

AFFORDABLE TOWNHOMES FOR SALE IN MANALAPAN



Please submit a preliminary application at www.AffordableHomesNewJersey.com and join the **Manalapan Ownership Waiting list** by **June 12, 2023** to be included in the random lottery number drawing to determine priority order.

If you do not have an email address, call 609-664-2769 ext. 5.

- **Manalapan Grove** is located on Ramble Way, Manalapan in Monmouth County.
- **Unit amenities include:** central AC, dishwasher, refrigerator, and washer & dryer hook-ups.
- **Complex amenities include:** tot lot.
- **HOA fee is \$290** per month.
- **Pets allowed** - restrictions apply.
- **Dedicated parking** for each home.

Manalapan Grove, located in desirable Monmouth County, is a brand-new community conveniently located minutes from major roadways, surrounded by great restaurants and retail outlets, as well as local attractions. Lennar homes include energy-conscious features and modern interiors and exteriors.

Prices, income limits, and availability dates are subject to change without notice. Although any income eligible households may apply, residents and workers of Mercer, Monmouth, and Ocean counties will be selected before residents of other counties or states.

Affordable Homes New Jersey
a CGP&H service



Seventy-five NEW two and three bedroom affordable townhomes will be available. The first 15 condominiums are expected to be ready for occupancy in the Winter of 2024.

2 Bedroom Condos		3 Bedroom Condos	
Seven Very Low	\$51,901	Three Very Low	\$67,206
Eighteen Low	\$117,494	Ten Low	\$143,003
Eight Moderate	\$150,291	Two Moderate	\$180,902
Eight Moderate	\$166,690	Two Moderate	\$199,851
Nine Moderate	\$179,808	Eight Moderate	\$215,010

Maximum Gross Income by Household Size

Household Size	Very Low	Low	Moderate
1	\$25,749	\$42,915	\$68,665
2	\$29,428	\$49,046	\$78,474
3	\$33,106	\$55,177	\$88,283
4	\$36,785	\$61,308	\$98,092
5	\$39,727	\$66,212	\$105,940
6	\$42,670	\$71,117	\$113,787