

HUD Area Median Income (AMI) effective June 1, 2025

Santa Fe MSA	1 person	2 persons	3 persons	4 persons	5 persons	6 persons	7 persons	8 persons
30% AMI	20,900	23,900	26,900	32,150	37,650	43,150	48,650	54,150
50%AMI	34,850	39,800	44,800	49,750	53,750	57,750	61,700	65,700
65%AMI	45,305	51,740	58,240	64,675	69,875	75,075	80,210	85,410
80%AMI	55,750	63,700	71,650	79,600	86,000	92,350	98,750	105,100
100%AMI	69,700	79,600	89,600	99,500	107,500	115,500	123,400	131,400
120%AMI	83,640	95,520	107,520	119,400	129,000	138,600	148,080	157,680

SFHP Sales Pricing Schedule – 2025

SFHP % Required	Required Income Range	Studio	1 Bedroom	2 Bedroom	3 Bedroom	4 Bedroom	Manufactured Home
5	50-65%	\$145,707	\$153,590	\$175,348	\$197,359	\$219,117	\$59,208
10	65-80%	\$191,717	\$199,603	\$227,993	\$256,669	\$284,787	\$77,001
5	80-100%	\$237,957	\$245,844	\$280,454	\$315,575	\$350,697	\$94,673

Assumptions:

- Downpayment: 3%;
- Interest Rate 6.76% per preceding 2024 rates;
- Closing Costs: 3%;
- Term: 30 years;
- Mortgage + Hazard Insurance + Taxes = 33% of income

NOTE: Prices do not include optional upgrade allowance (up to \$5,000) and green code adjustments (ranging \$3,000 - \$6,000 approx. added to the allowable purchase price based on the HERS score).

SFHP Rental Schedule – 2025

Revised February 20, 2026

Santa Fe Homes Program (SFHP) 2025
Pricing and Rental Limits

HH Size	30% AMI	Rent	50% AMI	Rent	65% AMI	Rent	80% AMI	Rent	100% AMI	Rent
1	\$20,900	\$523	\$34,850	\$871	\$45,305	\$1,133	\$55,750	\$1,394	\$69,700	\$1,743
2	\$23,900	\$598	\$39,800	\$995	\$51,740	\$1,294	\$63,700	\$1,593	\$79,600	\$1,990
3	\$26,900	\$673	\$44,800	\$1,120	\$58,240	\$1,456	\$71,650	\$1,791	\$89,600	\$2,240
4	\$32,150	\$804	\$49,750	\$1,244	\$64,675	\$1,617	\$79,600	\$1,990	\$99,500	\$2,488
5	\$37,650	\$941	\$53,750	\$1,344	\$69,875	\$1,747	\$86,000	\$2,150	\$107,500	\$2,688

*Based on 30% of monthly income/includes utilities

SFHP Pricing Schedule - Green Code Adjustment

	AMI	Home Price	HERS 69-66	HERS 65-61	HERS 60-56	HERS 55-51	HERS 50 or less	50 or less + RGBC Gold
Studio Home								
Income Range 2	50%-65%	\$ 145,707	\$ 148,707	\$ 149,207	\$ 149,707	\$ 150,207	\$ 150,707	\$ 152,207
Income Range 3	65%-80%	\$ 191,717	\$ 194,717	\$ 195,217	\$ 195,717	\$ 196,217	\$ 196,717	\$ 198,217
Income Range 4	80%-100%	\$ 237,957	\$ 240,957	\$ 241,457	\$ 241,957	\$ 242,457	\$ 242,957	\$ 244,457
Income Range 5	100%-120%	\$ 281,612	\$ 284,612	\$ 285,112	\$ 285,612	\$ 286,112	\$ 286,612	\$ 288,112
1 Bedroom Home								
Income Range 2	50%-65%	\$ 153,590	\$ 156,590	\$ 157,090	\$ 157,590	\$ 158,090	\$ 158,590	\$ 160,090
Income Range 3	65%-80%	\$ 199,531	\$ 202,531	\$ 203,031	\$ 203,531	\$ 204,031	\$ 204,531	\$ 206,031
Income Range 4	80%-100%	\$ 226,000	\$ 229,000	\$ 229,500	\$ 230,000	\$ 230,500	\$ 231,000	\$ 232,500
Income Range 5	100%-120%	\$ 289,059	\$ 292,059	\$ 292,559	\$ 293,059	\$ 293,559	\$ 294,059	\$ 295,559
2 Bedroom Home								
Income Range 2	50%-65%	\$ 175,348	\$ 178,348	\$ 178,848	\$ 179,348	\$ 179,848	\$ 180,348	\$ 181,848
Income Range 3	65%-80%	\$ 227,993	\$ 230,993	\$ 231,493	\$ 231,993	\$ 232,493	\$ 232,993	\$ 234,493
Income Range 4	80%-100%	\$ 280,454	\$ 283,454	\$ 283,954	\$ 284,454	\$ 284,954	\$ 285,454	\$ 286,954
Income Range 5	100%-120%	\$ 327,507	\$ 330,507	\$ 331,007	\$ 331,507	\$ 332,007	\$ 332,507	\$ 334,007
3 Bedroom Home								
Income Range 2	50%-65%	\$ 197,359	\$ 200,359	\$ 200,859	\$ 201,359	\$ 201,859	\$ 202,359	\$ 203,859
Income Range 3	65%-80%	\$ 256,669	\$ 259,669	\$ 260,169	\$ 260,669	\$ 261,169	\$ 261,669	\$ 263,169
Income Range 4	80%-100%	\$ 315,575	\$ 318,575	\$ 319,075	\$ 319,575	\$ 320,075	\$ 320,575	\$ 322,075

Revised February 20, 2026

Santa Fe Homes Program (SFHP) 2025
Pricing and Rental Limits

Income Range 5	100%-120%	\$ 368,367	\$ 371,367	\$ 371,867	\$ 372,367	\$ 372,867	\$ 373,367	\$ 374,867
4 Bedroom Home								
Income Range 2	50%-65%	\$ 219,117	\$ 222,117	\$ 222,617	\$ 223,117	\$ 223,617	\$ 224,117	\$ 225,617
Income Range 3	65%-80%	\$ 284,787	\$ 287,787	\$ 288,287	\$ 288,787	\$ 289,287	\$ 289,787	\$ 291,287
Income Range 4	80%-100%	\$ 350,697	\$ 353,697	\$ 354,197	\$ 354,697	\$ 355,197	\$ 355,697	\$ 357,197
Income Range 5	100%-120%	\$ 409,146	\$ 412,146	\$ 412,646	\$ 413,146	\$ 413,646	\$ 414,146	\$ 415,646