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**Testimony in Support of LD 2077
("An Act to Reduce the Cost of Purchasing a Home by Providing Grants to Reduce
Mortgage Rates")**

**J. Andrew Cashman on behalf of the Maine Association of REALTORS®
January 22, 2026**

Senator Curry, Representative Gere and members of the Joint Standing Committee on Housing and Economic Development, my name is Andy Cashman. I am the Founder of Resolve Government Relations. We represent the Maine Association of REALTORS®, a professional trade association established in 1936 with over 6,500 members statewide. REALTORS® protect private property rights, build Maine communities, and grow our state's economy. Our members represent buyers and sellers involved in both residential and commercial real estate transactions. Our membership also includes industry affiliates, such as lenders, closing agents, title agents, appraisers, building inspectors, surveyors, etc. The Maine Association is chartered by the National Association of REALTORS® (NAR), the largest trade association in the country.

The Maine Association of REALTORS® supports LD 2077 which would enable Maine State Housing Authority (MSHA) to provide grants up to \$15,000 to low and moderate income Mainers to decrease the rate of a mortgage for the purchase of their primary, single-family residence. This builds on existing programs allowing MSHA to refinance existing loans to lower payments or make home improvements, and to get a tax deduction for private mortgage insurance.

Complex affordability and inventory challenges in Maine has created significant hurdles for existing and prospective homeowners to purchase and keep their homes. LD 2077 would help prospective buyers in a financially moderate way that could be just enough to enable them to more readily pursue homeownership.

MAR encourages public support of homeownership and real estate investments through state advantages. We support tax deductions, credits, and grants that encourage private investment in real estate and homeownership.

The Maine Association of REALTORS® continues to support legislative measures and initiatives that serve to increase the availability and affordability of housing. Property ownership inspires a deep sense of personal accomplishment and fosters community involvement which contributes to economic stability and self-sufficiency. LD 2077 would support this notion and we respectfully urge you to vote Ought to Pass. Thank you for your time and consideration.



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