



**Knickerbocker Village**  
 10 Monroe Street, New York, NY 10002  
 Application Due: April 10, 2025

**Amenities:** On-site superintendent & management office, laundry room in every building, 24/7 security, community room, 2 center court gardens with sitting area, storage lockers, US Postal Mail lockers, Eclectic variety of Commercial Storefronts on the premises (Deli, Day Care, Dry Cleaners, Driving School, Insurance Brokerage)  
**Transit:** F train, M15 bus, S15 bus

Knickerbocker Village, a Limited Dividend Rental Housing Company supervised by New York State Homes and Community Renewal, will be selecting a limited number of applications by lottery for placement on their waiting lists for each AMI Tier as follows:

Studio (55 total) – (11) applications for 50% AMI, (22) applications for 80% AMI and (22) applications for 95% AMI

One-bedroom (500 total) – (100) applications for 50% AMI, (200) applications for 80% AMI and (200) applications for 95% AMI

Two-bedroom (300 total) – (60) applications for 50% AMI, (120) applications for 80% AMI and (120) applications for 95% AMI

**Income Restrictions Apply – \$75 Application Fee required within two weeks of selection in lottery – No Broker’s Fee**  
**Applicants will not be automatically rejected based on credit or most background check information.**

Your household must meet these income restrictions:

Unit Size	50% AREA MEDIAN INCOME (AMI) UNITS	Monthly Rent*	Household Size	Household Income**
Studio		\$1,333.00	1 person	\$32,650 - \$65,220
			2 people	\$37,300 - \$74,580
1 BR		\$1,428.00	1 person	\$32,650 - \$65,220
			2 people	\$37,300 - \$74,580
2 BRs	\$1,714.00	2 people	\$37,300 - \$74,580	
		3 people	\$41,950 - \$83,880	
		4 people	\$46,600 - \$93,180	
Unit Size	80% AREA MEDIAN INCOME (AMI) UNITS	Monthly Rent*	Household Size	Household Income**
Studio		\$2,021.53	1 person	\$65,220 - \$103,265
			2 people	\$74,580 - \$118,085
1 BR		\$2,305.00	1 person	\$65,220 - \$103,265
			2 people	\$74,580 - \$118,085
2 BRs	\$2,765.00	2 people	\$74,580 - \$118,085	
		3 people	\$83,880 - \$132,810	
		4 people	\$93,180 - \$147,535	
Unit Size	95% AREA MEDIAN INCOME (AMI) UNITS	Monthly Rent*	Household Size	Household Income**
Studio		\$2,021.53	1 person	\$103,265 - \$141,310
			2 people	\$118,085 - \$161,590
1 BR		\$2,738.00	1 person	\$103,265 - \$141,310
			2 people	\$118,085 - \$161,590
2 BRs	\$3,287.00	2 people	\$118,085 - \$161,590	
		3 people	\$132,810 - \$181,740	
		4 people	\$147,535 - \$201,890	

\*Rent includes electric, hot water, sewer. The tenant is responsible for cooking gas. Income guidelines & permitted household size are subject to change.

\*\*Minimum income listed may not apply to applicants with Section 8 or other qualifying rental subsidies.

**Application Due Date: 04/10/2025**

Must be postmarked or submitted online by this date. Sending more than 1 application will disqualify you.

**How to Apply:**

**Online:** www.knickvill.com

**Request Application by Phone or Email:** 212-348-3248 ext. 5632 or applications@knickvill.com

**By Mail:** 128 E Broadway, Box #234, New York, NY 10002-9998

Include your address & the name and address of the development where you want to apply. Any applications post marked after 4/10/2025 will not be considered.

**Lottery Date & Location: 04/17/2025 Digital Lottery**

The lottery will determine which applications will be reviewed for tenancy.

**YOU HAVE RIGHTS!**

- If you have experienced housing discrimination: <https://dhr.ny.gov/journey-fair-housing> or call 844-862-8703
- Learn about how your credit and background check will be individually reviewed: <https://on.ny.gov/3uLNLw4>

**ACCESSIBILITY INFORMATION**

- Reasonable accommodation and modifications may be requested