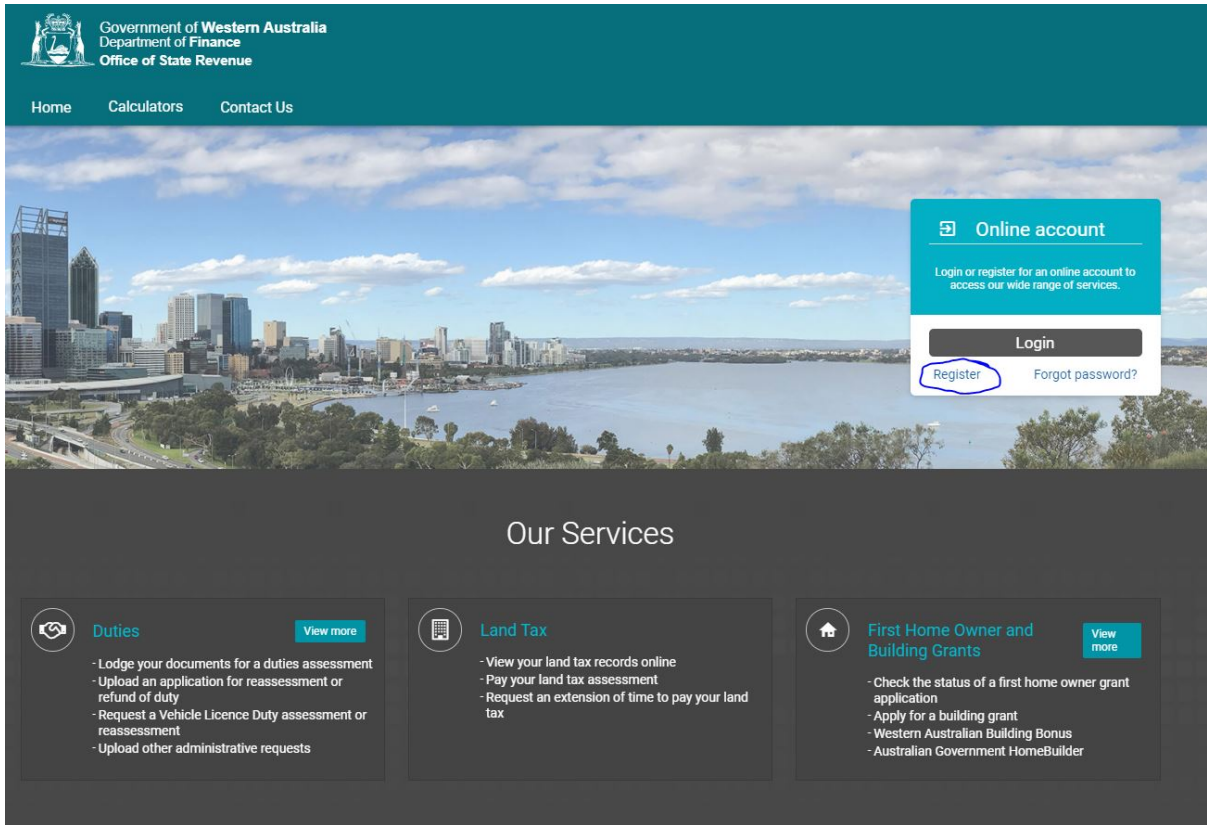


Step by step guide to applying for a HomeBuilder Grant

Go to the below website:

<https://apps.osr.wa.gov.au/portal/0/home;jsessionid=4EHfSvnxwDA9JagOQWJUQldzzEeXQPbFKqNgLiSXcByJmDINRtjc!411277319>



Click 'Register'

Input your NAME, FAMILY NAME and EMAIL ADDRESS then click the I'm not a robot box.

