

income limits



effective January 1, 2019

CHFA Advantagesm

CHFA Preferredsm and CHFA Preferred Plussm

CHFA SmartStepsm, CHFA SmartStep plussm, CHFA SmartStep 203k, and CHFA SmartStep Plus 203k

CHFA SectionEightsm Homeownership and CHFA SectionEightsm Homeownership Plus

These programs have a statewide income limit of \$115,600, regardless of county, targeted or non-targeted area, or household size.

Borrower(s) income may not exceed:

county	income limit
All Colorado Counties	\$115,600

CHFA will accept the qualifying income utilized by the Participating Lender for determining borrower eligibility for the mortgage loan type in compliance with FHA, VA, USDA-RD, Fannie Mae, or Freddie Mac, as applicable. Only the income utilized by the Participating Lender for purposes of credit qualifying the borrower(s) will be required for purposes of determining eligibility under CHFA's income limits for these programs.

The maximum loan limit for all mortgage loans under the above-referenced programs is the lower of \$484,350 or the loan limit required by FHA, VA, or USDA-RD, Fannie Mae, or Freddie Mac, as applicable.

CHFA Home Finance

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Grand Junction, CO 81501

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With respect to its programs, services, activities, and employment practices, Colorado Housing and Finance Authority does not discriminate on the basis of race, color, religion, sex, age, national origin, disability, or any other protected classification under federal, state, or local law. Requests for reasonable accommodation, the provision of auxiliary aids, or any complaints alleging violation of this nondiscrimination policy should be directed to the Nondiscrimination Coordinator, 1.800.877.2432, TDD/TTY 800.659.2656, CHFA 1981 Blake Street, Denver CO 80202-1272, available weekdays 8:00am to 5:00pm.



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