

Legacy Basehor Senior Residences  
 2429 N 155<sup>th</sup> Street  
 Basehor, Kansas 66007  
 Phone 913-728-2049  
 Fax 913-728-2059



April 16, 2020

Thank you for your interest in our community. At The Legacy Senior Residences, it is our commitment as a partner with the State of Kansas to provide affordable housing specifically for seniors aged 55 and better who earn less than 60% of the area median income. We provide affordable, high quality housing for seniors in a small community setting. We hope you will find our community to be what you are looking for.

The income limits are based on the total earnings of all persons in the household, these income limits are below:

Unit Size	# of Apts. at property	Max Income limit for a (1) person Household	Max Income Limit for a (2) person Household	Rental Rate utilities included
One Bedroom (50% AMI)	14	\$30,100	\$34,400	\$806
One Bedroom (60% AMI)	4	\$36,120	\$41,280	\$813
Two Bedroom (50% AMI)	22	\$30,100	\$34,400	\$911
Two Bedroom (60% AMI)	2	\$36,120	\$41,280	\$950

We have a limited number of apartments in each of the price ranges shown above. Rental rates are established for each unit based on a fair market rate established by HUD. Rental rates are not based on the income of the resident. Rental rates and income guidelines are subject to change in accordance with the State Income Guidelines, utility allowances and Area Median Incomes. These changes can be made during the lease term and may result in rents being increased or decreased during the lease term.

**DEPOSITS:** A refundable deposit of \$500.00 is required to hold an apartment. Deposits will be refunded in the event the application is not accepted. A \$20.00 non-refundable processing fee is charged for each adult resident. This cost is for credit reporting and a criminal background check.

**PETS:** Small pets are accepted with appropriate fees. There is a \$150 non-refundable fee per pet and a \$35 per month pet fee. The weight limit for the pet is 25 lbs. No fees will be charged for Service Animals.

**UTILITIES:** All UTILITIES ARE PAID BY THE OWNER. The apartments are all electric. The resident is responsible for the phone, cable and internet.

**GARAGES:** Are available at \$50.00 per month for residents. There are 24 garages available at the property.

**APPLIANCES:** All apartments are equipped with Energy Star Rated refrigerator, dishwasher, range, disposal, built in microwave, and full size washer and dryer at no extra charge.

**SMOKING:** This is a non-smoking community.

We look forward to you becoming a valued resident at our community and will be happy to assist you further.