

ATTENTION WAYLAND SENIORS!



Housing expenses getting too high?

Tired of maintaining your home?



Are you ready to downsize?

Do you want your rent to be based off your actual income?

Affordable Senior Housing in Wayland

Eligibility requirements for affordable senior & disabled housing.

MODERATE-INCOME LIMITS

(2023) 1 Person \$82,950 2 Persons \$94,800

WAITING LIST LOCAL PREFERENCE

AFFORDABLE RENT

30% of adjusted gross monthly income.

ASSET LIMIT

There are no asset limits. The WHA applies the HUD passbook rate (currently 4.52%) to the value of real estate and other assets to your rent calculation.

BENT PARK (left) Affordable apartment living in Cochituate. Within walkable distance to local stores and restaurants. Early American architecture and gas lanterns give the feel of a charming colonial village. Walk-up style one-bedroom handicapped accessible and barrier free apartments with first and second floor units available.



Bent Park



Cochituate Village Apartments

COCHITUATE VILLAGE APARTMENTS (right) Affordable apartment living in the historic Cochituate School. One-bedroom handicapped accessible and barrier free apartments with a galley kitchen. Conveniently located in downtown Cochituate within easy walking distance to local stores and restaurants.

Models are available for viewing. Tours by appointment. For more information, call Lynn at (508) 655-6310 x10 or visit our web site: www.wayland.ma.us



Wayland Housing Authority
106 Main Street
Wayland, MA 01778

Equal Housing Opportunity



11/16/2023

LET'S COMPARE Costs

Compare current monthly expenses at home to WHA Senior Housing in Wayland

Monthly Expenses	Your Current Monthly Cost	WHA Senior Housing
Monthly Mortgage or Rent Annual Property	\$_____	30% of Gross Monthly Income Rent is adjusted down with loss of income
Taxes –; 12 Annual Property Insurance –; 12	\$_____	Included
Homeowner's Assoc./Condo Fee	\$_____	Included
Factor in the likely monthly interest gain on assets realized from sale of home (<i>Example: \$ net proceeds x % APR –; 12</i>)	\$_____	Unlimited Assets HUD Interest rate applied (0%)
Monthly Utilities		
Gas	\$_____	Included
Electric-Bent Park	\$_____	Included
Electric-Cochituate Village Apartments	\$_____	Residents receive utility allowance
Water & Sewer	\$_____	Included
Interior Home Repairs/Upkeep/Paint/Carpet	\$_____	Included
Plumber/Electrician/Handyman	\$_____	Included
Appliance Service/Replacement	\$_____	Included
Kitchen/Laundry/Appliances/Hot Water Heater	\$_____	Included
Exterior Building Repairs/Replacement		
Furnace/Air Conditioning/Roof/Painting	\$_____	Included
Outdoor Maintenance		
Lawn Service/Gutters/Snow Removal	\$_____	Included
Housekeeping	\$_____	Home Care Agency Referral
Meals	\$_____	Meals on Wheels Referral
Scheduled Transportation	\$_____	MWRTA Bus Stop
Social/Educational/Entertainment Activities	\$_____	Coffee Klatch/Bingo/Movies
Fitness Activities		
Walking Clubs	\$_____	Included
Home Care	\$_____	Visiting Nurse Referrals
Lifeline/Emergency Response System	\$_____	Lifeline Referral
TOTAL MONTHLY EXPENSE	\$_____	*\$_____