After you review the property, renter, and community-level benefits of accepting housing choice vouchers (HCVs), use this checklist to determine if your property is eligible for Fannie Mae’s HCV pricing incentive. To qualify, the property must meet all eligibility criteria.

Your property is eligible if:

1. Property is located in Texas or North Carolina.
   - YES
   - NO

2. Existing property financing or underlying deed restriction does not already require acceptance of HCVs. Check loan documents or deed restrictions to verify.
   - YES
   - NO

3. Property has at least 20% of the units, distributed proportionally among unit sizes, within the applicable HUD Fair Market Rent (FMR) or Small Area Fair Market Rent (SAFMR). Look up your property’s FMR or SAFMR.
   - YES
   - NO

*Check with your local Public Housing Agency or Authority to determine any rent adjustments. Check out the payment standards in Austin, TX, for an example of how to determine the applicable payment standard for a property.

If you answered ‘Yes’ to all criteria, your property is eligible. That’s great news! By accepting vouchers, you can help people in your community access affordable rental housing where they couldn’t before. Please explore our toolkit to learn about best practices and getting the most out of the program.