



Fair Housing Advertising Word and Phrase List

“Describe the Property – Not the Person’s Characteristics”

This word and phrase list is intended as a guideline to assist in complying with Federal, State and local fair housing laws. It is not intended as a complete list of every word or phrase that could violate any law or regulation.

This list should not be construed as providing legal advice. It is intended to educate, provide guidance, and make you aware of the important legal obligations concerning fair housing issues as they relate to real estate advertising.

THE FOLLOWING WORDS ARE PROHIBITED IN MOST INSTANCES:

- able-bodied only
- adult friendly
- adults only
- adults preferred
- African Americans friendly
- African Americans only
- African Americans Preferred
- AIDS friendly
- AIDS, no
- American Indian friendly
- American Indian preferred
- American Indian, only
- Asian friendly
- Asian preferred
- blind friendly
- Buddhist
- cash assistance
- Catholic friendly
- Catholic preferred
- Catholic, only
- Chicano
- Chinese friendly
- Chinese only
- Chinese preferred
- Christian friendly
- Christian only
- Christian preferred
- citizens only
- disabled
- disability
- English only
- FEPS
- gay friendly
- gay(s)
- heterosexual
- Hindu friendly
- Hindu only
- Hindu preferred
- Homosexual
- Hispanic
- Islamic
- Jewish
- lesbian
- lesbian(s)
- LGBTQ
- LINC
- low income
- married couples
- married only
- married preferred
- Mexican friendly
- Mexican only
- Mexican preferred
- Muslim friendly
- Muslim only
- Muslim preferred
- Nationality
- no African American
- no American Indian
- no Asian
- no blind
- no Catholic
- no children
- no Chinese
- no Christian
- no crippled
- no deaf
- no handicapped
- no HASA
- no Hindu
- no Jews
- no Mexican(s)
- no migrant workers
- no Muslim
- No Negro
- no Philippine
- no Polish
- no programs
- no Puerto Rican
- no Section 8
- no singles
- no white
- non alcoholics
- non alcoholics preferred
- non Asian
- non Catholic
- non drinker(s)
- non married
- non-citizen
- not suitable for disabled
- one child only
- Philippine friendly
- Philippine only
- Philippine preferred
- Polish friendly
- Polish only
- Polish preferred
- Puerto Rican
- Puerto Rican friendly
- Puerto Rican only
- Puerto Rican preferred
- Queer
- retarded
- seasonal workers
- single friendly
- singles only
- singles preferred
- Social Security Insurance
- Transgender
- white friendly
- white only
- white preferred

THE FOLLOWING WORDS MAY BE A VIOLATION DEPENDING ON THE CONTEXT IT IS BEING USED:

- good school
- near synagogue
- near church
- near temple
- safe neighborhood

NOTE: This list is NOT all-inclusive. It will be amended when appropriate.