



# Maximum LTV/TLTV/HTLTV Ratio Requirements for Conforming and Super Conforming Mortgages

## PURCHASE AND "NO CASH-OUT" REFINANCE MORTGAGES\*\*

(Fixed-Rate and ARMs)

\*\* See chart below for LTV/TLTV/HTLTV ratios and other requirements for a "no cash-out" refinance of a mortgage currently owned or securitized by Freddie Mac.

<b>Mortgage Purpose and Property Type</b>	<b>Maximum LTV/TLTV/HTLTV Ratio</b>
1-unit Primary Residence	95%
2-unit Primary Residence	85%
3- and 4- unit Primary Residence	80%
Second Home	90%
1-unit Investment Property	85%
2-4 unit Investment Property	75%

## Cash-Out Refinance Mortgages

(Fixed-Rate and ARMs)

<b>Property Type</b>	<b>Maximum LTV/TLTV/HTLTV Ratio</b>
1-unit Primary Residence	80%
2-4 unit Primary Residence	75%
Second Home	75%



Maximum LTV/TLTV/HTLTV ratios for certain mortgage products and property types listed below that vary from those shown above may be found in other sections of the Single-Family Seller Servicer Guide.

- Mortgages secured by a Manufactured Home – [Guide Section 5703.3 \(e\)](#)
- Home Possible® mortgage – [Guide Section 4501.10](#)
- Freddie Mac HomeOne® Mortgages – [Guide Chapter 4605](#)
- Mortgages to borrowers with a credit history that includes a previous mortgage foreclosure or a conveyance of a deed-in-lieu of foreclosure – [Guide Section 5202.5 \(a\)](#)
- Mortgages that use a Streamline Project Review – [Guide Section 5701.4](#)
- Community Land Trust Mortgages – [Guide Section 4502.7](#)
- Freddie Mac Enhanced Relief Refinance Mortgages – [Guide Section 4304.3](#)

Note: Minimum Indicator Score requirements can be found in [Exhibit 25, Mortgages with Risk Class and/or Minimum Indicator Score Requirements](#) .

## Related Resources

[Guide Section 5703.3 \(e\): Mortgages Secured by a Manufactured Home](#)

[Guide Section 4501.10: Home Possible® Mortgage](#)

[Guide Section 5202.5: Adverse or Derogatory Credit Information](#)

[Guide Section 5701.4: Streamlined Reviews](#)