

SBL Update



FreddieMac
MULTIFAMILY

Save the Date: SBL Appraisal Webinar

Save the date for our Small Balance Loan (SBL) Appraisal webinar on **Thursday, March 7 at 1:00 p.m. ET**. We'll cover timely topics in the Western region such as accessory dwelling units, the Los Angeles mansion tax, hotel conversions and unpermitted micro units.

You'll hear from the Multifamily Appraisals and SBL teams, and there will be time set aside for questions.

[Add to Calendar](#)

If you have any questions in the meantime, please email the [Multifamily Appraisals team](#).

New Guide Updates

As of February 22, new updates have been implemented to our Freddie Mac [Multifamily Seller/Service Guide](#) (Guide). To learn about all the changes, [read the news article](#).

The below update impacts SBL, although it is not exhaustive of all updates that may impact SBL.

- Foreign Guarantor net worth and liquidity compliance has been updated to allow the aggregate net worth and liquidity for all Foreign Guarantors as well as non-compliant U.S. Guarantors

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to satisfy the Foreign Guarantor compliance requirements. If you have a financially compliant U.S. Guarantor, then these requirements do not apply.

- Section 9SBL.2(e) – If there is one or more Foreign Guarantor(s) and no financially compliant U.S. Guarantor, the minimum Foreign Guarantor net worth and liquidity requirements may be satisfied in the aggregate by the Foreign Guarantors and any non-compliant U.S. Guarantors.

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