Fannie Mae®

MH Advantage™

Help homebuyers get the home features they want at a price they can afford

With a shortage of affordable, site-built homes in many parts of the country, manufactured housing (MH) may be a good solution for your aspiring homebuyers. MH Advantage is a new homeownership option that offers innovative and affordable financing on specially designated manufactured homes that feature site-built characteristics.

MH Advantage Appraisal Comparable Selection Requirements

MH Advantage properties are built to meet construction, architectural design, and energy efficiency standards that are more consistent with site-built homes. Accordingly for MH Advantage properties, appraisers must use other MH Advantage properties (homes that have an MH Advantage sticker) for the comparable sales. However, if fewer than three MH Advantage sales are available, then the appraiser must supplement those comparable sales with the best and most appropriate sales available. Such sales must include a minimum of two site-built homes in recognition of the design standards for MH Advantage. There is no requirement to include factory-built home sales that are not MH Advantage.

Mortgage Financing Notice

The manufacturer of this home -identified on its HUD certificate- has determined that its features as of the date of manufacture are consistent with the eligibility requirements of MH Advantage ™, a manufactured housing mortgage loan initiative of Fannie Mae*. To qualify for MH Advantage, the borrower must also meet certain eligibility requirements, and the home must be installed on land owned by the borrower.

For more information please visit:
www.FannieMae.com/MH

Fannie Mae®

Identification Number:

© 2018 Fannie Mae. Trademarks of Fannie Mae.