



## AFFORDABLE HOMEOWNERSHIP OPPORTUNITY FOR FIRST TIME HOMEBUYER!



The Nassau County Land Bank (NCLB), in cooperation with the Long Island Housing Partnership (LIHP), presents an affordable home ownership opportunity in Hempstead Village.  
**APPLICATION PERIOD: March 26, 2021 through April 26, 2021**

LIHP will be accepting **Applications** to purchase a newly constructed single-family home located at 44 Elm Avenue in Hempstead, New York. The home will be made available on a **First-Come First-Served** basis to an eligible household that earns at or below 100% of the area median income for Nassau/ Suffolk Counties as determined by the U.S. Department of Housing and Urban Development (HUD).

To be placed on the list an applicant must:

- Be a first-time home buyer
- Complete and submit the Application, documentation and required \$25.00 fee
- Meet the asset restrictions and all Program Guidelines including down payment requirements
- Have sufficient income to make mortgage payments, including property taxes and insurance
- Have a good credit, employment history and be able to secure a mortgage
- Attend pre-purchase home ownership counseling with LIHP
- Have household income\* that does not exceed the limits shown below:



Household Size	1	2	3	4	5	6	7	8
100%AMI	\$88,600	\$101,300	\$113,950	\$126,600	\$136,750	\$146,850	\$157,000	\$167,100

The home is a 1300 SF, 3 bedroom, 2 bath single story structure with central air conditioning and an unfinished basement. The estimated sales price is: \$379,800

Applications/Program Guidelines will be available on **March 26, 2021** online at <https://www.lihp.org/developments.html> or by calling LIHP at 631-435-4710. Applications may be submitted online or by mail to LIHP at 180 Oser Avenue, Suite 800, Hauppauge, NY 11788.

Applications may ONLY be submitted beginning on **March 26, 2021** and ending on **April 26, 2021**. Applications must be **received** (NOT POSTMARKED) at LIHP's office by **April 26, 2021**. Applications will be reviewed on a first-come first-served basis in the order ranked on the waitlist. \*Income limits may change based on HUD guidelines or due to rounding adjustments.

**If assistance is needed, including language assistance, please contact LIHP. All Fair Housing Laws will be followed.**