Check you email

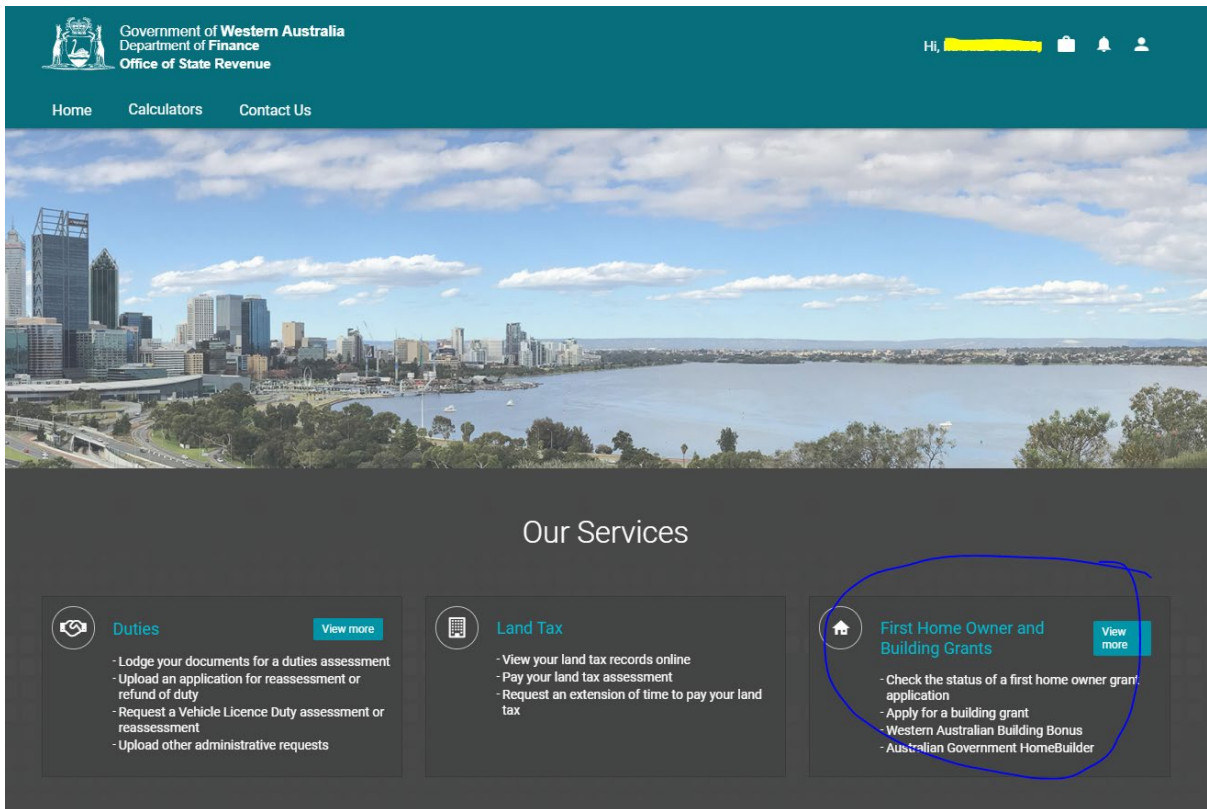
You should get an email similar to the below:

We received a request to create an Online Services Portal account using this email address.
To continue with the process, please click the button below or copy the URL into your browser.

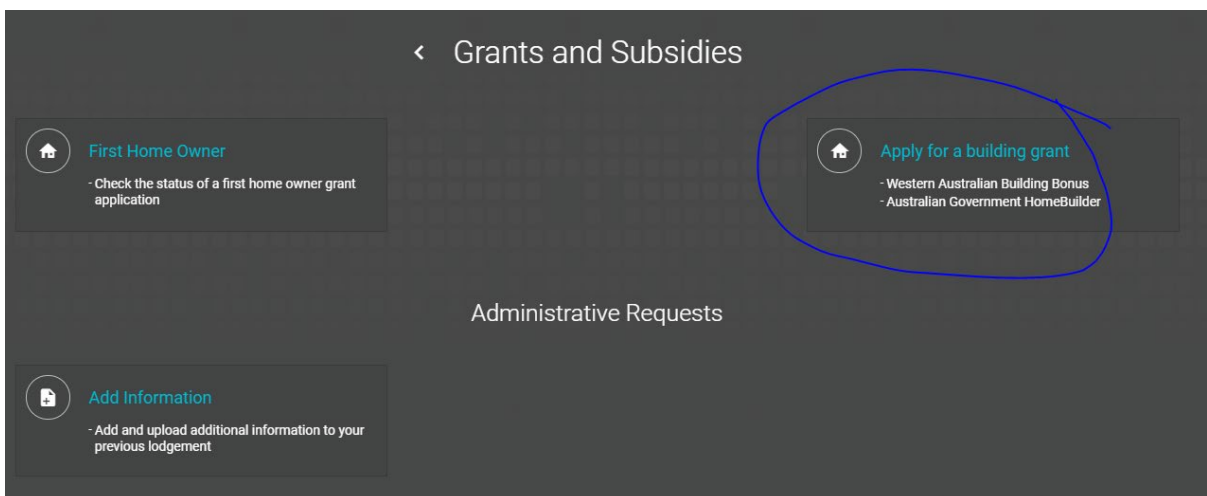
CONTINUE

<https://apps.osr.wa.gov.au:443/portal/0/home?token=FAA121DF4B9271613D4F3BBD82F62F7547199481F586692ED0F54C3C128783>

Click the CONTINUE button, you will be redirected back to the Department of Finance Website.



Click on the FIRST HOME OWNER AND BUILDING GRANTS button



Choose APPLY FOR A BUILDING GRANT

The below form will appear – Choose OFF-THE-PLAN CONTRACT TO PURCHASE A NEW HOME under the Australian Government HomeBuilder \$25,000 section

Apply for a Building Grant

Application Overview

ⓘ For more information about eligibility for the grants please click on [Building Bonus](#) or [HomeBuilder](#).

