



FIRST TIME HOMEBUYERS DOWNPAYMENT ASSISTANCE PROGRAM

Are you looking to purchase your first home?

The City of Methuen's Downpayment Assistance Program may be able to help!!!

The City of Methuen provides no-interest matching loans to be used towards Downpayment and closing costs for eligible applicants purchasing their first home in Methuen. Moderate-income households are eligible for financial assistance. The Downpayment Assistance Program will match dollar for dollar towards Downpayment and closing costs up to \$10,000.00.

PROGRAM REQUIREMENTS

All qualified applicants **must** be first time homebuyers purchasing a single family home in Methuen.

Applicants **must** use the property as their principal residence

The buyer **must** commit a minimum of 3% of the home's purchase price towards the downpayment and closing costs. This amount may come from any source (savings, gift, etc.).

All First Time Homebuyers **must** obtain a valid certificate from an approved homebuyers counseling class before signing the Purchase and Sales Agreement.

The executed Purchase and Sales Agreement **must** state a contingency for the City of Methuen Downpayment Assistance financing.

The loan is in the form of a 0% interest deferred payment loan. Monthly payments are **not** required.

Applicants **must** submit a complete home inspection report (including termite & radon) on the property to be purchased. A home inspection **must** be conducted by a licensed inspector prior to signing the Purchase and Sales Agreement.

An inspector from the Department of Community Development will also conduct an inspection to assure that the unit meets Federal Housing Quality Standards

Please Note:
**The application process will take
6-8 weeks to complete**

INCOME ELIGIBILITY GUIDELINES

All applicants must be moderate income in order to participate in the Program.

Family Size	Max. Household Income
1	\$ 44,950
2	\$ 51,400
3	\$ 57,800
4	\$ 64,200
5	\$ 69,350
6	\$ 74,500

MAXIMUM PURCHASE PRICE

Applicants must be purchasing a home that does not exceed the Max. Purchase Price \$ 362,790

HOW TO APPLY:

The following items must be submitted to the Department of Community Development:

- Completed Application
- Eight Weeks of Pay Stubs for all members of the household
- An executed Purchase & Sales Agreement
- A fully executed Loan agreement from the primary lender
- A copy an appraisal, completed by a licensed appraiser
- A copy of a building inspection report.

For Further information Contact:

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