

# CONVENTIONAL MANUFACTURED HOUSING LOANS

Offered in a variety of styles, sizes and layouts, Manufactured Homes tend to be more affordable when compared to traditional stick-built homes, opening up your home buying options.



Manufactured Housing has evolved quite a lot in recent years, and so have the ways homeowners can finance these homes. Offering a solution to the lack of affordable housing, manufactured homes can include high-end materials and features such as granite counter tops, spa style bathrooms, and even custom fireplaces! Because they tend to be more affordable when compared to traditional stick-built homes, manufactured homes can provide the possibility of homeownership to more people.

## GENERAL ELIGIBILITY REQUIREMENTS\* AND HIGHLIGHTS

- 620 minimum qualifying credit score
- Single-wide and multi-wide units permitted
  - Fannie Mae: No age restrictions on single-wide manufactured homes
  - Freddie Mac: If located on an individual lot or in a subdivision, single-wide manufactured homes must have a date of manufacture that is 10 years or less as of the effective date of the appraisal
- Must be at least 12 feet wide and have a minimum of 600 square feet of gross living area
- Must be a one-unit dwelling legally classified as real property
- Purchase (must be owner-occupied) and refinance options\*\*

\*Please note the requirements listed here are not complete. Please refer to guidelines for details.

\*\*No cash out, second homes, or investment properties allowed.

**Ask me about MH Advantage and CHOICEHome!**

These financing options offer additional flexibility when purchasing a manufactured home.

**CONTACT ME TODAY  
TO LEARN MORE!**