



## The Residences at North Hill



## NOW LEASING! Mount Vernon District's New Affordable Apartment Homes!

Fairfax County, VA

**NOW LEASING!** Residences at North Hill is a family and senior rental community currently leasing in Alexandria, VA. The 279-unit development features one-, two-, and three-bedroom apartment homes. Apartments are affordable to households at 30%, 50%, and 60% AMI and include a modern living space and kitchen. Residents enjoy an inviting community building, playground, and a 12-acre public park. Located along Richmond Highway, living at Residences at North Hill affords residents the opportunity to live close to shopping, dining, entertainment, and transportation. The property is located a short-drive from downtown Alexandria, and public transportation makes commuting into Washington D.C. a breeze.

### COMMUNITY AMENITIES:

- Inviting community room
- Fitness center
- Public/resident recreational plaza
- Professionally landscaped grounds
- On-site professional management team
- Service oriented maintenance with 24-hour emergency call service
- All prospective new residents receive in depth and standardized credit, criminal, and landlord background screening through a third-party reporting agency

### RESIDENCE FEATURES:

- Modern kitchen
- In unit washer and dryer hookup\*\*
- Spacious closets
- Carpeted bedrooms, hard-surface living areas
- Ceramic-tiled baths
- Central A/C

[Leasing Preference for residents of 22306, 22309, 22060 zip codes.](#)

**NOW LEASING! FILL OUT AN APPLICATION AT:**  
[www.ResidencesAtNorthHill.com](http://www.ResidencesAtNorthHill.com)

7230 Nightingale Hill Lane, Alexandria, VA 22306  
ResidencesAtNorthHill@Pennrose.com  
T: 571.556.8145 | F: 571.470.8222

\*Income Restrictions Apply. \*\*Senior Building has a central laundry room.

**PENNROSE**  
Bricks & Mortar | Heart & Soul



COMMUNITY  
HOUSING PARTNERS



# Income Restrictions

8.17

Unit Size	Household Size	Qualifying Household Income Range	% AMI	Monthly Rent
1 Bedroom	1 people	\$55,234 - \$60,300	60%	<b>\$1,611</b>
	2 people	\$55,234 - \$72,360		
2 Bedroom / 1.5 Bath	2 people	\$66,034 - \$72,360	60%	<b>\$1,926</b>
	3 people	\$66,034 - \$81,420		
	4 people	\$66,034 - \$90,420		
3 Bedroom / 1.5 Bath	3 people	\$76,046 - \$81,420	60%	<b>\$2,218</b>
	4 people	\$76,046 - \$90,420		
	5 people	\$76,046 - \$97,680		
	6 people	\$76,046 - \$104,940		

## Frequently Asked Questions

**Pet Policy** - We do not accept pets. Service animals allowed.

**Application/Move-in Process** - Applying to a Low Income Housing Tax Credit unit may take two-three weeks for final approval.

**Affordable Housing Options** - We accept Fairfax County Housing Choice Vouchers. Project Based Vouchers must apply through Fairfax County Housing Authority.

**Preferred Employer Program** - We currently have specials for all First Responders (Fire, Police, and Medical) and Government Employees.

**Internet/Cable Provider** - Internet and Cable are not included in the rental rate noted above. Cox is the only provider for internet and cable.

**Parking Permits** - One parking pass is provided per adult. There is no parking fee.

**Short-Term Leases** - We do not offer short-term leases. All leases are 12 months long.