

Eligibility Checklist

Find out if Fannie Mae and Freddie Mac's small loan programs are the right fit for you.

MUST HAVES

- 5 or more apartment units
- Minimum loan amount of \$750,000

OCCUPANCY

- 90% physical occupancy for the last 3 months
- Less than 50% student or military tenants
- Less than 50% retail or office space and income
- Less than 5% short term rentals
(Examples include initial lease terms offered less than 6 months and airbnb/vacation rental units)

LOCATION

- Property is located within 100 miles of the borrower
- Property's neighborhood has little to no crime

BORROWER

- 3+ properties owned, with 1 acquired at least 2 years ago
or 1 property owned for at least 5 years
- FICO Score of at least 680
- All borrowers are U.S. citizens residing in the U.S.
- Net worth equal to loan amount
- Liquidity equal to at least 9 monthly payments
(generally ~5% loan amount)