[Lender Name]
[Lender Address]
[Lender Phone Number]
[Date]

RE: Rehabilitation Loan Pre-Qualification Letter

To Whom It May Concern,

Based on a preliminary review of the financial information provided by the applicant(s) listed below, we are pleased to confirm that they have been pre-qualified for a rehabilitation mortgage loan (e.g., FHA 203(k) or Fannie Mae HomeStyle).

Applicant(s): [Applicant Name(s)]
Property Address: [Property Address/TBD]
Maximum Total Acquisition Cost: $[Amount]
Maximum Rehabilitation Budget: $[Amount]
Loan Program: [Program Type]

This pre-qualification is based on the following criteria:

- A review of the applicant's credit report and credit score.
- Stated income and asset documentation.
- Preliminary debt-to-income ratio analysis.

Conditions for Final Approval:

- Verification of all financial documentation (paystubs, tax returns, bank statements).
- A satisfactory appraisal of the property "as-completed."
- Review and approval of a detailed work write-up and cost estimates from a licensed contractor.
- Final underwriting approval and no material change in the applicant's financial condition.

This letter is not a commitment to lend. It is intended to assist the applicant in the home search and negotiation process.

Sincerely,

[Loan Officer Name]
[Title]
[NMLS Number]