

## Waiting List Open

# MORRIS COURT APARTMENTS

**253 E. 142<sup>ND</sup> STREET & 250 E. 144<sup>TH</sup> STREET, MOTT HAVEN, BRONX**



**Amenities:** 24-onsite resident super, on-site parking garage\*, laundry room\*, party rooms(s)\*  
(\*additional fees apply)

**Transit:** 2/4/5 to 149th Street & Grand Concourse

**No application fee • No broker's fee**

Applications are now being accepted to fill vacancies and replenish the waiting list. This building was constructed through the Low-Income Affordable Marketplace Program (LAMP) of the New York City Housing Development Corporation and the Low-Income Rental Program (LIRP) and the Inclusionary Housing Program of the New York City Department of Housing Preservation and Development. Individuals or households who meet the income and household size requirements listed in the table below may apply. Qualified applicants will be required to meet additional selection criteria such as asset limits.

### AVAILABLE UNITS AND INCOME REQUIREMENTS

Unit Size		Monthly Rent <sup>1</sup>		Household Size <sup>2</sup>	Annual Household Income <sup>3</sup> <i>Minimum – Maximum<sup>4</sup></i>	
STUDIO	60% AREA MEDIAN INCOME (AMI) UNITS	\$1326	→	1 person 2 people	\$48,034 - \$56,040 \$48,034 - \$64,080	
1 BEDROOM		\$1417 mobility adapted	→	1 person 2 people 3 people	\$51,463 - \$56,040 \$51,463 - \$64,080 \$51,463 - \$72,060	
2 BEDROOM		\$1691	→	2 people 3 people 4 people 5 people	\$61,749 - \$64,080 \$61,749 - \$72,060 \$61,749 - \$80,040 \$61,749 - \$86,460	
3 BEDROOM		\$1945	→	3 people 4 people 5 people 6 people 7 people	\$71,349 - \$72,060 \$71,349 - \$80,040 \$71,349 - \$86,460 \$71,349 - \$92,880 \$71,349 - \$99,300	
STUDIO		80% AREA MEDIAN INCOME (AMI) UNITS	\$1793	→	1 person 2 people	\$64,046 - \$74,720 \$64,046 - \$85,440
1 BEDROOM			\$1918	→	1 person 2 people 3 people	\$68,640 - \$74,720 \$68,640 - \$85,440 \$68,640 - \$96,080
2 BEDROOM			\$2292	→	2 people 3 people 4 people 5 people	\$82,354 - \$85,440 \$82,354 - \$96,080 \$82,354 - \$106,720 \$82,354 - \$115,280
3 BEDROOM			\$2639	→	3 people 4 people 5 people 6 people 7 people	\$95,143 - \$96,080 \$95,143 - \$106,720 \$95,143 - \$115,280 \$95,143 - \$123,840 \$95,143 - \$132,400

<sup>1</sup> Rent includes gas for cooking.

<sup>2</sup> Household size includes everyone who will live with you, including parents and children. Subject to occupancy criteria.

<sup>3</sup> Household earnings includes salary, hourly wages, tips, Social Security, child support, and other income. Income guidelines subject to change.

<sup>4</sup> Minimum income listed may not apply to applicants with Section 8 or other qualifying rental subsidies. Asset limits also apply.

### How Do You Apply?

Applications may be requested by mailing a **self-addressed stamped envelope** to:

**MORRIS AVE OWNERS, LLC.**  
401 Franklin Ave, Ste 314, Garden City, NY 11530

Applications may also be requested by emailing: [kbalentine@springmanagement.net](mailto:kbalentine@springmanagement.net)

