

[Financial Institution Name]
[Address]
[City, State, Zip Code]
[Phone Number]

[Date]

To Whom It May Concern,

Subject: Pre-Qualification for Custom Construction Loan

This letter is to confirm that **[Borrower Name(s)]** has been pre-qualified for a custom home construction loan in the amount of **[\$[Loan Amount]** based on a preliminary review of their credit report, income documentation, and financial assets.

Loan Details:

- **Maximum Purchase/Build Price:** \$[Amount]
- **Down Payment Provided:** \$[Amount] / [Percentage]%
- **Loan Type:** [e.g., Construction-to-Permanent]
- **Expiration Date:** [Date]

This pre-qualification is subject to the following conditions:

- Final approval of the builder and construction contract.
- Review and approval of final architectural plans and specifications.
- A satisfactory appraisal of the property and proposed improvements.
- Verification of clear title and required building permits.
- No material change in the borrower's financial condition or credit status prior to closing.

We are prepared to move forward with the formal application process once a builder and site have been selected.

Sincerely,

[Loan Officer Name]
[Title]
[NMLS Number]