

B. Rental Income From Subject Property

1. Owner Occupied Loans

Net rental income is calculated using 75% of gross rents, which is added as other income on the application (not subtracted from the proposed payment). Rental income should be documented by signed leases and supported by the appraisal.

AHFC will allow rents from accessory dwelling units to be used for qualifying income. All other program guidelines still apply. If the property is new construction, rents are not allowed on TEP or VMP.