

## 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
<b>30% AMI</b>	20,900	23,900	26,900	32,150	37,650	43,150	48,650	54,150
<b>50%AMI</b>	34,850	39,800	44,800	49,750	53,750	57,750	61,700	65,700
<b>65%AMI</b>	45,305	51,740	58,240	64,675	69,875	75,075	80,210	85,410
<b>80%AMI</b>	55,750	63,700	71,650	79,600	86,000	92,350	98,750	105,100
<b>100%AMI</b>	69,700	79,600	89,600	99,500	107,500	115,500	123,400	131,400
<b>120%AMI</b>	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
<b>5</b>	50-65%	\$145,707	\$153,590	\$175,348	\$197,359	\$219,117	\$59,208
<b>10</b>	65-80%	\$191,717	\$199,603	\$227,993	\$256,669	\$284,787	\$77,001
<b>5</b>	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

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

Studio Home	AMI	Home Price	HERS 69-66	HERS 65-61	HERS 60-56	HERS 55-51	HERS 50 or less	50 or less + RGBC Gold
Income Range 2	50%-65%	\$ 136,000	\$ 139,000	\$ 139,500	\$ 140,000	\$ 140,500	\$ 141,000	\$ 142,500
Income Range 3	65%-80%	\$ 179,000	\$ 182,000	\$ 182,500	\$ 183,000	\$ 183,500	\$ 184,000	\$ 185,500
Income Range 4	80%-100%	\$ 222,000	\$ 225,000	\$ 225,500	\$ 226,000	\$ 226,500	\$ 227,000	\$ 228,500
Income Range 5	100%-120%	\$ 279,250	\$ 282,250	\$ 282,750	\$ 283,250	\$ 283,750	\$ 284,250	\$ 285,750
<b>1 Bedroom Home</b>								
Income Range 2	50%-65%	\$ 143,250	\$ 146,250	\$ 146,750	\$ 147,250	\$ 147,750	\$ 148,250	\$ 149,750
Income Range 3	65%-80%	\$ 186,250	\$ 189,250	\$ 189,750	\$ 190,250	\$ 190,750	\$ 191,250	\$ 192,750
Income Range 4	80%-100%	\$ 229,250	\$ 232,250	\$ 232,750	\$ 233,250	\$ 233,750	\$ 234,250	\$ 235,750
Income Range 5	100%-120%	\$ 286,500	\$ 289,500	\$ 290,000	\$ 290,500	\$ 291,000	\$ 291,500	\$ 293,000
<b>2 Bedroom Home</b>								
Income Range 2	50%-65%	\$ 163,750	\$ 166,750	\$ 167,250	\$ 167,750	\$ 168,250	\$ 168,750	\$ 170,250
Income Range 3	65%-80%	\$ 213,000	\$ 216,000	\$ 216,500	\$ 217,000	\$ 217,500	\$ 218,000	\$ 219,500
Income Range 4	80%-100%	\$ 262,000	\$ 265,000	\$ 265,500	\$ 266,000	\$ 266,500	\$ 267,000	\$ 268,500
Income Range 5	100%-120%	\$ 327,500	\$ 330,500	\$ 331,000	\$ 331,500	\$ 332,000	\$ 332,500	\$ 334,000



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

<b>3 Bedroom Home</b>								
Income Range 2	50%-65%	\$ 184,250	\$ 187,250	\$ 187,750	\$ 188,250	\$ 188,750	\$ 189,250	\$ 190,750
Income Range 3	65%-80%	\$ 239,500	\$ 242,500	\$ 243,000	\$ 243,500	\$ 244,000	\$ 244,500	\$ 246,000
Income Range 4	80%-100%	\$ 294,750	\$ 297,750	\$ 298,250	\$ 298,750	\$ 299,250	\$ 299,750	\$ 301,250
Income Range 5	100%-120%	\$ 368,500	\$ 371,500	\$ 372,000	\$ 372,500	\$ 373,000	\$ 373,500	\$ 375,000
<b>4 Bedroom Home</b>								
Income Range 2	50%-65%	\$ 204,500	\$ 207,500	\$ 208,000	\$ 208,500	\$ 209,000	\$ 209,500	\$ 211,000
Income Range 3	65%-80%	\$ 266,000	\$ 269,000	\$ 269,500	\$ 270,000	\$ 270,500	\$ 271,000	\$ 272,500
Income Range 4	80%-100%	\$ 327,250	\$ 330,250	\$ 330,750	\$ 331,250	\$ 331,750	\$ 332,250	\$ 333,750
Income Range 5	100%-120%	\$ 409,000	\$ 412,000	\$ 412,500	\$ 413,000	\$ 413,500	\$ 414,000	\$ 415,500

