

# SINGLE FAMILY REHABILITATION PROGRAM (SFR)

Is your home in disrepair? Do you need a new roof?  
How about new flooring, electrical, plumbing, siding, or windows?

Homeowners whose properties have fallen into disrepair may qualify for up to \$45,000 in assistance from the State of Illinois to improve the health and safety of their homes.



## SFR FAQ

### 1. HOW MUCH CAN I RECEIVE TO REPAIR MY HOME?

You may receive up to \$45,000 for repairs and replacement of costly maintenance items through a forgivable loan. Eligible repairs may include roofing, flooring, electrical, plumbing, and more. A secondary option is available that provides up to \$16,500 to replace or repair only the roof of the home if no other issues are present.

### 2. HOW LONG IS THE FORGIVABLE LOAN TERM?

If you receive up to \$45,000 for repairs to your home, the loan is forgiven in five years. If you receive \$16,500 for a replaced/repaired roof, the loan is forgiven after three years.

### 3. DO I HAVE TO REPAY THE FORGIVABLE LOAN?

No, if you remain in your home for the full loan term you do not have to repay the loan. A portion of the loan is forgiven each month. If the home is sold before the affordability term ends, the unforgiven balance will be due out of net proceeds.

### 4. IS THE PROGRAM OFFERED IN MY AREA?

Visit IHDA's website at [www.IHDA.org](http://www.IHDA.org) to view our list of program partners to see if the program is offered in your area. Contact the organization or municipality and if they have funds available, they will get you started.

### 5. DO I NEED TO OWN MY HOME?

Yes. Your name and all owners of the home must be on title. All owners must also currently live in the home.

### 6. HOW DO I KNOW IF I QUALIFY?

Your total household income must be at or below 80% of the Area Median Income adjusted for household size.

### 7. HOW DO I KNOW IF MY HOME IS ELIGIBLE?

Single-family homes and condominiums are eligible for the program. If you live in a condo, your condo association must approve any repairs that are to be completed on your home. Mobile homes are eligible for the program if they are on a permanent foundation and taxed as real estate. The homeowner must also own the land underneath the mobile home.

**TO LEARN MORE ABOUT THE SFR PROGRAM PLEASE VISIT [WWW.IHDA.ORG](http://WWW.IHDA.ORG)**

