Committed to the future of rural communities.

Pennsylvania Home Repair Loan and Grant Program

USDA Rural Development recognizes the home repair needs of eligible rural homeowners. A 504 loan to those income eligible and a 504 Grant to seniors age 62 and older (or a combination) assist very-low income and other income eligible rural homeowners to make **vital** repairs.

504 Grant

The 504 Grant Program is available exclusively to very-low-income rural seniors aged 62 or older. A combination of grant and loan funds may be used if some payment ability is demonstrated. The maximum lifetime grant amount is $7,500.

504 Grant terms

Grant agreement signed at closing, states that if the home repaired with grant funds is sold within three years of the grant approval, the full amount of the grant will be repaid.

*Visit: http://eligibility.sc.egov.usda.gov/eligibility/welcomeAction.do for income eligibility

504 Loan

Applicants must have adjusted household incomes below the very low-income limits listed on the web site and be able to show repayment ability for the loan requested. Maximum outstanding balance must not exceed $20,000.

504 Loan rates & terms

- 1% interest rate;
- Maximum term is 20 years, term determined based on ability to repay; and
- Mortgages taken on loans of $7,500 or more.

The payment on a $5,000 1% loan is only $23/month (20 year term).

504 LOAN ELIGIBILITY

✓Credit history must indicate a reasonable ability and willingness to meet financial obligations. There is no charge for a credit report.

✓Liquid assets exceeding $15,000 ($20,000 for senior applicants) need to be considered and may affect loan or grant amount, for which applicants are eligible.

✓Applicants must show a dependable source of income which is sufficient to repay the loan.

✓Property must be owned and occupied by the applicant. Documentation of ownership must be provided.

The 504 Loan and Grant Programs allow income eligible rural homeowners with very low incomes to repair or improve a home, making it safe and sanitary by removing health and safety hazards such as removing safety hazards, installing energy efficient windows/doors and heating/cooling systems.

How do you apply?

For further information on the 504 Home Repair Loan and Grant Program, and to learn if you are eligible for assistance, contact the USDA Rural Development office in your area. Rural Development employees will help you complete an

to learn if you are eligible for assistance, contact the USDA Rural Development office in your area. Rural Development employees will help you complete an application.

Visit our website: www.rurdev.usda.gov/pa to find the officer serving your county or email us at: rdinfo@pa.usda.gov for additional information.

To remove your name from our mailing list, please click here

The USDA is an equal opportunity provider, employer and lender. To file a complaint of discrimination, write to USDA, Director, Office of Civil rights, 1400 Independence Avenue, S.W., Washington, D.C. 20250-9410, or call (800) 795-3272 (voice) or (202) 720-6382 (TDD).