

## Manufactured Home Loans

The Manufactured Housing market is hot! Manufactured Home properties tend to be more affordable compared to standard Single-Family homes and the price points have made these properties attractive to prospective buyers.



### FHA

- 500 minimum qualifying FICO score
- Singlewide, Doublewide & Triplewide units allowed
- Purchase/Rate-Term up to 96.5 LTV and Cash Out up to 80 LTV
- Manual Underwrites Allowed
- Real Property Conversion allowed at closing
- Not previously installed or occupied at another site
- **Exempt from ATR Points/Fees Test!**
- Primary residence only
- **No pricing adjuster for Manufactured Home Property Type!**
- Home must have been constructed AFTER June 15, 1976

### USDA

- 550 minimum qualifying FICO score
- Singlewide, Doublewide & Triplewide units allowed
- Purchase up to 100% LTV
- Home must be a 2006 model or newer
- Manual Underwrite Required. Max DTI 29/41
- Real Property Conversion allowed at closing
- Not previously installed or occupied at another site
- Home must be located in a USDA eligible rural area
- Primary residence only
- RD Program available in CO, IA, LA, MI, MS, MT, ND, NH, NY, NV, OH, OR, PA, TN, TX, UT, VA, VT, WA, WI, WV and WY.
- **No pricing adjuster for Manufactured Home Property Type!**

### VA

- 500 minimum qualifying FICO score
- Singlewide, Doublewide & Triplewide units allowed
- Purchase, Rate-Term and Cash Out up to 100% LTV
- Manual Underwrites allowed
- Real Property Conversion allowed at closing
- Can be previously installed or occupied at another site
- **Exempt from ATR Points/Fees Test!**
- Primary residence only
- **No pricing adjuster for Manufactured Home Property Type!**
- Home must have been constructed AFTER June 15, 1976

### Conventional

- 620 minimum qualifying FICO score
- Singlewide, Doublewide & Triplewide units allowed
- Home must have been constructed AFTER June 15, 1976
- Purchase/Rate-Term to 95% LTV and Cash Out up to 65% LTV. (Cash Out not allowed on Singlewide)
- Real Property conversion allowed at closing
- Not previously installed or occupied at another site
- Primary residence and 2nd Home allowed
- **Small .50 pricing adjuster for Manufactured Home Property Type**

**CONTACT ME NOW!**