

Artist & Non-Artist Rents & Household Income

AMI is abbreviation for "Area Median Income"

AMI	Unit Size	Rent*	# Units
60%	1 BR	\$852	38
	2 BR	\$1029	21
80%	1 BR	\$1139	5
	2 BR	\$1384	2
100%	1 BR	\$1139	4
	2 BR	\$1384	4

* Rent includes sewer and trash removal. Income guidelines & permitted household size are subject to change

** Minimum income listed may not apply to applicants with Section 8 or other qualifying rental subsidies. Asset limits also apply

Units for mobility, audio, and visually impaired are also included in the above.

Artist & Non-Artist Maximum Household Income

	60% AMI	80% AMI	100% AMI
1 person	\$37,200	\$49,600	\$62,000
2 people	\$42,480	\$56,640	\$70,800
3 people	\$47,820	\$63,760	\$79,700
4 people	\$53,100	\$70,800	\$88,500

THE ABOVE INCOME LIMITS ARE SUBJECT TO CHANGE

Credit & Background checks may be performed
NO APPLICATION FEES



DIRECTIONS

From Albany Region: Take I-787 N to I-90W toward Buffalo. Take exit 27 to NY-30N. Left onto NY-5W straight through the traffic circle. Right onto NY67W/Fort Johnson Ave. Right onto Benedick Corners Rd/County Hwy 142. Left onto county Hwy 107. Quick right onto Hales Mills Rd. Left onto NY 29W. Right onto Hales Mills Rd Ext. Take 1st exit at the traffic circle toward Kingsboro Ave. Left onto Park St. Left onto E Pine St. Right onto S Main St. Left onto Cayadutta St straight onto Frontage Rd. Right onto Church St and Glove City Lofts are on the left.

LOFTS AVAILABLE TO ARTISTS & NON-ARTISTS.

FOR MORE INFORMATION

Kearney Realty Group & Development Group
57 Route 6, Suite 207
Baldwin Place, NY, 10505

Instagram: @glovecitylofts
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ARTIST & NON-ARTIST LOFT APARTMENTS

GLOVE CITY LOFTS

Glove City Lofts
52 Church St
Gloversville, NY 12078

www.GloveCityLofts.com

@glovecitylofts

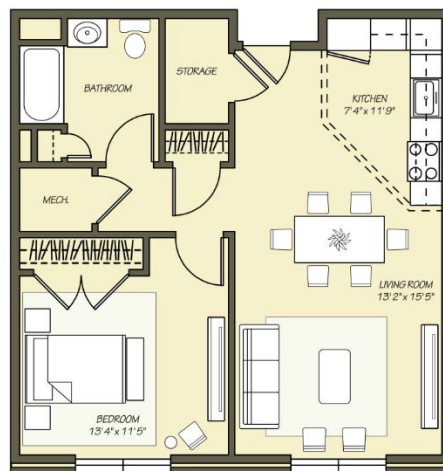


AMENITIES

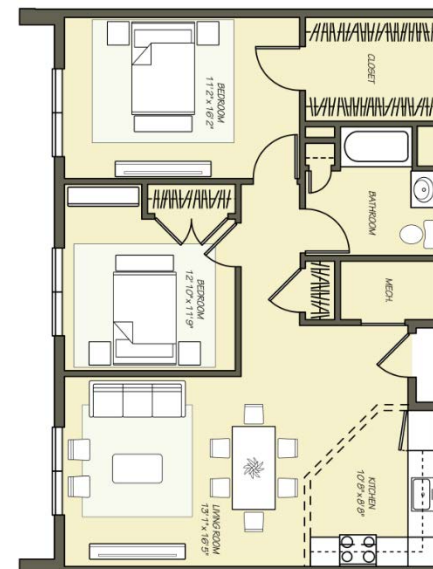
- On-site superintendent
- On-site management office
- On-site Laundry Room
- Elevator
- Exhibition space for the artist to display their work

COMMUNITY FEATURES

- Walkable/bikeable community with easy access to public transportation
- Walking Distance to Main St:
 - Downtown Gloversville
 - Restaurants and Boutiques
 - City Office Buildings
 - Trail Station Park/Rail Trail
- Dorn Space, Glove Theatre, Pine St Antiques, Micropolis Gallery and more
- Central to the emergency services: fire, police, and Nathan Littauer Hospital
- Gloversville Public Library
- Gloversville Enlarged School District/ Fulton Montgomery Community College
- Numerous parks/walking trails, breweries, and historic sights all within driving distance.



1 BEDROOM LAYOUT



2 BEDROOM LAYOUT