

## Monroe County's First-Time Home Buyers Program

The Monroe County First-Time Home Buyer's Program is operated through a partnership with the Monroe County Commissioners, the Monroe County Affordable Housing Board and participating lenders that have a First Time Home Buyers Program, approved by the Board.

This Program provides a second mortgage loan to eligible, first-time buyers . The guidelines state the rules by which the second mortgages will be awarded.

The Monroe County First-Time Home Buyer Program is conducted in a manner which will not cause discrimination on the basis of race, color, creed, national origin, religion, ancestry, sex, age, handicap or familial status.

## MEDIAN INCOME FOR 2015 Monroe County

<u>1 PERSON</u> \$ 47,100	<u>2 PERSONS</u> \$ 53,900	<u>3 PERSONS</u> \$ 60,600
<u>4 PERSONS</u> \$ 67,300	<u>5 PERSONS</u> \$ 72,750	<u>6 PERSONS</u> \$ 78,100
<u>7 PERSONS</u> \$ 83,500	<u>8 PERSONS</u> \$ 88,900	

For More Information Contact:  
The Redevelopment Authority of  
The County of Monroe

Address:  
15 South Courtland Street  
East Stroudsburg, PA 18301

Phone: 570-421-4300  
Fax: 570-420-9414

## MONROE COUNTY FIRST-TIME HOME BUYERS PROGRAM



Receive up to  
**\$10,000 for**  
**Down Payment**  
or  
**Closing Cost**



Check the guidelines and eligibility requirements that follow, and call your local lender or the Redevelopment Authority for additional requirements and information

## To Be Eligible for this Program You Must:

- Be a First Time Home Buyer;
- Have total household income of less than 100% of Monroe County's median income (see back).
- Use the home as you primary residence.
- Be a United States citizen or resident alien.
- Have good credit standing and the ability to make mortgage payments.
- Complete a home ownership pre-purchase counseling certificate program.



## **Eligible home purchases must:**

- Not exceed maximum home purchase price set by FHA. Limits are subject to change.
- Be owner-occupied, single family home.
- Be located within Monroe County.