

Listing Facts, Q & A, Improvements

School House Highlights

Sealed Crawl Space - National Green Building Standard Certification -
\$14,000 Housing Subsidy - Included Home Inspection Report

Q: What does a National Green Building Standard certification mean?

A: The house is REALLY energy efficient! It was built with efficiency products and building standards that are above what a normal house is built with.

Q: What does that \$14,000 subsidy mean and where does the money come from?

A: In short, it means that the buyer will essentially have their offer price reduced by \$14,000. When the house was originally built by Habitat for Humanity in 2017, to make it even more affordable Orange County and Habitat added \$14,000 in subsidies to the house that always carries over to the next buyer.

Q: Why is a sealed crawl space such a big deal?

A: In short, it keeps humidity in the crawl space at a very low level. This has a positive effect on the interior of the home. Also, this is a feature you just do not see at homes in this price range.

Q: Why does the buyer household income have to be below 80%?

A: To help keep the home forever affordable and the buyer to be able to take advantage of the subsidies. While this is no longer a home in the Habitat for Humanity program, this is a requirement due to the 99 year deed restrictions from when the home was originally purchased and sold within the Habitat program.

