

# Immediate Vacancies & Replenish Waiting List

## ACACIA GARDENS AFFORDABLE, LLC

**401-411 East 120<sup>th</sup> Street, East Harlem, Manhattan, 10035**

New York City is committed to the principle of inclusivity in all of its neighborhoods, including supporting New Yorkers to reside in neighborhoods of their choice, regardless of their neighborhood of origin and regardless of the neighborhood into which they want to move.



**Amenities:** Children's Play Area, Laundry Room, Recreational Outdoor Deck, Security Cameras and Fitness Center.

**Transit:** TRAINS- 4,5,6/Metro North- 125<sup>th</sup> Street/ BUSES M15, M116, M60

**No application fee • No broker's fee • Pet Free – No smoke Building**

Applications are now being accepted to replenish the waiting list. 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.

### UNIT(S) FOR WAITING LIST

Unit Size(s)	Monthly Rent Range <sup>1</sup>	House-hold Size(s) <sup>2</sup>	Annual Household Income <sup>3</sup> Minimum – Maximum <sup>4</sup>	Monthly Rent Range Disability Designation
<b>60% AREA MEDIAN INCOME (AMI)</b>				
Studio - 3 Bedroom	\$1,605 - \$2,349	1 - 7 People	\$58,320 - \$120,540	Visual/Hearing
<b>100% AREA MEDIAN INCOME (AMI)</b>				
Studio - 2 Bedroom	\$2,455 - \$3,316	1 - 5 People	\$87,463 - \$140,000	N/A

### UNIT(S) AVAILABLE FOR IMMEDIATE LEASING

<b>60% AREA MEDIAN INCOME (AMI)</b>				
Unit Size	Monthly Rent <sup>1</sup>	Disability Designation	Household Size <sup>2</sup>	Annual Household Income <sup>3</sup> Minimum – Maximum <sup>4</sup>
Studio	\$867 - \$1,076	Mobility	1 Person	\$33,017 - \$68,040
			2 People	\$33,017 - \$77,760
1 Bedroom	\$955 - \$1,417	Mobility	1 Person	\$36,480 - \$68,040
			2 People	\$36,480 - \$77,760
			3 People	\$36,480 - \$87,480
2 Bedrooms	\$1,367 - \$1,394	Mobility	2 People	\$51,805 - \$77,760
			3 People	\$51,805 - \$87,480
			4 People	\$51,805 - \$97,200
			5 People	\$51,805 - \$105,000

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

<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 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 in person or by mailing a self-addressed envelope to:

**Acacia Gardens Affordable LLC,  
409 East 120<sup>th</sup> Street,  
New York, NY 10035**

Applications may also be requested by emailing at [acaciagardensrentals@promesa.org](mailto:acaciagardensrentals@promesa.org) or by calling **718-741-1906**

### What Happens After You Submit an Application?

Applications are logged in the order in which they are received. As units become available, applicants on the waiting list who appear to qualify will be contacted to submit documents that verify their household size, identity of members of the household and household income.

Mayor Eric Adams • HPD Acting Commissioner Ahmed Tigani • HDC President Enderlin

