

## Update to Income and Sales Price Limits in Specific Areas

Virginia Housing is excited to announce new maximum income and sales price limits effective with applications on or after August 1, 2024. These changes aim to enhance accessibility to housing opportunities, particularly in the Washington-Arlington-Alexandria MSA as well as other areas. We have also introduced a new, user-friendly layout for these limits to facilitate ease of understanding.

Key Updates:

- > **Washington-Arlington-Alexandria**  
Increased limits for sales price, grant income, standard / bond income and expanded / non-bond income.
- > **Rest of State**  
Increased the expanded income limit for the non-bond programs.

Area	Grant Programs		Standard / Bond Programs		Expanded / Non-Bond Programs	
	Income Limit	Sales Price Limit	Income Limit	Sales Price Limit	Income Limit	Sales Price Limit
Washington-Arlington-Alexandria MSA	\$100,000	\$300,000	\$100,000	\$300,000	\$100,000	\$300,000
Rest of State	\$100,000	\$300,000	\$100,000	\$300,000	\$100,000	\$300,000

Limits in all other areas remained the same.

[Click for income and sales price limits](#)

All online content has been updated to reflect the new limits.

**Questions?** Contact:

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**We believe in the power of home to grow thriving communities across Virginia, and we thank you for being part of our mission for over 50 years.**

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# Income and Sales Price / Loan Limits



## Available for First-time Homebuyers Only

Area	Grant Programs Down Payment / Closing Cost Assistance			Standard / Bond Programs with or without Plus Second Mortgage		
	Household Income Limit All Household Member Income		Sales Price / Loan Limit	Household Income Limit All Household Member Income		Sales Price / Loan Limit
	2 or Fewer People	3 or More People	All Household Sizes	2 or Fewer People	3 or More People	All Household Sizes
Washington Arlington Alexandria	\$141,000	\$164,000	\$750,000	\$176,000	\$ 205,000	\$750,000
Richmond	\$86,000	\$99,000	\$500,000	\$107,000	\$123,000	\$500,000
Charlottesville	\$84,000	\$97,000	\$475,000	\$105,000	\$121,000	\$475,000
Norfolk Virginia Beach Newport News	\$84,000	\$97,000	\$475,000	\$105,000	\$121,000	\$475,000
Culpeper Rappahannock Warren	\$88,000	\$103,000	\$650,000	\$110,000	\$129,000	\$650,000
All Other Areas of Virginia	\$80,000	\$92,000	\$450,000	\$100,000	\$115,000	\$450,000

## Available for First-time and Repeat Homebuyers

Area	Expanded / Non-bond Programs with or without Plus Second Mortgage	
	Household Income Limit Qualifying Income	Sales Price / Loan Limit
	All Household Sizes	
Washington Arlington Alexandria	\$232,000	No sales price limit
Richmond	\$160,000	
Charlottesville		
Norfolk Virginia Beach Newport News	\$160,000	Follow GSE / insurer / guarantor requirements for loan limit
Culpeper Rappahannock Warren		
All Other Areas of Virginia		

## Area by County / City

<b>Washington</b>	Chesterfield	<b>Norfolk</b>
<b>Arlington</b>	County	<b>Virginia Beach</b>
<b>Alexandria:</b>	Colonial Heights	<b>Newport News:</b>
Alexandria	Dinwiddie County	Chesapeake
Arlington County	Goochland County	Gloucester
Clarke County	Hanover County	County
Fairfax	Henrico County	Hampton
Fairfax County	Hopewell	Isle of Wight
Falls Church	King William	County
Fauquier County	County	James City
Fredericksburg	New Kent County	County
Loudoun County	Petersburg	Mathews County
Manassas	Powhatan County	Newport News
Manassas Park	Prince George	Norfolk
Prince William	County	Poquoson
County	City of Richmond	Portsmouth
Spotsylvania	Sussex	Suffolk
County		Virginia Beach
Stafford County		Williamsburg
	<b>Charlottesville:</b>	York County
	Albemarle County	
	Charlottesville	
	Fluvanna County	
	Greene County	<b>Culpeper</b>
	Nelson County	<b>Rappahannock</b>
<b>Richmond:</b>		<b>Warren</b>
Amelia County		
Charles City		
County		

Effective 8/1/24



# Income and Sales Price / Loan Limits

Loan specifications are listed below:

- These income limits apply to all Virginia Housing loans.
- Loan amounts that include financed guaranty fees or mortgage insurance premiums plus a Virginia Housing second mortgage, if applicable, cannot exceed Virginia Housing’s sales price limits.
- Conventional loans follow maximum conforming loan limits. High-cost loan limits do not apply.
- If the jurisdiction is not listed in one of the applicable areas, follow the limits for All Other Areas of Virginia.
- Please check with your Virginia Housing-approved lender to verify income, sales price and loan limits for your purchase.

The information contained herein (including but not limited to any description of Virginia Housing and its lending programs and products, eligibility criteria, interest rates, fees and all other loan terms) is subject to change without notice.

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