



WINPRIME LENDING

HOMEReady

Home Ownership Made Simpler.

WinPrime Lending now offers a new option for first-time homebuyers – the HomeReady mortgage from Fannie Mae. Here are some of the key advantages:

- Purchase: 1-Unit 95% LTV; Minimum FICO 640
- Limited Refinance: 1-Unit 95% LTV; Minimum FICO 640
- Purchase or Limited Refinance: 2-Unit 85% LTV; Minimum FICO 640
- Max 95% LTV if High Balance loan or non-occupant co-borrower
- Maximum CLTV cannot exceed the maximum LTV unless the subordinate financing meets Fannie Mae Community Seconds requirements
- DU Approve/Eligible under the HomeReady Program
- Borrower Income Limits based on Census tracts. (See Fannie Mae's HomeReady Website)
- No minimum borrower contribution for 1-Unit properties
- Homeownership Education required for at least one borrower for purchase transactions only
- Standard LLPA are waived if greater than 80% LTV and Credit Score is 680 or greater; otherwise, standard LLPA applies up to cap of 1.50%
- MI 85.01 to 95%, 25% coverage; 80.01 to 85%, 12% MI Coverage
- Borrower-paid monthly premium and single/lump sum are eligible; lender-paid not available



Call Now



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www.winprimelending.com



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Program, Rates, Terms subject to change without notice. DRE # 01870337 NMLS # 255994