

# Mission

The mission of ECHFA is to help alleviate the shortage of affordable homes available to persons of moderate, middle and low income, which will provide them with safe, sanitary and decent housing; and to assist in making capital available for the financing of construction, purchase, reconstruction or rehabilitation of such homes for such persons at interest rates which they can afford.

*Get your key to homeownership.*



Home in progress on this Lot  
2210-A North Tarragona Street



**FOR SALE**  
112 E. Maxwell Street



**SOLD**  
418 West Gadsden Street



Townhomes in progress on this Lot  
48 & 58 North M Street

700 South Palafox Street, Suite 310  
Pensacola, FL 32502

Phone: 850.432.7077  
Fax: 850.438.5205  
[www.escambiahfa.com](http://www.escambiahfa.com)

2/11/19



# URBAN INFILL PROGRAM



**FOR SALE**  
2210 N. Tarragona Street



**SOLD**  
406 East Lloyd Street

**Escambia County Housing  
Finance Authority**

Serving 1st time homebuyers since  
1982!

Tel: 850.432.7077

## Participating Builders & Available Properties

**Bennat, Inc. (850) 232-1267**

**Blue Water Signature Homes, Inc. (850) 450-4656**

**48 North M Street—For Sale**  
**58 North M Street—For Sale**  
**301 Dwight Street—SOLD**  
**309 South 1st Street-SOLD**

**Charter Construction**

**418 West Gadsden Street— SOLD**  
**2210A North Tarragona Street—For Sale**

**Community Action Program Committee, Inc. (850) 679-4817**

**406 East Lloyd Street-SOLD**  
**1192 Heathrow Drive-SOLD**

**Community Enterprise Investments, Inc. (850) 595-6234**

**404 East Lloyd Street—SOLD**

**Handipro-Kleen Services, Inc. (850) 206-0962**

**506 N. D Street—For Sale**  
**804W. Belmont Street—For Sale**  
**416 West Jackson Street-SOLD**  
**415 West Jackson Street-SOLD**  
**417 West Jackson Street—SOLD**  
**508 North A Street—SOLD**

**Mike Motes Builders, LLC (850) 626-3471**

**2210 N. Tarragona Street—For Sale**  
**112 E. Maxwell Street—For Sale**  
**4780 Oakland Drive— SOLD**  
**16 Park Drive —SOLD**  
**1042 Peakview Drive—SOLD**

**Parker Custom Built Homes, Inc. (850) 572-1134**

**1469 Dolphin Road-SOLD**  
**1465 Dolphin Road-SOLD**  
**1681 Eagle Terrace—SOLD**



### Overview

The Escambia County Housing Finance Authority's Urban Infill Program ("Authority", "Escambia HFA" or "ECHFA") targets development or redevelopment of vacant urban "infill" properties with affordable housing for sale to and occupancy by low and moderate income persons/families (based on Authority income limits\*) in Escambia County and the City of Pensacola. These lovely new homes are built by our Participating Builders to be efficient, sustainable, and compatible with surrounding neighborhoods.

Qualifying homebuyers must also be first-time homebuyers unless an exception applies. A first time homebuyer means someone who **has not had a present ownership interest in a principal residence during the last 3 years**. The maximum sales price allowed under the initiative will be controlled by appraised value, but is generally less than \$189,000.

Homebuyers are encouraged, but not required, to utilize the Authority's First Time Homebuyer Program for financing the purchase of these homes. Check us out— we also provide 0% interest down payment assistance loans!

### \*ECHFA Program Income Limits

Non-Targeted Areas:

Family of 1-2: \$65,200  
 Family of 3 +: \$74,980

Targeted Areas:

Family of 1-2: \$78,240  
 Family of 3 +: \$91,280  
 80% AMI: \$52,160 \$1,500  
 50% AMI: \$32,600 \$2,500

### Program Highlights:

ECHFA currently offers 30-Year Fixed Rate Mortgages using our 2012 Single Family (Governmental) Program Option (FHA-insured, VA-guaranteed or USDA-RD) or Freddie Mac HFA (Conventional) Program Option. See our website for current interest rates.

Each Program Option offers a 0%, non-amortizing 30-year Deferred Second Mortgage up to \$7,500\*\*. Discount/Origination Fee any combination not to exceed 1% of the principal loan amount. Freddie Mac allows an Origination Fee not to exceed 1% of the principal loan amount.

Affordable Income Subsidy: Borrowers at or below 80% of the Area Median Income (AMI) Limits as published by Freddie Mac are eligible for an AIS Grant up to \$2,500 (see chart).

\*\*Participating Lenders will provide specific APR information as required by law. Mortgage Rate/APR and DPA Amount may be reset periodically based on market conditions. The Issuer reserves the right to modify terms of the Program at any time.



**Home is progress on this lot**  
**506 North D Street**



**SOLD**  
**1469 Dolphin Road**

**Contact for more information:**  
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