

CZECH COTTAGES, L.L.C.

*515-521 24th Street • 518-520 25th Street
Wilson, Kansas*

Thank you for your interest in Czech Cottages ... the area's newest affordable housing alternative for seniors. The six 791 square foot two-bedroom apartments are all ground level and include the following features:

Energy-efficient "straw bale" construction; private entrance; electric range with self-cleaning oven; frost-free refrigerator; garbage disposal; automatic washer and dryer; central heat and air conditioning; living room and bedroom carpeting; ample cupboard and closet space; handicapped accessible bathroom with shower; safe-room built to FEMA standards; and carport.

Interior and exterior maintenance, lawn care, snow removal, water, sewer and refuse collection services are provided.

To qualify as a resident, your anticipated GROSS HOUSEHOLD INCOME (before any deductions) FROM ALL SOURCES during the next twelve months cannot exceed the following:

1 Person - \$19,866.00	3 Person - \$25,542.00
2 Person - \$22,704.00	4 Person - \$28,380.00

Monthly rent is \$350.00 per apartment.

All apartments will be rented on a first-come, first-serve basis according to the Fair Housing Act and IRS Section 42 federal housing guidelines administered by the Kansas Department of Commerce & Housing. At least one full-time resident of each apartment must be 55 years of age or older.

- For Additional Information Please Contact -

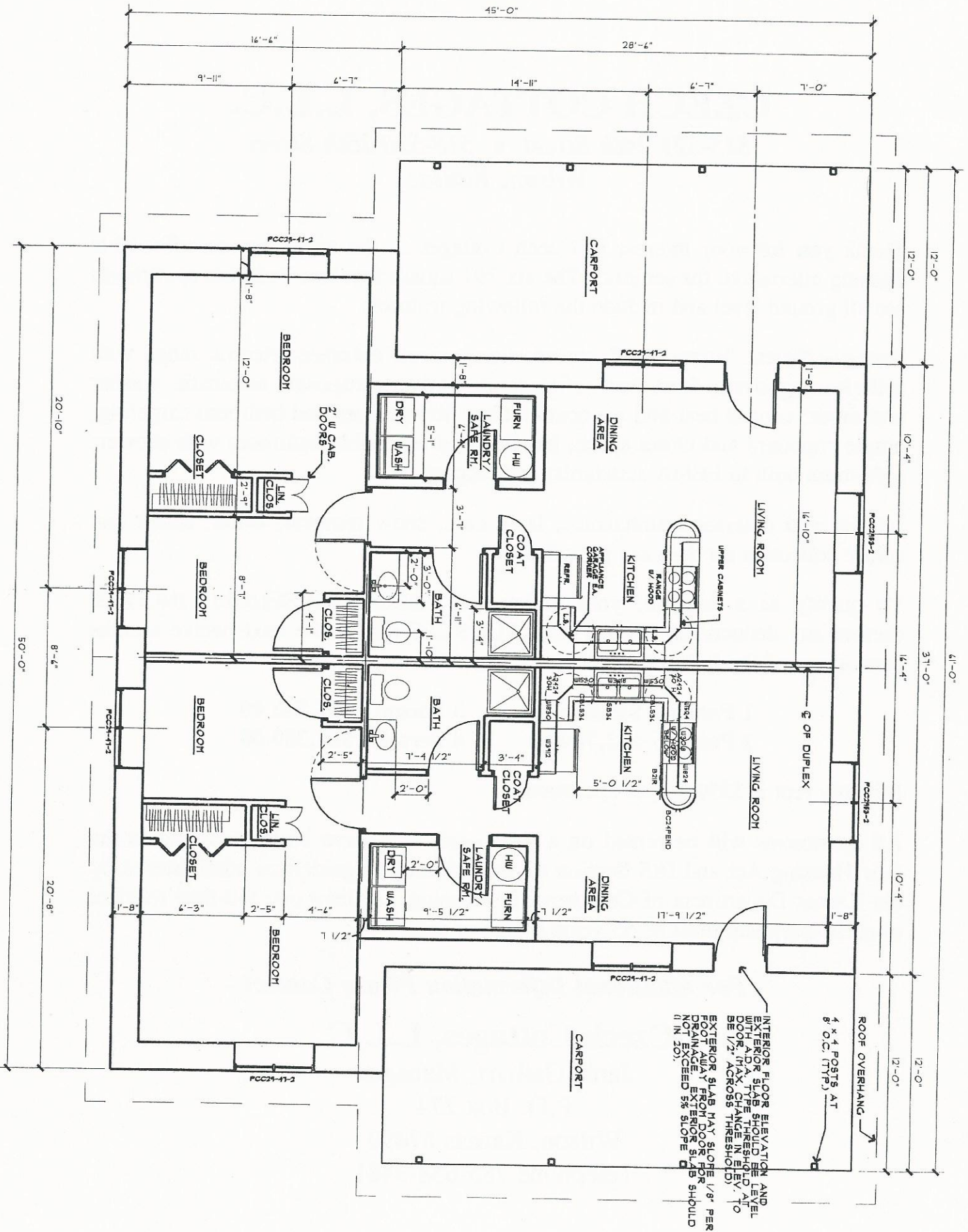
Czech Cottages, L.L.C.

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INTERIOR FLOOR ELEVATION AND EXTERIOR SLAB SHOULD BE LEVEL DOOR MAX. THE THRESHOLD AT BE 1/2" ACROSS IN LEVEL TO BE 1/2" ACROSS THRESHOLD)

EXTERIOR SLAB MAY SLOPE 1/8" PER FOOT AWAY FROM DOOR FOR DRAINAGE EXTERIOR SLAB SHOULD NOT EXCEED 5% SLOPE (IN 20')

ROOF OVERHANG
4 x 4 POSTS AT 8' O.C. (TYP)