



Bulletin 21-60

Fannie Mae and Freddie Mac Increased Conforming Loan Limit

In anticipation of the FHFA release of the 2022 loan limits Homebridge is increasing the maximum conforming loan amount to \$625,000 effective immediately.

The following eligibility requirements apply:

- Fannie Mae and Freddie Mac purchase and refinance transactions **ONLY**
- 1-unit owner-occupied, second home, and investment properties
- Hawaii and Alaska transactions: The maximum conforming loan amount is \$937,500
- An "Approve/Ineligible" DU Finding or "Accept/Ineligible" LPA Finding are eligible as long as the "ineligible" is due to loan amount only
- Applies to new submissions **only**

NOTE: There is no change to the current high balance loan limits

The new conforming limit of \$625,000 is eligible for loans submitted on or after October 8, 2021 only; it is **not** eligible for pipeline loans.

At this time, a manual lock will be required. Brokers will be required to complete the Manual Lock Request form and email it to the lock desk at locks@homebridge.com. The Lock Request form is located on the Forms page of the Homebridge website at www.HomebridgeWholesale.com.

If you have any questions, please contact your Account Executive