

.04 Real Property - Not for Sale

REVISION 05
(07/01/08 - 09/30/08)

The [equity value \(g\)](#) of real property is COUNTABLE when ALL of the following apply:

- The participant is NOT making a good faith effort to sell at a reasonable price
- The property is not a homestead
- The property is not income producing
- For jointly owned property, the property is available to the participant

CA EXCEPTION

Real property that the participant is making a good faith effort to sell is NOT COUNTABLE for a period of six months provided there is an agreement to repay benefits. (See [Real Property – CA Six Month Exclusion](#))

MA EXCEPTION

Resources apply to the [MD](#) category only. The equity value of real property is COUNTABLE when BOTH of the following apply:

- The property is not a homestead
- The property is not income producing

NOTE When the property is jointly owned, see [Real Property – Jointly Owned](#).

Key the following information on **OTAS**:

- The RP Other Assets Code in the TY field.
- The equity value of the real property not for sale in the EQUITY field.