



Program Overview

The **Fulton County Homeownership Program (HOP)** provides affordable mortgage financing for eligible first-time homebuyers. Fulton County HOP offers down payment assistance to individuals that may qualify.

The loan is **deferred, no-monthly-payment loan with zero percent (0%) interest**. This second mortgage loan may be used to cover down payment, closing costs, and/or interest rate buydown costs needed to support the financing of the required first mortgage—**up to \$22,500**, based on need.

HOP provides **up to 7.5% of the sales price**, not to exceed **\$22,500**, in down payment, closing cost, and interest rate buydown assistance, in accordance with your first mortgage HOP lender's requirements.

- No repayment is required if the home remains the primary residence of the homebuyer during the six- or eleven-year affordability period.
- **20%** of the loan is forgiven annually starting on the second anniversary of the loan closing, provided the homebuyer remains compliant with HOP Policy guidelines.

You May Qualify if...

- You are a qualified first-time homebuyer (or have not owned a home in the past three years).
- You are approved for a first mortgage with a HOP Participating Lender.
- All applicant buyers must receive housing counseling before receiving HOP Program Funding in accordance to the HOP policy guideline.
- Home purchase price does not exceed \$347,000 for existing and \$367,000 for new construction homes.
- View the HUD website for the most recent HUD HOME Income Limits at <https://www.hudexchange.info/programs/home/home-income-limits/>
- Your household income does not exceed the limits as shown in chart below:



Fulton County Homeownership Program (HOP) Effective Date: June 1, 2025
2025 Adjusted HOME income Limits

Household Size	Income Limits
1 person	\$63,950
2 persons	\$73,100
3 persons	\$82,250
4 persons	\$91,350
5 persons	\$98,700
6 persons	\$106,000
7 persons	\$113,300
8 persons	\$120,600