Date: [Date]

To: [Borrower Name(s)]
Address: [Borrower Address]
City, State, Zip: [City, State, Zip]

Subject: FHA INITIAL LOAN PRE-APPROVAL LETTER

Dear [Borrower Name],

We are pleased to inform you that based on a preliminary review of your credit report, income documentation, and financial information, you have been pre-approved for an FHA (Federal Housing Administration) insured mortgage loan under the following terms:

- **Maximum Loan Amount:** $[Amount]
- **Maximum Purchase Price:** $[Amount]
- **Loan Program:** FHA Fixed Rate
- **Down Payment Requirement:** [Percentage, e.g., 3.5%]
- **Estimated Interest Rate:** [Rate]%

This pre-approval is subject to the following conditions:

1. Selection of a property that meets FHA Minimum Property Standards.
2. A satisfactory property appraisal.
3. Verification of final employment status and assets prior to closing.
4. No material change in your financial condition or credit score.
5. Final underwriting approval and issuance of a HUD Case Number.

This letter is not a final commitment to lend, but rather an initial evaluation of your creditworthiness for an FHA-insured loan. This pre-approval is valid until [Expiration Date].

Congratulations on taking this first step toward homeownership. Please provide a copy of this letter to your Real Estate Agent when making an offer.

Sincerely,

[Loan Officer Name]
[NMLS ID Number]
[Lending Institution Name]
[Phone Number]
[Email Address]