



Homebuyer Assistance Program

Housing & Neighborhoods Department
Community Development Division



PURPOSE

To assist first time homebuyers with purchasing a home within the City limits of Raleigh.

SOURCE OF FUNDS

First Mortgage: Participating private sector lending institutions (list available upon request).

Second Mortgage: Federal Home Investment Partnership (HOME) Program funds.

ELIGIBLE PROPERTIES

New or existing single family homes, town homes, and condominiums.

MAXIMUM LOAN

First Mortgage: Maximum for which applicant qualifies through participating private sector lending institution.

Second Mortgage: Up to \$20,000, based on need.

Note: Total loans cannot exceed 100% of appraised value.

TERM/RATE

First Mortgage: Monthly payment based upon 30-year term at market rate.

Second Mortgage: Loan discounts (Principal balance is reduced) on a set schedule and is forgiven after 20 years of owner- occupancy. Conditions apply.

MAXIMUM QUALIFYING INCOME

Family Size	1	2	3	4	5	6	7	8
Max income	\$47,250	\$54,000	\$60,750	\$67,450	\$72,850	\$78,250	\$83,650	\$89,050

ELIGIBLE APPLICANTS

- One year of satisfactory credit prior to application is required.
- Must be unable to qualify for the full amount to purchase a home due to lack of down payment/ closing cost or excessive debt to income ratio, which cannot exceed 43%
- Must not have had an ownership interest in a principal residence within the past three years.
- Must occupy property financed as primary residence.
- Must complete a homebuyer counseling course. The City of Raleigh contracts with DHIC, Inc. to provide homeownership and credit counseling. For more information, contact DHIC at (919) 832-4345.
- Other conditions and restrictions apply.

ADMINISTRATION

An application can be obtained by contacting a participating lender.

Housing & Neighborhoods

421 Fayetteville St. Ste. 1200

Raleigh, NC 27601

For additional information call (919) 996-4330

This is presented for informational purposes only.
Underwriting guidelines and other restrictions may apply.

