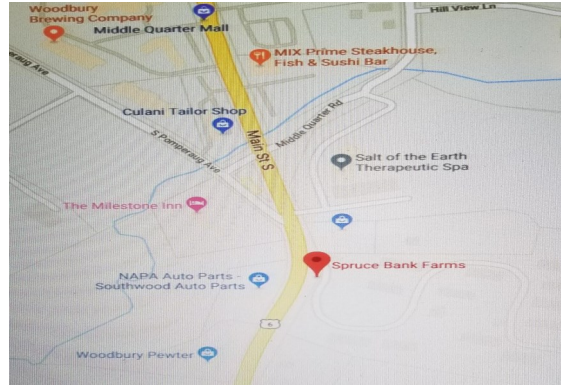

Mission Statement

The mission of Spruce Bank Farm is rooted in its beginnings, when leaders from the faith communities of Woodbury joined together to form the Woodbury Interfaith Elderly Housing Corporation. The goal was and continues to be, to address the town's need for quality, affordable housing for senior citizens. 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



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

Property Sponsored by:

Woodbury Interfaith Elderly Housing Corp.
A non-profit corporation



Funded by:



Spruce Bank Farm is an equal Opportunity
Employer and Provider

Managed by:



117 Murphy Road
Hartford, CT 06114

Spruce Bank Farm

*A scenic community of
48 households within
the property for people
62 years of age and
over or disabled.*



Location:
823 Main Street, South
Woodbury, CT 06798

Who May Apply:



People interested in residency must meet the USDA Rural Development 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 or disabled.

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 12 Buildings with 4 Apartments to a Building, all on ground level.

- 45 - One Bedroom Apartments
- 3 of which are Handicap Accessible
- 3 - Two Bedroom Apartments
- Smoke Free Community, Effective as of January 1, 2021

Each Apartment Features:

- Wall to wall carpeting
- Cable ready TV hookup
- Assigned parking space
- Beautiful views
- Central air conditioning
- Patio/deck

Bedroom:



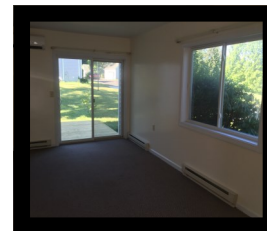
Full Bathroom:



Kitchen With Appliances:



Livingroom/Dining



Rent Schedule:

Rents are determined in accordance with USDA Rural Development regulations and are based on the size of the unit and the income of the occupant (s).

Rent includes:

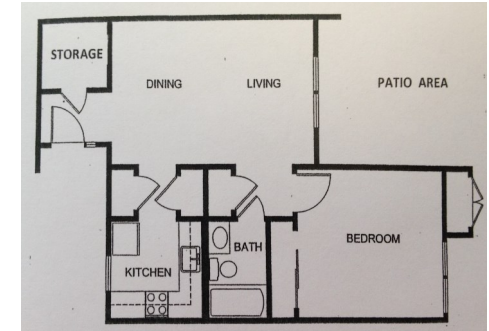
- Water, refuse collection, snow removal, ground and building maintenance

Rent does not include:

- Cable TV/Internet
- Electric Utilities (heating is also electric)

One Bedroom Apartment:

Square Footage 580



For Your Enjoyment & Convenience:



- Community Room with Kitchen,
- Decks
- Coin Operated Laundry Facility
- On-Site Office and Superintendent
- Small Pets Accepted with Prior Approval

