



300 NW 12th Avenue, Miami, FL 33128

2800 W. Oakland Park Blvd, Suite #301, Ft. Lauderdale, FL 33311

NEIGHBORHOOD STABILIZATION PROGRAM (NSP)

PROGRAM GUIDELINES

1. Applicant (s) does **NOT** have to be first-time homebuyers.
2. Applicant must select and be pre-approved for a first mortgage loan by a participating and approved lender
3. Each applicant must complete the HUD approved 8-hour homebuyer education workshop at NHSSF. The workshop certificate of completion will be provided at the initial counseling session. Certificate should not be older than 12 months
4. Applicant (s) must meet income **eligibility** by total gross household income not exceeding 120% of Area Media Income (AMI) by family size in Miami-Dade County
5. Applicant (s) must meet income **certification** by NHSSF Lending Department
6. The homebuyer must occupy the property as his/her principal residence
7. Homebuyer must comply with the affordability period determined with the subsidy relative to this program. If the homebuyer sells the property within or before the prescribed affordability period, all of the funds will have to be paid back.
8. Additional information about this program may be obtained by calling 305-751-5511 Extensions 1100, 1101, and/or 1103