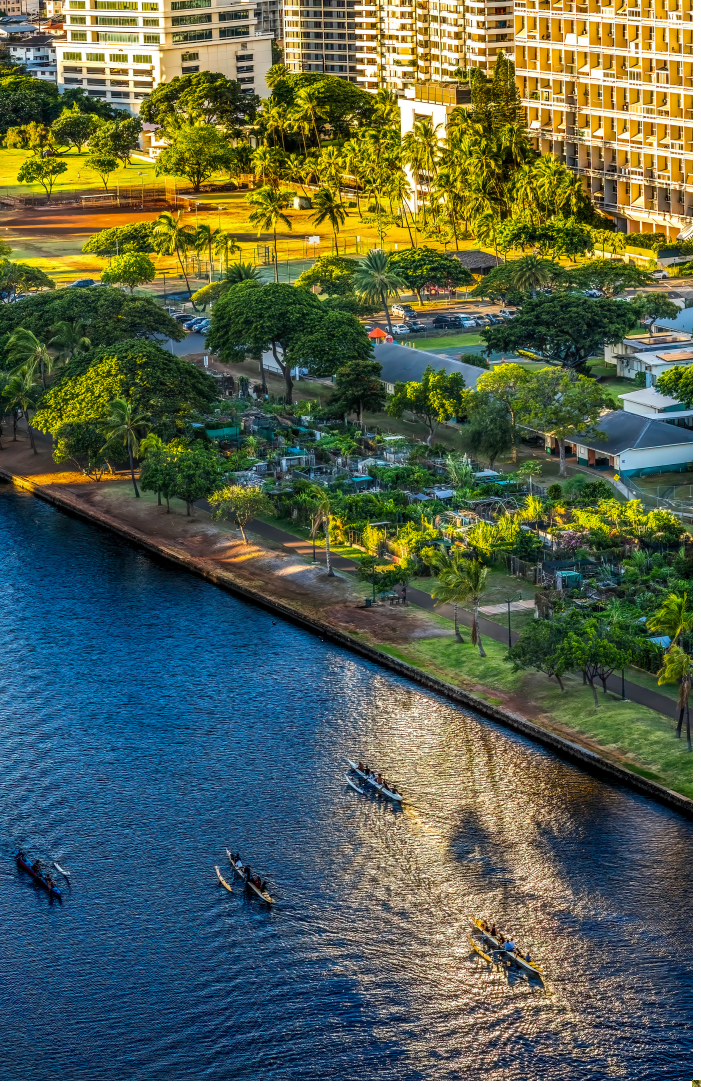


HHFDC
HAWAII HOUSING FINANCE &
DEVELOPMENT CORPORATION

CONTACT US

dbedt.hhfdc.mortgage@hawaii.gov

808-587-0578

Scan the QR code or visit our website to learn more

https://dbedt.hawaii.gov/hhfdc/hk-mortgage-program/



Hawaii Housing Finance and Development Corporation

HALE KAMAʻĀINA

Mortgage Program

A first-time homebuyer program offering competitive rates and down payment assistance.

Why Choose Hale Kama ʻāina?

FIRST ROUND HOMEBUYERS INCENTIVES

The first 35 homebuyers will receive up to $3,000 for closing costs, prepaids, and reserves.

COMPETITIVE MORTGAGE RATES

- Rates as low as 4.65%*
- Lower rates reduce monthly payments
- Lower rates reduce total interest costs over the life of the loan
- Provide long-term affordability

STRAIGHTFORWARD FINANCING

- 660 FICO score locks competitive rates
- No loan level pricing adjustments
- 20% down payment not required

OPTIONAL DOWNPAYMENT ASSISTANCE LOAN

- Reduces the first mortgage principal
- Lowers monthly payments
- Decreases long-term interest cost

FLEXIBLE LOAN OPTIONS

- Government: FHA, USDA, & VA
- Conventional: Freddie Mac & Fannie Mae

*Rates subject to change. Visit our website for the most current rates.

Who can apply?

- First-time homebuyers**
- Household income within limits
- Purchase a property within limits
- Be 18+ years old, Hawaii Residents, and U.S. Citizen or Resident Aliens
- Intend to occupy the property within 60 days of closing and maintain the property as a primary residence for the life of the loan.
- Complete HUD-certified homebuyer education.

In addition to the above, the following requirements apply to optional down payment assistance loans.

- No ownership of other residential property in Hawaii
- Have not previously received a down payment assistance loan from HHFDC.

**A first-time homebuyer is someone who has not owned and occupied a property as their principal residence for at least three (3) years from the date of application. Exceptions may apply.

Eligible Properties

One-unit, attached or detached properties:

- Single family homes
- Town homes
- Planned unit developments
- Condominiums

Income Limits

Income limits are based on the number of people in the household, and if the property is in a non-targeted or targeted area.

County	Non-Targeted Area	Targeted Area
Hawaii	$123,000 (1-2) $141,450 (3+)	$147,600 (1-2) $172,200 (3+)
Honolulu	$152,000 (1-2) $174,800 (3+)	$182,400(1-2) $212,800 (3+)
Kalawao	$133,080 (1-2) $155,260 (3+)	$147,600 (1-2) $172,200 (3+)
Kauai	$159,480 (1-2) $186,060 (3+)	Not Applicable
Maui	$161,520 (1-2) $188,440 (3+)	$161,520 (1-2) $188,440 (3+)

Purchase Price Limits

County	Non-Targeted Area	Targeted Area
Hawaii	$593,364	$725,222
Honolulu	$809,458	$989,337
Kalawao	$1,141,360	$1,394,995
Kauai	$1,153,299	Not Applicable
Maui	$1,141,360	$1,394,995

How to Get Started?

Visit our website to learn more and find a list of Participating Lenders.

https://dbedt.hawaii.gov/hhfdc/hk-mortgage-program/