



Bank Statement 30 Year Fixed - Blue Matrix

Applicable to all loans imported on or after March 19, 2025

30 Year

PURCHASE & RATE AND TERM REFINANCE							
Units	Max Loan Size	PRIMARY		SECOND HOME		INVESTMENT	
		Max LTV/CLTV/HCLTV	Min FICO ²	Max LTV/CLTV/HCLTV	Min FICO ²	Max LTV/CLTV/HCLTV	Min FICO ²
1-4 Unit ¹	\$3,000,000	90%	680	90%	680	80%	680
		85%	640	85%	640	75%	640
	\$2,500,000	80%	620	80%	620	70%	620

¹Second Home only available on 1 Unit ²FICO <=660 not permitted in Massachusetts or Nevada



CASH-OUT REFINANCE

Units	Max Loan Size	PRIMARY		SECOND HOME		INVESTMENT	
		Max LTV/CLTV/HCLTV	Min FICO ²	Max LTV/CLTV/HCLTV	Min FICO ²	Max LTV/CLTV/HCLTV	Min FICO ²
1-4 Unit ¹	\$3,000,000	85%	680	85%	680	75%	680
		80%	640	80%	640	70%	640
	\$2,500,000	75%	620	75%	620	65%	620

¹Second Home only available on 1 Unit ²FICO <=660 not permitted in Massachusetts or Nevada



BASIC PRODUCT PARAMETERS

Max Debt-to-Income ratio 50%	First time homebuyers not permitted on investment properties	Appraisal waivers not permitted	Second appraisal required for loan amounts > \$1,500,000
At least one borrower must utilize bank statements for qualification	Minimum 12 months consecutive bank statements required	Manufactured Homes not permitted	
Max cash out \$500,000 for LTV >60%, No Cash-out cap when LTV ≤60%	Minimum 6 months reserves required for loan amounts ≤ \$2,000,000, minimum 9 months required for loan amounts \$2,000,001-\$3,000,000. Cash Out proceeds may be used as reserves		

BASIC PRODUCT PARAMETERS

Temporary rate buydowns not available	See Escrow Waiver Policy for eligibility and state criteria	See Products Not Offered Job Aid for list of products not currently offered by UWM.
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STATE REQUIREMENTS

NOT PERMITTED IN WEST VIRGINIA OR FOR TEXAS 50(A)(6)

***Please refer to the current UWM Overlay Sheet for detailed underwriting guidelines and documentation requirements.*

*All borrowers on the loan must have a FICO score and must meet the FICO requirement.***

DATE UPDATED: 5/14/2025

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Feedback 