

Immediate Vacancies & Replenish Waiting List

Essex Crossing Site 2

[115 Delancey Street](#), Lower East Side, New York, NY 10002

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.



Community Amenities: Resident lobby concierge, social lounge with billiards, library lounge, private meeting room, garden terrace with grills and dining, architectural rooftop terrace, fitness room with Peloton bikes, urban farm, Essex Street Market, 14-screen Regal Cinemas.

Apartment Amenities: White oak flooring, double-pane windows, 11-foot ceilings, quartz countertops, European stainless steel appliances.

Optional Amenity Fee: If the household chooses to use any common areas, including the lounge, gym, and terrace, an amenity fee of \$75 per month will apply.

No application fee • No broker's fee • Pet FRIENDLY building

Applications are now being accepted for immediate vacancies and 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) AVAILABLE

Unit Size	60% AREA MEDIAN INCOME (AMI)	Monthly Rent ¹	Asset Limit	Household Size ²	Annual Household Income ³ Minimum – Maximum ⁴
Studio		\$935.95-\$947.10	\$97,200	1 Person	\$35,382 - \$68,040
				2 People	\$35,382 - \$77,760

¹Rent includes heat and gas.

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

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

⁴ 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:

**Essex Crossing Site 2 c/o
MGNY Consulting
109 E. 9th Street New York, NY 10003**

Applications may also be requested by emailing liliyaholub@mgnyconsulting.com or by calling **1-646-389-9987**

What Happens After You Submit an Application?

Applications are logged in the order in which they are received. Applicants 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 Zohran Mamdani • HPD Acting Commissioner AnnMarie Santiago • HDC President Enderlin

