



### What is a Conventional Loan?

A Conventional Loan is a loan that meets the loan guidelines as set forth by either Fannie Mae or Freddie Mac. These loans currently have a maximum of \$417,000. Conventional loans can be used for purchase, refinance and cash out. In addition you can finance different property types and different occupancy types, although loan to value adjustments apply. Also, if the property is a condo, it must be FNMA approved and is 80% Max LTV. Townhomes are also 80% max LTV. Guidelines are consistently changing, so please consult one of our loan professionals.

### Program Details

- 97% LTV Primary Residence with 680+
- 95% LTV Primary Residence with 620+
- 90% LTV Second Home with 620+
- 80% LTV Investment with 620+
- Single Family Homes follow above LTVs
- Townhomes and Condos max LTV is 80%
  - Condos must be FNMA Approved

### Available Terms

- Fixed Rate Mortgages
  - 30, 20, 15, and 10 year terms
- Adjustable Rate Mortgages
  - 3/1, 5/1, 7/1 and 10/1 ARMS
- Principal & Interest and Interest Only
- No Prepayment Penalties

**REAL** LOANS  
PEOPLE  
ESTATE

### HOW DO I APPLY?

Go On-Line at [www.CliftonServices.com](http://www.CliftonServices.com)

or

Call us at 888-681-0777

CONTACT US TODAY AT

[www.CLIFTONSERVICES.COM](http://www.CLIFTONSERVICES.COM)

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Clifton Financial Services, Inc is an Equal Housing Lender

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CO Disclosure: Check the license status of your mortgage loan originator at <http://www.dora.state.co.us/real-estate/index.htm>

