



JOHN HOUSTON
HOMES

Book a Tour



Let's build your dream home

ON NEW BUILDS. INQUIRE FOR FULL DETAILS*

SUMMER SAVINGS

4.99%
FIXED RATE*

**PLUS UP TO
\$25,000**
IN DESIGN
CENTER CASH
TERMS APPLY*



CONV APR: 5.106% | FHA APR: 5.825% | VA APR: 5.382%



Offer valid from August 1, 2026, through August 31, 2026, on build jobs done in conjunction with Trinity Oaks Mortgage and Precise Title, affiliates of John Houston Homes. Offer not valid on homes already sold or under contract. Prices and offers are subject to change. Promotion offers a 4.99% fixed rate plus up to \$25K in design center cash on builds. VA Loan APR 5.382% with a minimum FICO score of 680 and 0% down payment for eligible veterans. FHA Loan APR 5.825% with a minimum FICO score of 680 and 3.5% down payment. Conventional Loan APR 5.106% with a minimum FICO score of 780 and 20% down payment. APR calculations assume a sales price of \$500,000 and escrow account for taxes and insurance. Waiving escrows will incur additional charges. Must contract on a build by August 31 to receive 4.99% Fixed Rate. The loan must close and fund within 30 days of home completion. Please speak with a sales manager for more details on which floor plans qualify. Cannot be combined with other incentives. Offer not available for Townhomes. Offer valid on new loan applications with Trinity Oaks Mortgage in conjunction with a John Houston Home purchase. Total seller credit may be limited by agency restrictions based on your specific loan product and terms. In no situation may credits exceed actual closing costs and prepaids. Any excessive credits are forfeited and cannot be redeemed for cash or other incentives. Consult your Loan Advisor for more details. This is not a commitment to lend, extend credit, or guarantee loan approval. Interest rates and products are subject to change without notice and may or may not be available at the time of loan commitment or lock-in. Not all loan products are available in all states. Equal Housing Opportunity. Trinity Oaks Mortgage LLC, NMLS#1443326. Corporate Address: 421 Century Way, Suite 100, Red Oak, TX 75154. Call: 866.429.5010. For additional licensing information, please visit www.nmlsconsumeraccess.org

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