



# AFFORDABLE HOUSING

## FARINELLA HOMES, MONICA COURT

### BRANCBURG, NEW JERSEY

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To be eligible to rent an Affordable Housing unit in Branchburg Township, your household must meet the NJ Fair Housing Act maximum household gross income requirements.

Household Size	Low Income	Moderate Income
1	\$36,750	
2	\$42,000	\$67,200
3		\$75,600
4		\$84,000

This two-family home is located on Monica Court, which is off of Readington Road.

Both units are rentals with the first floor being a low-income unit with one-bedroom that is age-restricted (age 62 or older). The second floor is a moderate-income unit with two bedrooms. In addition, the landlord may have certain residency requirements, such as a minimum credit standard and references, which are typical of a rental property. Tenants are required to pay a security deposit. No pets are allowed.

The monthly rental rate includes utilities and is determined upon availability and is subject to state and federal guidelines. All applicants must qualify on the basis of their gross annual income as it relates to the size of the household.

To be eligible to rent one of these affordable units, your household must meet the NJ Council of Affordable Housing requirements and certain landlord residency requirements. Please refer to the Housing Income Requirements or the Affordable Housing Application for further information.

Both units share a utility room with a washer and dryer on the first floor and off-street parking.

**THE MODERATE-INCOME UNIT** is 2-bedrooms and is on the 2<sup>nd</sup> floor. This unit features an eat-in kitchen with electric stove, dishwasher and refrigerator.

**THE LOW-INCOME UNIT** is age-restricted (age 62 or older) with 1 bedroom and is on the 1<sup>st</sup> floor. This unit features a living room kitchen combo with a self cleaning gas stove, refrigerator and dishwasher. The bath has a stall shower that includes grab bars, seat and light.

Please direct any further questions to  
Affordable Housing Services at 908-526-1300 x102 or [affordablehousing@branchburg.nj.us](mailto:affordablehousing@branchburg.nj.us).

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