

CAYUGA FLATS

*A rehab and new construction INHS project in the City of Ithaca.
Future rental opportunities available. Inquire today!*



209 Elm Street - New Construction, 2021

“When I received my first utility bill after INHS rehabbed my home, it was much lower than before. INHS made my home a better place to live.”

*- Ossie Heath-Crump,
INHS tenant*

“It’s a community. It’s arguably an extended family. INHS is more than just housing.”

*- Scott Perkins,
INHS tenant*



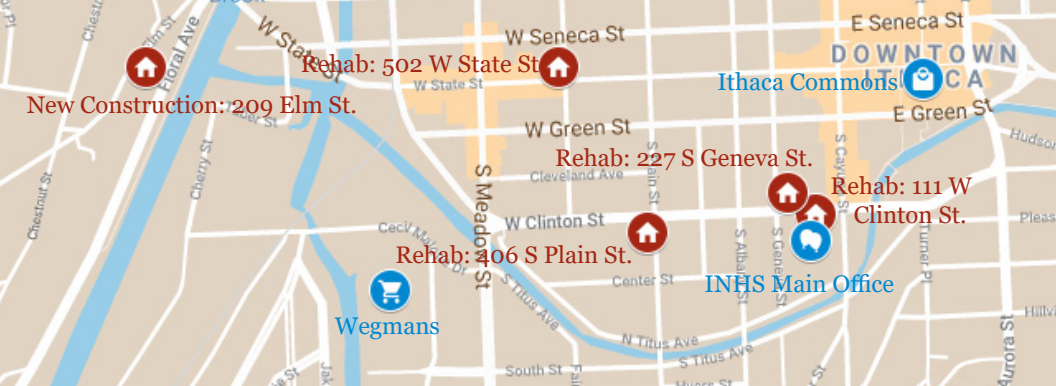
INHS



Governor Andrew M. Cuomo
HCR Commissioner RuthAnne Visnaukas



115 W Clinton St., Ithaca, NY 14850 • 9 a.m. - 5 p.m. M-F



- 29 Units: Studio - 3 bedrooms
- Close to downtown and bus routes
- Convenient location to shopping, health and human services
- 24-Hour emergency maintenance
- Off-street parking
- Hearing, mobility & visually impaired units
- Section 8 and other rent subsidies are welcome
- Smoke-free buildings

Unit Size	No. of Units	Monthly Rent	Tenant Paid Utilities	Monthly Housing Cost	Annual Housing Cost	Income Limit	Area Median Income	Target AMI
0 br	1	\$710	\$50	\$760	\$9,120	\$35,940	\$59,000	60%
1 br	1	\$345	\$40	\$385	\$4,620	\$20,550	\$68,500	30%
1 br	2	\$346	\$31	\$377	\$4,524	\$20,550	\$68,500	30%
1 br	4	\$646	\$31	\$677	\$8,124	\$34,250	\$68,500	50%
1 br	7	\$645	\$40	\$685	\$8,220	\$34,250	\$68,500	50%
1 br	1	\$784	\$55	\$839	\$10,068	\$41,100	\$68,500	60%
1 br	4	\$786	\$32	\$818	\$9,816	\$41,100	\$68,500	60%
1 br	2	\$785	\$40	\$825	\$9,900	\$41,100	\$68,500	60%
2 br	1	\$755	\$34	\$789	\$9,468	\$38,500	\$77,000	50%
2 br	1	\$756	46	\$802	\$9,624	\$38,500	\$77,000	50%
2 br	2	\$945	\$46	\$991	\$10,932	\$46,200	\$77,000	60%
2 br	1	\$970	\$40	\$1,010	\$12,120	\$46,200	\$77,000	60%
3	2	\$895	\$38	\$933	\$11,196	\$42,800	\$85,600	50%

Applications will be available beginning 10/1/2020, and accepted through 12/1/2020. Applicants will be entered into a lottery, which will be held virtually via Facebook livestream on 12/15/2020 at 3 p.m (link: Facebook.com/IthacaNHS). Time for the lottery is subject to change, monitor the Facebook page for updates. For information on how to apply, visit ithacanhhs.org.

VISIT ITHACANHS.ORG

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