



City of Indio
NEIGHBORHOOD STABILIZATION PROGRAM 2 (NSP2)

Available Featured Home

**83150 Emerald Ave,
Indio, CA**

**3 Bedrooms
1.5 Baths
988 Sq Feet
Lot Size/sf: 6,600**



\$176,000.00

TARGETED SALES PRICE

Up to \$40,000 in

**Purchase Price/Closing Cost Assistance
Available**

Home will be Renovated with:

**New Kitchen, New Windows, Desert
Landscaping, New Energy Efficient Ap-
pliances, Water Heater, and HVAC Equip-
ment**

This property is being sold exclusively to qualifying buyers of the City of Indio Neighborhood Stabilization Program (NSP). Buyers may be eligible for up to \$40,000 in down payment assistance, and must qualify based on the following: 1. Must be a first time home buyer, OR must not have owned a home in the last three (3) years; and 2. Must be able to obtain a mortgage loan for the purchase from an approved lender/bank; and 3. Must attend a HUD-approved 8-hour Homebuyer Counseling/Training Workshop; 4. Must have an annual household income that does not exceed the yearly income limits as follows: Household size/maximum income respectively... 1/\$22,600, 2/ \$25,800, 3/\$29,050, 4/\$32,250, 5/\$34,850, 6/\$37,450, 7/\$40,000. Home will be move-in ready condition before close of escrow. Final purchase price is based on lender appraised value. This is a Housing and Urban Development (HUD) program and qualifying conditions are strictly adhered to.

To request an application or information call:

Coachella Valley Consulting, Ivette Cano
45110 Oasis St, Indio CA 92201

Phone: 760-391-4146

E-mail: ICano@indio.org

OR

 **realty™**
All About You.



760-902-6170