ⓘ Selecting a scheme below will enable or disable the other schemes based on the eligibility rules for the various schemes.

Western Australian Building Bonus \$20,000

- New detached home on vacant land
- Owner builder – New detached home on vacant land
- Off-the-plan contract to purchase in a single tier development

Australian Government HomeBuilder \$25,000

- Comprehensive home building contract to build a new home
- Substantial renovation contract
- Off-the-plan contract to purchase a new home

Fill in your Transaction details by ticking YES or NO or typing in the appropriate answer. Construction Commenced October 30 2020.

Transaction Details

Are you or will you be the sole owner of the property as listed on the certificate of title? Yes No

If you are applying as a couple please select NO

Is each applicant a natural person (not a company or trust)? Yes No

Is each applicant aged 18 years or older on the contract date? Yes No

Is each applicant an Australian Citizen? Yes No

Will each applicant live in the home as their principal place of residence for a continuous period of at least 6 months on completion of construction, renovation or settlement? Yes No

Is this the first time each applicant (or applicants) will receive the HomeBuilder grant in relation to any property owned individually or jointly with another person in any Australian state or territory? Yes No

Is this the first time an application for the HomeBuilder grant has been made in relation to the home that is the subject of this application? Yes No

Did each applicant enter into the contract at arm's length, freely and independently of each other and without influence? Yes No

What is the total value of the property under the sales contract? \$

On what date was the sales contract signed?

On what date did construction commence?

Leave Blank If Construction Not Yet Commenced

Are you or will you be registered on the certificate of title as the owner of the property by 31 October 2022? Yes No

Property Details – Leave blank

Property Details

ⓘ Please record address details in the relevant sections, if available and known

Register Number

Certificate of Title (Volume/Folio)

Plan/Diagram

Strata

Address

Interest Parties section – Click the + sign to the right of Applicant(s)

Interested Parties

Applicant(s)
+

The below will pop-up, fill in the appropriate details and click SAVE

Party Details

* Type

* Acting in capacity as a Natural Person Trustee Custodian Administrator Executor

* Family Name

Given Name(s)

* Address

* Email Address

Upload Supporting Documents – Click CHOOSE FILE and upload your sales contract and the Builders Registration/Licence sent to you. None of the Optional Documents are needed.

Upload Supporting Documents

Required Documents

ⓘ The following documents are the minimum required to allow you to lodge your electronic application for the selected Housing Grant(s). Please upload all documents that you have available to you at this point in time.

- Builders Registration/Licence - Copy of the builder's registration/licence, issued on or before 4 June 2020
- Sales Contract - Sales contract signed between 4 June 2020 and 31 December 2020 to purchase a new home off-the-plan

Optional Documents

ⓘ The following list of documents are documents you MAY need to provide to allow RevenueWA to fully process your application. The documents with REQUIRED BEFORE PAYMENT in the label will be required before payment can be made.

- Arms Length Declaration - If there is a relationship between the applicant(s) and builder, a declaration clarifying that the parties dealt with each other at arm's length, freely and independently of each other and without influence
- Certificate of Title (REQUIRED BEFORE PAYMENT) - A copy of Certificate of Title
- Evidence of Construction (REQUIRED BEFORE PAYMENT) - Evidence of when construction commenced (statement from builder that significant earthworks, excavations or physical building works have commenced)
- Evidence of Electronic Signing - Evidence of signing documents electronically, for example a Docusign certificate of completion
- Evidence of Foundations (REQUIRED BEFORE PAYMENT) - Evidence of laying of foundations (invoices from builder/contractor)
- Other Supporting Docs - Other Supporting Docs
- Payment Receipts (REQUIRED BEFORE PAYMENT) - Copy of invoice and receipt showing deposit payment for an off-the-plan purchase has been made

Document type (max 10 MB) No file chosen

Document type	File name
No data to display.	

Payment Details – Input your appropriate payment details, then click LODGE

Payment Details

BSB No.

Bank Name

Branch Name

Account Number

Account Name

Does this account belong to someone who is not an applicant? Yes No

Lodge

Cancel Save for later

Your application is then complete.

All the information contained above is from the applicable Western Australian Government website[<https://apps.osr.wa.gov.au/portal/0/home;jsessionid=4EHfSvnxwDA9JagQQWJUQldzzEeXQPbFKqNqLiSxcByJmDINRtjc!411277319>] as at [27 November 2020]. Iris Residential is not responsible for the accuracy of this information. All purchasers should rely on their own enquiries and should refer to the website to ensure that their applications are made properly and as required are requirements maybe subject to change.

Iris Residential notes that in accordance with the information set out in <https://www.wa.gov.au/service/financial-management/taxation-and-duty/apply-the-plan-duty-rebate> there is 36 months form the date of entering the contract for construction to be completed. In the event that the construction takes longer then you can apply to the Commissioner to extend the timeframe for completion of construction.