

# Multifamily Rates and Terms

For multifamily, student, and manufactured housing

## This week's rates and terms

March 6, 2026

30-Day SOFR	5-Yr. UST	7-Yr. UST	10-Yr. UST	30-Yr. UST
3.67%	3.76%	3.96%	4.17%	4.77%

### GSE Fixed Rate (actual/360) — For loans \$6 million+

Term	Amort.	Low Leverage	Full Leverage	Low Leverage Max LTV	Low Leverage Min DSC	Full Leverage Max LTV	Full Leverage Min DSC
5	30	4.81% - 5.21%	5.01% - 5.41%	55%	1.55	70/75%	1.25
7	30	4.96% - 5.36%	5.16% - 5.56%	55%	1.55	75/80%	1.25
10	30	5.07% - 5.47%	5.27% - 5.67%	55%	1.55	75/80%	1.25
12	30	5.17% - 5.57%	5.37% - 5.77%	55%	1.55	75/80%	1.25
15	30	5.27% - 5.67%	5.47% - 5.87%	55%	1.55	75/80%	1.25

### GSE Variable Rate w/Third-Party Cap (actual/360) — For loans \$6 million+

Term	Amort.	Low Leverage	Full Leverage	Low Leverage Max LTV	Low Leverage Min DSC	Full Leverage Max LTV	Full Leverage Min DSC
7	30	5.37% - 5.57%	5.57% - 5.77%	55%	1.30	75%	1.00
10	30	5.47% - 5.67%	5.67% - 5.87%	55%	1.30	75%	1.00

For more information, contact your Mortgage Banker.

For more insights on the Commercial Real Estate market, [click here](#).

These rates are not firm bids or offers for any of these structures. The information is subject to change without notice.

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