NRAS via QAHC

Specialised Property Investments

How does NRAS work for the Investor

(FaHCSIA) assesses properties for NRAS Endorsement. When endorsed the result is an annual tax free rental subsidy paid to the property owner as tax certificates (effectively tax free income) at the end of each year.

Queensland Affordable Housing Consortium
A Registered Charity – has made applications on behalf of Property Owners and Developers to the **Department of Families Housing Community Services and Indigenous Affairs (FaHCSIA)** for **National Rent Affordability Scheme (NRAS) Endorsement** for various properties.

Federal requirements relating to volume and operational factors make QAHC an ideal applicant to the Federal Government.

QAHC has already had properties NRAS endorsed in Queensland

$9,140

$6,855 from the Federal Government

$2,285 from the State Government

As the applicant QAHC acts as administrator and puts in place Management Systems to collect and disperse the subsidy and manage the Property for the Investor.

Developers who were well placed to provide suitable property to QAHC to use for the NRAS endorsement.

The Investor

1The Investor Buys the NRAS Endorsed Property.

2The Investor enters into a 10 year head lease with QAHC who then manages the property for them.

3QAHC has established a Very Low Risk Secure Income Stream for owners via insurances and management systems.

4QAHC arranges for tax certificates from the Federal and State Governments to be issues to the investor annually.