AFFORDABLE HOUSING PROGRAMME(AHP) FAQs

1. Who is eligible for Affordable Housing Loans?

- Customers with a monthly salary
- Workplace banking customers
- Diaspora customers (Kenyan Citizens residing abroad)
- Other existing incomes from a steady, reliable and determined source e.g. Consultancy (Excluding Rental Income)

2. What products qualify for the concession?

- Purchase/Home Loan up to 105% financing
- Buy and Build Loan
- Construction Loan
- NCBA Easy build (Design & Build)
- Mortgage Transfer/Buyout
- Director's Mortgage for owner occupation

3. What will be the loan limits under AHP?

Loans will be capped at KES. 10.5 million across the country to borrowers whose monthly household income does not exceed KES 1,000,000.

*Where applicants apply jointly and repayment is expected from both incomes, then the combined gross income must not exceed KES 1,000,000.

4. What is the applicable facility fee?

The applicable facility fee is 1.5%.

*This is a non-refundable one-off fee to be collected at return of the signed Offer Letter.

5. What is the applicable tenor?

The applicable term will be 25 years subject to retirement age.

6. What is the applicable interest rate?

Fixed rate for the full loan tenor as below;
9.5% for loan tenors up to 20 Years
9.9% for loan tenors above 20 Years

7. Do customers not banking with NCBA qualify?

Yes. We will review your account statements from your Bank for the purpose of appraising you for the loan. However, upon your mortgage loan approval and return on letter of offer, you will be required to channel your salary/ income to NCBA.

8. What are some of the benefits for accessing funds under the AHP?

- Borrowers are able to access long-term home loans leading to lower monthly repayments thus improved disposable income, and customers are able to match their rents to mortgage repayments.
- The mortgage carries a fixed interest rate for the entire duration, so the monthly instalment never changes.
- Once locked in, the interest rate does not fluctuate with market conditions.
- We will finance a property of your choice across the country.
- Flexibility to select the professionals to work with i.e. Lawyers and Valuers for security perfection.
- Access to building plans and full professional services so that you can build your house without stress.
- 9 months' moratorium during construction period (You only pay interest on amounts disbursed to you).
- Joint mortgages with a spouse accepted subject to maximum household income of KES. 1,000,000
- Lumpsum and early repayment accepted at No Penalty or extra charges.

9. Is the product available in FCY (Foreign Currencies)?

The product is available in KES (Kenya Shillings) only.

10. Are we restricted to Government projects?

Affordable Housing Financing is open to both Private and Government developers. You have the freedom to select a property of your choice.

11. I am interested. How do I get started?

Step One: Talk to us and using your income documents, we will advise on an indicative mortgage loan amount.

Step Two: Identify a property of your choice. Our monthly property listings and bus tours are also available in the event you need support in identifying a suitable property.

Step Three: Once settled on a property of your choice, submit your mortgage application