Below Market Rate Purchase Opportunity

22741 WATKINS ST HAYWARD, CA 94541

\$364,207 | **2 BED 2 BATH** | 1159 FT² | 120% AMI MAX. | 2 CAR PARKING

Apply at: www.myhomegateway.com/watkinsstreetbmr







Submittal instructions are attached to application

LOTTERY ON: Date and time to be announced!

BAAHA will notify applicants once lottery time is announced

OPEN HOUSES & PROPERTY INFO:

Contact the listing agent for open houses and for information about the property:

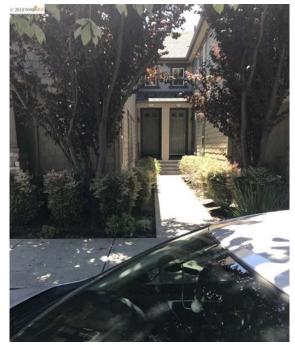
Deborah Williams, BRE #01412100

Keller Williams Realty

(510) 847-2779 | debbelyn96@yahoo.com

See the next page for program participation requirements. This flyer, program details, and application (with instructions) are available on the Bay Area Affordable Homeownership Alliance's (**BAAHA**) website:

myhomegateway.org/watkinsstreetbmr





Bay Area Affordable Homeownership Alliance







PARTICIPATION REQUIREMENTS:





APPLICATION DUE: August 27, 2018 by 5:00 PM

All interested participants <u>must</u> complete a **BMR Program Application**. The application is used to determine eligibility to participate in the lottery to purchase the property (see below). Detailed instructions on completing the application are provided with the app. Apps are available **online** at **myhomegateway.org/watkinsstreetbmr**



HOMEBUYER EDUCATION

Participants must complete a **homebuyer education course** and provide a **certificate of completion** issued from a US Department of Housing and Urban Development (HUD) approved education provider. This course must be **completed before the close of escrow**. Links to HUD certified education providers around the Bay Area are located on BAAHA's website at **myhomegateway.org/hudagencies**



PROGRAM REQUIREMENTS AND PREFERENCES

Applying households must meet certain **eligibility requirements and lottery preferences** to participate in the lottery and to purchase the home. There is a **minimum household requirement of 2 people and preferred maximum of 5**. Households <u>cannot make more than</u> **120% of the Alameda County Area Median Income** (AMI) (based on household size) as **depicted in the table below**. There are lottery **preference points** assigned to households that live and/or work, and are first time homebuyers.

HHS	2	3	4	5
Max Income	\$100,250	\$112,750	\$135,300	\$145,350

Source: California Department of Housing & Community Development (2018)



LOTTERY PROCESS

The current <u>target</u> lottery date is <u>September 6</u>, 2018 in order to <u>participate in the</u> lottery. BAAHA will review the application to determine <u>eligibility</u> and <u>preference points</u> (see above) and notify applicants of their status via e-mail. It is important to get the application in <u>as early as possible</u> so that BAAHA can review, and if necessary contact the applicant with additional questions, or for additional clarification on information provided.

Download the application at www.myhomegateway.com/watkinsstreetbmr

BMR Program Questions: contact BAAHA at bmr@myhomegateway.com

Property Questions: contact listing agent, Deborah Williams, at (510) 847-2779 | debbelyn96@yahoo.com





