

First-Time Homebuyer's Quick Reference Guide

Recommended First Step: Contact Neighborhood Housing Services (408.279.2600) for homebuyer education seminar.

City of San Jose - Department of Housing



2010 MAXIMUM INCOME LIMITS	PROGRAM NAME & HIGHLIGHTS	ELIGIBILITY	CONTACT
1 Person--\$ 86,950 2 Person--\$ 99,350 3 Person--\$111,800 4 Person--\$124,200 Etc.	CALIFORNIA HOUSING FINANCE AGENCY (CalHFA) <ul style="list-style-type: none"> Below market interest rate first mortgages and down payment assistance 	<ul style="list-style-type: none"> Minimum FICO credit scores and maximum debt-to-income ratios apply Single-family home, townhouse or approved condominiums only Sales price limits apply Must be a U.S. citizen, green card holder, or qualified alien under the PRWORA of 1996 	For a list of approved lenders go to: www.calhfa.ca.gov CalHFA (916.322.3991)
1 Person--\$ 86,950 2 Person--\$ 99,350 3 Person--\$111,800 4 Person--\$124,200 Etc.	HOUSING TRUST OF SANTA CLARA COUNTY (HTSCC) <ul style="list-style-type: none"> Various down payment assistance programs 	<ul style="list-style-type: none"> Must purchase within Santa Clara County Minimum FICO credit scores and maximum debt-to-income ratios apply Sales price limits apply 	For a list of approved lenders go to: www.htscc.org HTSCC (408.436.3450)
1 or 2 Persons -- \$ 102,500 3 or more Persons- \$ 117,875	MORTGAGE CREDIT CERTIFICATE PROGRAM (MCC) <ul style="list-style-type: none"> Federal tax credit for 15% of the mortgage interest May be combined with other program, except CalHFA. 	<ul style="list-style-type: none"> Sales price limits apply Purchase home within Santa Clara County 	For a list of approved lenders visit: http://oah.sccgov.org Call 408.441.4323 for funding availability.
1 Person--\$ 86,950 2 Person--\$ 99,350 3 Person--\$111,800 4 Person--\$124,200 Etc.	CITY OF SAN JOSE HOUSING DEPARTMENT <ul style="list-style-type: none"> Various down payment assistance programs 	<ul style="list-style-type: none"> Potential borrowers must qualify under the City's underwriting guidelines: www.sjhousing.org/program/HB/Underwriting.pdf 	Feel free to visit www.sjhousing.org for details for call 408.975.4445

NOTE: *Programs and eligibility are subject to change without notice and are subject to availability of funding. Certain programs may not be combined with others.*

To request accommodation or alternative format for City-sponsored meetings, events or printed materials, please contact the Housing Department at 408.535.3860 or 408.294.9337 (TTY) as soon as possible, but at least three business days before the meeting/event. REVISED: June 23, 2010