



One Thompson Avenue



Dover, New Jersey

One-, Two & Three-Bedroom Apartment Homes

One Thompson Avenue is a brand new family rental community located in Dover, NJ. The 70-unit development features one-, two-, and three-bedroom apartment homes. Apartments are affordable at a variety of income tiers, with a veterans preference. All residents of One Thompson Avenue will have access to on-site supportive services.

COMMUNITY AMENITIES:

- Inviting community lounge
- On-site laundry facilities on each floor
- Fitness center for resident use
- Bicycle storage
- Secured access entry
- Professionally landscaped grounds
- On-site professional management team and supportive services
- Service-oriented maintenance with 24-hour emergency call service

RESIDENCE FEATURES:

- Modern kitchen including electric range and dishwasher
- Spacious closets
- Central A/C
- Pet-friendly (restrictions apply)
- Resident is responsible for electric and cable.

VETERANS PREFERENCE

Contact Us:

1 Thompson Avenue | Dover, NJ 07801
 T: 862.346.7126 | F: 973.957.3220 | TTY: 711
 E: OneThompson@Pennrose.com
OneThompsonAve.com

PROGRAMS AND ELIGIBILITY

Program requirements are specific to the property and individual unit. Eligibility for programs depends on several factors including: the number of people in the household, the total annual household income, credit and criminal background screening, and other criteria. One Thompson Avenue offers the following rent programs: Low-Income Housing Tax Credit, HOME Program

HOW TO APPLY

Complete the property Pre-application, available on the website or in person. Please contact the office if you would like a Pre-application emailed or mailed to you.

Return the completed, signed, and dated Pre-application to the property during business hours, via US Mail, email, or fax. A non-refundable \$25 application fee per adult household member is required, payable to: One Thompson Avenue.

If there is an available unit that your household qualifies for, you will be contacted to schedule an application interview. Please plan to bring the following:

- Social Security Card(s) for each household member.
- Original Birth Certificate(s) for each household member.
- Addresses of your employer, bank, Social Security Office, and all other information pertaining to income. All applicants are required to provide legal documentation of all income.

If there are no units currently available that your household qualifies for, you will be mailed a Confirmation of Pre-application via U.S. Mail and placed on the property's waiting list. You will be contacted when a unit that your household qualifies for becomes available. Upon receipt of the Application, credit, criminal, and landlord screening will be processed.

INCOME LIMITATIONS & RENTS

(Effective 7/2024 and subject to change)

Unit Size	Household Size	Qualifying Household Income Range	% AMI	Monthly Rent
1 Bedroom	1 person	\$40,011 - \$45,650	50%	\$1,167
	2 people	\$40,011 - \$52,150		
2 Bedroom	1 person	\$47,931 - \$45,650	50%	\$1,398
	2 people	\$47,931 - \$52,150		
	3 people	\$47,931 - \$58,650		
	4 person	\$47,931 - \$65,150		
	2 people	\$57,977 - \$62,580	60%	\$1,691
	3 people	\$57,977 - \$70,380		
4 person	\$57,977 - \$78,180			
3 Bedroom	3 people	\$55,406 - \$58,650	50%	\$1,616
	4 people	\$55,406 - \$65,150		
	5 people	\$55,406 - \$70,400		
	6 people	\$55,406 - \$75,600		
	3 people	\$67,029 - \$70,380	60%	\$1,955
	4 people	\$67,029 - \$78,180		
	5 people	\$67,029 - \$84,480		
	6 people	\$67,029 - \$90,720		