

***For Affordable Housing Professionals:***

***Surprising Facts about  
Today's Manufactured Homes***





# Today's Manufactured Homes are Different

**M**anufactured Homes are homes built in a factory, transported to the home site and installed under a **national building code**. The federal standards, sometimes called the HUD Code, regulate manufactured home design, construction, strength, durability, transportability, fire resistance, energy efficiency and quality.



**P**rior to the implementation of the national HUD Code, factory-built homes were constructed under a patchwork of local and voluntary codes. The advent of a uniform 50-state building code brought a **huge leap in quality** and safety for the homes.

**T**oday's manufactured homes deliver outstanding quality and can cost 10 to 35 percent less per square foot. The affordability of manufactured homes can be attributed directly to the efficiency of the factory-building process.

**T**he **controlled indoor construction environment and assembly-line techniques** used in building manufactured homes remove many of the most expensive problems of the building process such as weather delays, moisture, theft, vandalism, damage to building materials and problems with sub-contractors.



**I**nnovations in roof construction and exterior materials allow manufacturers to offer a **wide variety of architectural styles** and roof pitches. Manufactured homes are commonly built to be **compatible with homes in the country, city and suburbs.**



**E**very manufacturer now offers **interior features** including vaulted ceilings, sheetrock walls, working fireplaces and state-of-the-art kitchens.



**R**epeated studies show that **manufactured homes appreciate** under the same circumstances as site-built homes: when the home is properly maintained and in a good location.

**W**ise zoning policies can **reduce urban sprawl.** Discrimination against manufactured homes forces residents into rural areas. Allowing visually-compatible manufactured homes closer to cities and towns makes the best use of existing infrastructure and local government services.

**N**othing is more basic to the American Dream than **home ownership.** Manufactured homes allow working South Carolinians to raise their families in their own home, built to a stringent national code and provide more space for the money.

**L**ower housing costs mean families have more disposable income to spend with local businesses and professionals in the area.





*Which would you rather do?*

*Help 30 deserving families buy a home of their own, or help 40 families?*

It may be no surprise that the efficiency of rain-or-shine factory production can build a home costing 10-35 per cent less per square foot. But what if those homes could be built without a compromise in quality?



Inside you'll find some surprising facts about modern-day manufactured homes.

**For more details**, please visit our websites:  
[www.MHISC.com](http://www.MHISC.com) [SCModularHome.com](http://SCModularHome.com)



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**Even better, see for yourself.** Take a tour at a display center or factory. The members of the Manufactured Housing Institute of SC form a network of 80 home sales centers with location convenient to every county in our state.

