

New York State Homes and Community Renewal (State of New York Mortgage Agency)

<http://www.nyshcr.org/>

First-Lien Mortgage Loans:	<ul style="list-style-type: none"> Homes for Veterans Program Remodel New York Achieving the Dream Construction Incentive Program 	<ul style="list-style-type: none"> Low Interest Rate Program Conventional Plus Program FHA Plus Program
Special Mortgage Purpose Programs Eligible Uses:	Purchase, refinance, rehabilitation, newly constructed energy efficient, manufactured home parks	
Down Payment/ Closing Cost Assistance:	<ul style="list-style-type: none"> State of New York Mortgage Agency's Down Payment Assistance Loans (loan, must be used in combination with a State of New York Mortgage Agency's first mortgage) State of New York Mortgage Agency's Closing Cost Assistance Loans (loan, must be used in combination with a State of New York Mortgage Agency's first mortgage) 	
Targeted Populations/ Special Programs:	First-time homebuyers, active military or veterans	
Mortgage Tax Credit Certificate:	Not offered	
Homeownership Education/Counseling:	Required; HUD approved counselor or Genworth online program. State of New York Mortgage Agency provides link to NYS Coalition for Excellence in Homeownership Education organization to assist borrowers in finding an agency.	
Individual Development Accounts:	Offered; Assets for Independence	

HELPFUL WEB LINKS

New York First Mortgage Programs (including down payment and closing cost assistance)

<http://www.nyshcr.org/Topics/Home/Buyers/SONYMA/SONYMAProductsforFirstTimeHomebuyers.htm>

New York Participating Lenders List

<http://www.nyshcr.org/Topics/Home/Buyers/ParticipatingLenders/>

New York Income Limits

<http://www.nyshcr.org/Topics/Home/IncomeLimitsfornyhomesPrograms.htm>

New York Resources for Lenders

<http://www.nyshcr.org/Topics/Lenders/Lenders/>

New York Interest Rates

<http://www.nyshcr.org/Topics/Home/Buyers/CurrentInterestRatesfor30-YearMortgages.htm>

New York Approved Homebuyer Education

<http://nyscxhe.org/membership/regional-member-agencies/>