

Date: [Insert Date]

To: [Builder Name/Sales Office]

Property: [Lot Number / Address / Subdivision]

RE: LETTER OF PRE-APPROVAL

To Whom It May Concern,

We have completed a comprehensive financial review of the following applicant(s):

Borrower(s): [Insert Name(s)]

Based on our analysis of their credit report, income documentation, and available assets, they are pre-approved for the purchase of a turnkey new construction home with the following terms:

- **Purchase Price:** Up to \$[Insert Amount]
- **Loan Type:** [Insert Loan Type - e.g., Conventional, FHA, VA]
- **Down Payment:** [Insert Percentage or Amount]

This pre-approval is specifically issued for a turnkey property, acknowledging that the home will be completed by the builder prior to closing. This commitment is subject to the following conditions:

1. Satisfactory appraisal of the completed subject property.
2. Final inspection and certificate of occupancy.
3. No material change in the borrowers' financial condition or credit score.
4. Clear title and valid homeowners insurance.

We are familiar with [Builder Name]'s reputation and look forward to a smooth closing once construction is complete.

Sincerely,

[Loan Officer Name]

[Title]

[NMLS Number]

[Lending Institution Name]

[Phone Number]

[Email Address]