

The Arlington Marketing Flyer

Developer Name: TSADI

Property Management Company Name: Thomas Safran & Associates

Property Name: The Arlington

Property Address: 3300 W WASHINGTON BLVD LOS ANGELES CA 90018

Open for Marketing: 10/21/2024

Pre Application Open Date: 11/20/2024

Pre Application Close Date: 12/20/2024

Lottery Dates: 02/20/2025

Property Application Information

Property Management Contact Name: Natalie Calderon

Property Management Contact Title: On-Site Manager, Property Manager

Property Management Contact Email: arlington@tsaproperties.com

Property Management Contact Phone Number: (888) 292-2627

TTY/TDD: 711

Property Website: <https://tsahousing.com/>

Rental Application Link: <https://tsahousing.com/>

Methods of how applications will be provided and accepted:

1st Method of how applications will be provided and accepted: Online

2nd Method of how applications will be provided and accepted: Mail

3rd Method of how applications will be provided and accepted:

4th Method of how applications will be provided and accepted:

Mailing Address for Application: The Arlington c/o Thomas Safran & Associates, PO Box 49898, LA, CA 90049

Fax Number:

Property Information

Housing Type: Apartments

Year Built: 2024

Housing Program: Combination of CES and Non-CES units

Shared Living Facility: No

Pre-Application fee: 0.00

Credit Screening Fee: 25.00

Property Description: The Arlington is located at 3300 W Washington Blvd, Los Angeles, CA 90018. This property is an affordable, rent and income restricted property located in Los Angeles, California. The property features 42 studios, 21 two-bedroom units, 20 three-bedroom units and 1 staff unit. Amenities include a fitness room, on-site laundry facilities, long-term bicycle storage, on-site parking, and courtyard with playground and BBQ area. A community room with a kitchen, TV, and computer lab will be available to residents. On-site property and case management will be offered.

Property Features: Amenities include a fitness room, laundry facilities, long-term bicycle

storage, on-site parking, and courtyard with playground and BBQ area. A community room with a kitchen, TV, and computer lab will be available to residents. On-site property and case management will be offered.

Units Available: All units are available for the lease up of this new construction.

Accessible Features: Mobility Accessible Units Features include: Bath Grab Bars, Toilet with Grab Bars, Lowered Cabinets, Accessible Appliances Audio/Visual Accessible Units Include: Audio/Visual fire and smoke alarms with strobes, Audio/Visual carbon monoxide detectors with strobes

Parking Type:

Parking Fee:

Income Limits: Up to 50% AMI

Referral Agency: The People Concern

Support Services:

Rental Policy Info: COMING END OF 2025 This property is an affordable, rent and income restricted property located in Los Angeles, California. The property features 42 studios, 21 two-bedroom units, 20 three-bedroom units and 1 staff unit. Amenities include a fitness room, on-site laundry facilities, long-term bicycle storage, on-site parking, and courtyard with playground and BBQ area. A community room with a kitchen, TV, and computer lab will be available to residents. On-site property and case management will be offered. Applicants must have a gross monthly income that is at least twice their monthly rent. For example, if monthly rent is \$1,200, the gross annual income should be at least \$28,800 ($\$1,200 \times 2 \times 12$ months). Failure to satisfy the minimum income to rent ratio is indicative of insufficient income to pay rent and all other household expenses. Voucher applicants and applicants of subsidized units are exempt from the minimum income requirements.

Rental Special Notes: COMING END OF 2025 This property is an affordable, rent and income restricted property located in Los Angeles, California. The property features 42 studios, 21 two-bedroom units, 20 three-bedroom units and 1 staff unit. Amenities include a fitness room, on-site laundry facilities, long-term bicycle storage, on-site parking, and courtyard with playground and BBQ area. A community room with a kitchen, TV, and computer lab will be available to residents. On-site property and case management will be offered. Applicants must have a gross monthly income that is at least twice their monthly rent. For example, if monthly rent is \$1,200, the gross annual income should be at least \$28,800 ($\$1,200 \times 2 \times 12$ months). Failure to satisfy the minimum income to rent ratio is indicative of insufficient income to pay rent and all other household expenses. Voucher applicants and applicants of subsidized units are exempt from the minimum income requirements.

Description of how applicant can request a Reasonable Accommodation: Reasonable accommodations can be requested on the application or by email.

Pre-Applications are available on accesshousingla.org

This housing is offered without regard to race, color, religion, sex, gender, gender identity and expression, familial status, national origin, citizenship status, immigrant status, primary language, marital status, ancestry, age, sexual orientation, disability, source of income (including receipt of Section 8 and other similar vouchers), genetic information, military or veteran status, arbitrary characteristics, or any other basis currently or subsequently prohibited by law.

