

Introducing the Uniform Property Data Report

July 30, 2025

Freddie Mac and Fannie Mae (the GSEs) are pleased to announce the publication of the Uniform Property Data Report (UPDR). This dynamic, standardized report template is designed to bring greater efficiency and consistency to the underwriting and review processes. The GSEs developed the UPDR in direct response to industry feedback regarding the challenges of working with different property data output formats, which can create unnecessary complexity and delays. The new UPDR's standardized format addresses those challenges to help streamline review processes, simplify training across the industry and enable automated data validation.

Get started using the UPDR

Until June 30, 2026, use of the UPDR is voluntary, but lenders are encouraged to engage their vendors to begin implementing the UPDR to take advantage of the operational benefits it offers; use of the UPDR will be mandatory for mortgages with application received dates on or after June 30, 2026.

We designed the UPDR to be easy to generate so it supports a smooth transition to the new format. The following resources have been developed to help vendors implement the UPDR.

- **UPDR Style Guide (ZIP):** Describes the design and layout of the UPDR and includes specifications for the sizes and positioning of each element that could appear in the UPDR. To further streamline review processes and industry training, the GSEs designed the UPDR to mirror the look and feel of the new Uniform Residential Appraisal Report (URAR), which will support UAD 3.6.
- **UPDR Layout (ZIP):** Contains the “UPDR with Report Field IDs” document and the “UPDR without Report Field IDs” document to show all possible Report Labels that may be displayed on the UPDR, regardless of conditionality.
- **Uniform Property Dataset (UPD) Specifications (XLS):** Consists of all required, conditionally required, and optional data elements for GSE property data collection and supports a full interior and exterior property data collection, including images and floor plan of the subject property. Also includes mapping details for the UPDR.
- **Sample Scenarios of Completed UPDRs (ZIP):** Contains examples of UPDRs for single-family properties and condos (one mid-rise and one townhouse).

You can find these resources on the UPD webpages for [Freddie Mac](#) and [Fannie Mae](#).

We value the industry's feedback, which has helped shape this important step forward in enhancing consistency and speed in reviewing property data collections. We look forward to continuing to collaborate with the industry as we modernize the property data collection process.