

Coan Pond Residences

3700 Pender Drive, Fairfax, Virginia 22030

- ❖ The *Coan Pond Residences* provide comfortable, affordable living quarters to working single adults living on a limited budget. Each efficiency is partially furnished and thoughtfully designed to afford privacy and comfort at a price well below market rents. The *Coan Pond Residences* offer pleasant living accommodations without the commitment of a long-term lease or the financial hardship of a large security deposit. Convenient public transportation on Pender Drive. Route 625: Random Hills-Pender Drive.

Unit Amenities:

- ❖ Bedroom area with twin bed, some with table and chair
- ❖ Private bath with shower
- ❖ Kitchenette area including a small refrigerator, microwave oven, electric cooktop, sink and garbage disposal
- ❖ Individually controlled heating and cooling unit
- ❖ Free local phone service with land line phone provided
- ❖ Cable hook-up in each room (residents pay for cable service and WI-FI)

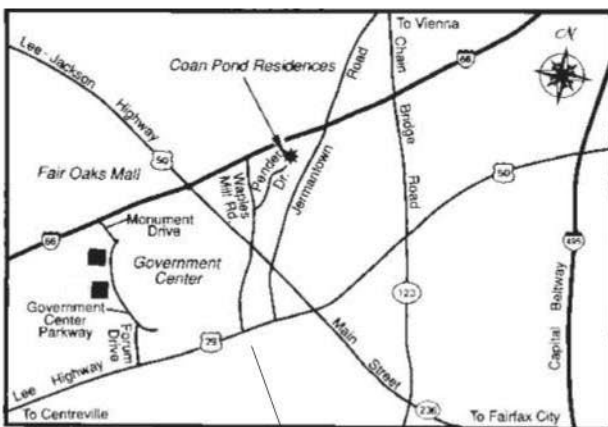
Other Amenities Include:

- ❖ Separate laundry room with washers and dryers
- ❖ Lounge area with cable TV service
- ❖ Free resident parking

Affordable Rates:

Room rental is **30% of income**, with renewal option every two weeks. All utilities - *including local phone service* - are included in the rent. No pets allowed. Resident must supply their own linens (towels, bed linens, etc.). Applicants must have a minimum income of \$21,660* (maximum income allowable: \$64,980*) and meet certain basic eligibility requirements, (* *income limits subject to change*)

If Coan Pond Residences meet your housing needs, please complete the attached application, and return it to:



Wedgewood Management Office
7615 McWhorter Place
Annandale, Virginia 22003

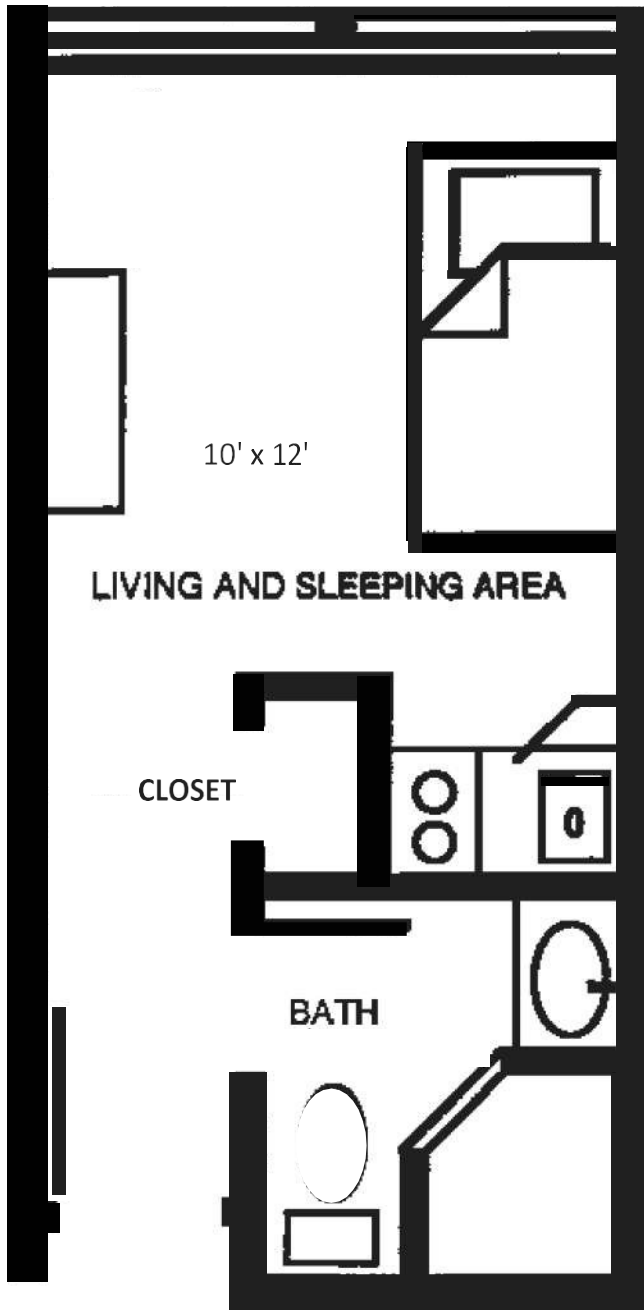
Or

Scan to wedgewoodleasing1@emcmgmt.com

Voice 703-256-0400

COAN POND RESIDENCES

Floor Plan



Each Efficiency includes:

- private bath
- individually controlled heating and cooling unit
- carpeting or vinyl plank flooring
- attractive blinds
- clothes closet
- view of wooded area

Living/Sleeping Area includes:

- twin bed with storage drawers
- table and two chairs in some units
- kitchenette with microwave, sink, electric cooktop, undercounter refrigerator, and garbage disposal
- landline phone provided with local phone

Typical room shown.
Some units vary in size/layout.



Working Singles Housing Program
COAN POND RESIDENCES

Preliminary Application

SSN: _____

Last Name _____ First _____ M.I. _____

Address _____ Apt. _____

City _____ State _____ Zip _____ Sex (Check one Male Female

Home Phone () _____ Work Phone () _____

Date of birth _____ Cell Phone () _____

Income Information (Before Taxes)

Email _____

Amount of gross income Wages \$ _____ Other \$ _____ per/ _____

Check one weekly bi-weekly monthly

Employer's Name _____

Address _____

City _____ State _____ Zip _____

Ethnic Information

This information is for statistical purposes only.

Please check the group to which you belong:

White Black Asian/Pacific Islander

American Indian/Native American

Check one: Hispanic Non-Hispanic

Priority System: Priority is given to persons who live or work in Fairfax County. Your place on the application/ waiting list is based on the date of your application and your priority status.

The following is for data collection purposes only. Please check **Yes** or **No**:

I am employed by Fairfax County Government

Yes No

I am employed by Fairfax County Public Schools

I live or work in Fairfax County (exclusive of Fairfax City within Zip Codes 22030, 22031, or 22033)

I will require a room with accessibility modifications

If yes, what type of modification is necessary?

I have previously lived in a unit subsidized by a federal or local housing program

If yes, which program, when and where? _____

I certify that the information given is correct and complete to the best of my knowledge and that inquiries may be made to verify the statements made herein. Any intentional or willful misrepresentation of the facts included on this application may result in denial of housing. **Notify management promptly in writing of any changes in address or income.**

SIGNATURE _____

DATE _____

Complete this form and mail to:
Wedgewood Management Office 7615 McWhorter Place Annandale, VA 22003
Or scan to wedgewoodleasing1@pratumco.com
Voice 703-256-0400



