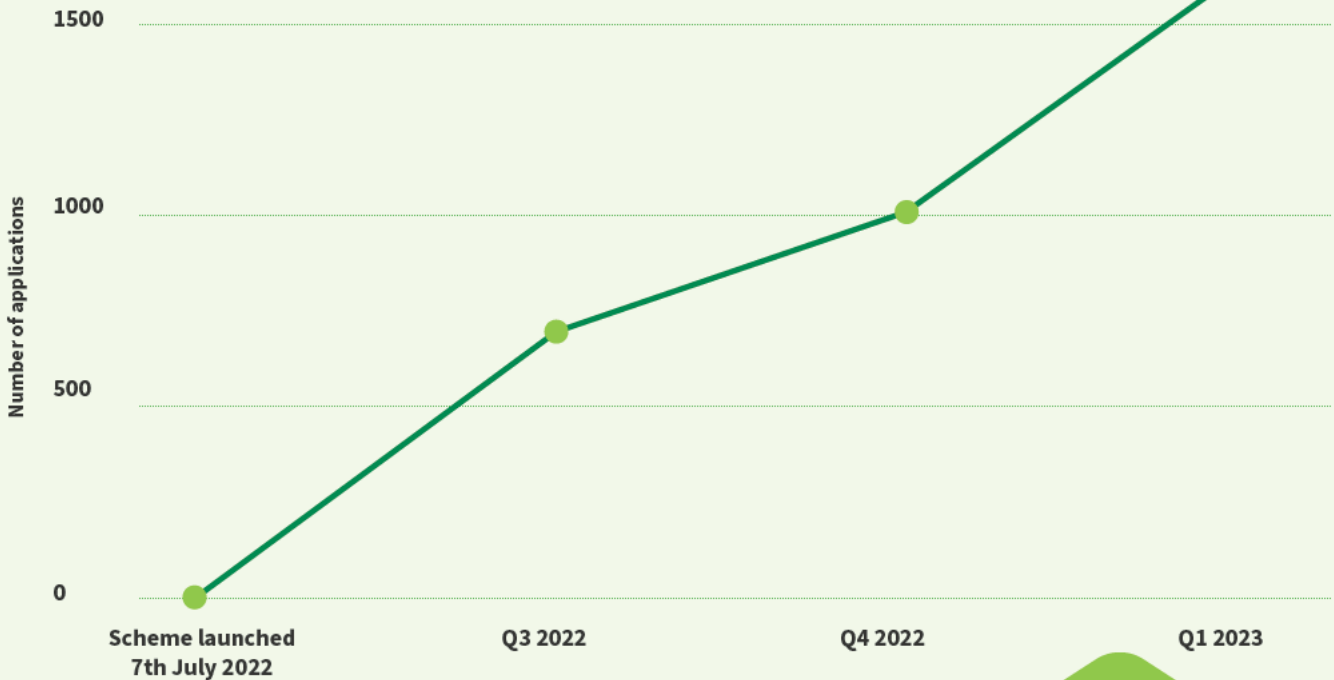


A joint application is counted as one buyer, not two

*A live approval is an approval that has not expired or been withdrawn by the customer. Of the 1,336 approvals that have been provided by the First Home Scheme since launch, 1,190 are currently live.

Strong momentum

Applications received from launch (7th July 2022 to the end of March 2023)



**BRIDGING THE FUNDING GAP
FOR FIRST TIME BUYERS**