

How to Buy Before You Sell With a Bridge Loan

How to Buy Your Next Home Without a Contingent Offer

What is a Bridge Loan?



A **bridge loan** lets you access the equity in your current home in order **to buy your next home** before selling your existing one.

How a Bridge Loan Works

1

Tap into existing equity from your current home for the down payment on your new home.



2

Purchase your new home **before listing your old one**, with no contingency.



3

Position for the offer, not the first offer



Why Choose a Bridge Loan?

- ✓ Stronger Offers
- ✓ No Contingency Offers
- ✓ Move on Your Timeline
- ✓ Buy low, sell high for top dollar
- ✓ Keep strangers out of your home
- ✓ Reduce pressure and timing risks

Call 972.440.2150



Bridge Loan Calculator

Free Equity Estimate
chlending.com/bridge-loans



SCAN ME

Competitive Home Lending NMLS #1047944

Your Path to Buying Before You Sell

A simple step-by-step plan to move without timing pressure



Check Your Estimated Equity

Understand how much you can access from your current home

→ Bridge Loan Calculator chlending.com/bridge-loans



Request Your Free Loan Summary

See your options clearly—no credit pull required

→ Get your custom scenario chlending.com/closing-costs



Verify & Get Pre-Qualified

We structure your loan and prepare your approval chlending.com/apply-now

→ Receive your Competitive Home Lending Qualification Letter



Start Shopping With Confidence

Make offers without a home sale contingency

→ Stronger offers. Better positioning.



Close First, Then Sell on Your Terms

Secure your new home before listing your current one

→ Position for the best offer, **not the first offer**

Move forward with clarity—not
pressure

No rushing. No guesswork. Just a clear plan.



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