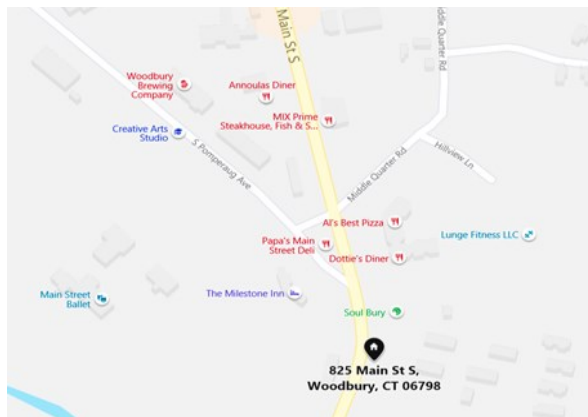


Woodbury Senior Housing Inc.

Since 1981, Spruce Bank Farm has provided comfortable, secure homes in a beautiful hillside setting. More than a place to live, Spruce Bank Farm is a flourishing neighborhood of diverse residents, caring staff and dedicated volunteers who share commitment to fostering independence, mutual respect and the continued growth of all who live, work or volunteer in this community.



Spruce Bank Farm III



825 Main Street, South
Woodbury, Connecticut 06798
Phone: (203) 266-4628
Fax: (203) 266-4886

Property Sponsored by:

Woodbury Senior Housing Inc.
A non-profit corporation



Funded by:



Managed by:



117 Murphy Road
Hartford, CT 06114

Spruce Bank Farm III

*A scenic community consisting
of 12 Apartment Homes for
individuals
62 years of age
and over.*



Location:
825 Main Street, South
Woodbury, CT

Who May Apply:



People interested in residency must meet federal eligibility requirements. Residents are admitted in accordance with the Fair Housing Law without regard to race, color, creed, religion, national origin, familial status, sex, sexual orientation or handicap. One member of the household must be at least 62 years of age.

Application Process:

To request an application call: (203) 266-4628 or stop by the office located in the Community Center, between the hours of 9:00 a.m. - 5:00 p.m., Monday through Friday.

Unit Information:

There are 2 Buildings with 6 Apartments to a Building, all on ground level.

- 12 - One Bedroom Apartments
- 2 of which are Fully Handicapped Accessible

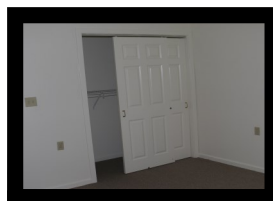
Each Apartment Features:

- Wall to wall carpeting
- Cable Ready TV Hookup
- Assigned Parking Space
- Beautiful Views

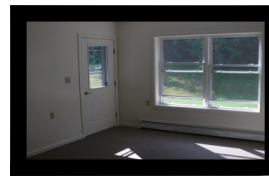
Full Kitchen with appliances:



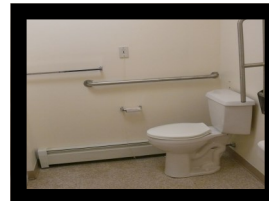
Closet Space:



Livingroom:



Full bathroom:



Rent Schedule:

Rents are determined in accordance with regulations of the HUD 202 PRAC and are based on the size of the unit and the income of the occupant (s).

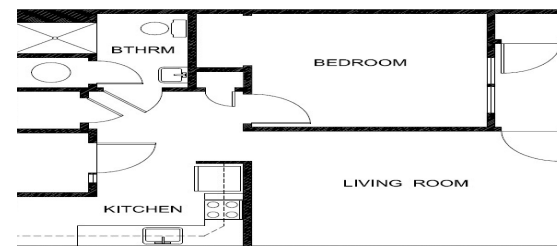
Rent includes:

- All utilities water, refuse collection, snow removal, ground and building maintenance

Rent does not include:

- Cable TV/internet or air conditioning

One-Bedroom Apartment:



For Your Enjoyment & Convenience:



- Community Room with Kitchen Facilities and Patio
- On-Site Laundry Facility
- On-Site Office and Maintenance Superintendent
- Small Pets Accepted with Prior Approval

