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## **Ballarat first home buyers can look forward to 1 July**

First home buyers in Ballarat who purchase a new home from 1 July can look forward to saving an average of \$9282 more than those purchasing an existing home.

Reforms to the First Home Owner Grant are expected to boost the housing market in Ballarat as more first time buyers take the plunge to capitalise on the bonuses and stamp duty savings.

Master Builders Deputy Executive Director Radley de Silva said that targeting the grant to newly constructed homes would give residential builders in the region a much needed boost and support jobs.

“Construction in Ballarat has been dropping in recent years and measures like this will help stimulate new activity,” Mr de Silva said.

Those buying a new house off-the-plan in the Ballarat region will now receive an average of \$11,178 in stamp duty discounts and bonuses - up from \$7883.50 (a difference of \$3294.50).

“Incentivising first home buyers to purchase newly constructed homes is a win-win situation for the local economy. More people will be able to afford a home and more builders will remain viable,” said Mr de Silva

“These initiatives will help our industry to rebound, support local businesses and stimulate investment in the community.”

Ballarat builder David Moyle from Ballarat Construction Management welcomed the reforms.

“Ballarat builders have been working hard against the downward trend plaguing the home building market and are wary of the fragile economy, he said.

“These reforms are a welcome boost to the local building industry.”

The State Government announced the reforms to the First Home Owner Grant in April. First home buyers will receive a \$10,000 grant when purchasing a new home from 1 July valued less than \$750,000. Their stamp duty concessions will also rise for properties valued up to \$600,000 from 30 to 40 per cent, followed by another increase to 50 per cent in September 2014.

## **FAST FACTS**

- The value of the new domestic building permits issued in Ballarat for the year to March 2013 dropped \$21.1 million to \$204.4 million.
- The number of new domestic building permits issued was down 3 per cent from 1221 for the year to March 2012 to 1177 for the year to March 2013.
- The median house price in Ballarat is \$275,000.
- The median vacant residential block price is \$131,500.

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