

Oakland County - Subsidized and Affordable Housing List

Updated March 2026

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Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Auburn Hills								
Meadow Creek Village 2185 South Blvd Auburn Hills, MI 48326 (248) 253-8640	https://www.nationalchurchresidences.org/communities/meadow-creek-village/	62+	Annual Income: 1 Person: Under \$33,600 2 People: Under \$38,400	1 BR	30% AGAI NO Section 8	Water/Gas/Electric Included. 1 Dog/Cat under 30lbs and 18" max. 2 Birds or Caged Animals. 10 Gallon Fish Tank. \$300 Pet Deposit.	6 Months to 1 Year	MSHDA
Meadows of Auburn Hills 3131 N. Squirrel Rd. Auburn Hills, MI 48326 (248) 370-9393	https://www.dhsmgt.com/property/meadows-of-auburn-hills/	55+	Income of 2x rent amount required. Annual income: 1 Person: Under \$43,380 2 People: Under \$49,560	1 BR - \$1,045 2 BR - \$1,255 (All Units have one Bath)	ACCEPTS SECTION 8	Gas & Water Included. 2 Pets allowed under 30 lbs with breed restrictions. \$200 non refundable pet deposit + \$25 Monthly Pet Fee.	6 Months for all Units	Tax Credit w/MSHDA assistance
Birmingham								
The Baldwin on Chester 200 Chester St. Birmingham, MI 48009 (248) 540-4555	https://thebaldwinonchester.com/	55+	40% of units are Income Based. 60% of units are Market Rate. Must make 2x the Rent for Market Rate Units. Annual income: 1 Person: Under \$53,700 2 People: Under \$61,400	1 BR 2 BR/1 BA 2 BR/2 BA 1 BR Market Rate \$2,500+ 2 BR Market Rate \$3,250	ACCEPTS SECTION 8	Gas & Water Included. Allows Small Pets, 25lb max with \$500 Pet Deposit	Subsidized List CLOSED for 2 yrs. Market Rate List OPEN.	MSHDA

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Clawson								
Clawson Manor Co-Op 255 West 14 Mile Rd. Clawson, MI 48017 (248) 435-5650	https://csi.coop.com	62+	Max Income 1 Person -\$35,350 2 People - \$40,400	Studio 1 BR Accessible Units	30% AGAI NO Section 8	Water/Electric/Gas Included. Dogs and Cats Under 20 lbs. No Pet Deposit.	Studio- Open. 1 BR - 1 Year Wait. Accessible Unit-Short Waitlist.	MSHDA
Farmington								
Farmington Place 32900 Grand River Farmington, MI 48336 (248) 478-8544	https://www.farmingtonplace.com/	62+ 18+ Requiring Accessible Mobility Features.	Max Income 1 Person \$56,600 2 People \$64,650	1 BR 2 BR	30% AGAI NO Section 8	Water/Electric/Gas Included. Small Pets under 25 lbs - \$300 pet deposit.	3-5 Year Waitlist for 1 & 2 BR Units	MSHDA
Farmington Hills								
Baptist Manor Alpha Apartments 30251 13 Mile Rd. Farmington Hills, MI 48334 (248) 626-6100	www.thebaptistmanor.org	62+ 18+ Persons who Require Accessible Mobility Features.	Only Market Rate Units. 2x the Rent.	Remodeled Studio \$1,200 Un-remodeled 1 BR - \$1,200 2 BR - \$1,300	ACCEPTS SECTION 8	Water/Electric/Gas/Cable/Internet/Phone Included for all Units. 1 Pet Allowed 30lbs max, 14in shoulder height max, \$300 Deposit.	6 Months to 1 Year Waitlist for all Units.	
Baptist Manor Drake Apartments 23200 Drake Rd. Farmington Hills, MI 48335 (248) 626-6100	www.thebaptistmanor.org	62+	Max Income 1 Person \$33,350 2 People \$40,400	1 BR 2 BR	30% AGAI NO Section 8	Gas/Water/Cable/Internet/Phone Included. Tenant pays Discounted Electric. 1 Pet under 30lbs, 14in height max at shoulder, \$50 deposit upfront, \$10/month until \$300 total.	2 Year Wait for 1 BR. Accepting applications for 2BR.	HUD 8/202

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Farmington Hills <i>Continued</i>								
Baptist Manor Epsilon Apartments 30239 13 Mile Rd. Farmington Hills, MI 48334 (248) 626-6100	www.thebaptistmanor.org	62+	Max Income 1 Person \$56,600 2 People \$64,650	1 BR 2 BR	30% AGAI NO Section 8	Gas/Water/Cable/Internet/Phone Included. Tenant pays Discounted Electric, 1 Pet under 30lbs, 14in height max at shoulder, \$50 deposit upfront, \$10/month until \$300 total.	2 Year Waitlist for 1 BR. Accepting Applications for 2BR.	Project Based Section 8
Baptist Manor Gamma Apartments 30245 13 Mile Rd. Farmington Hills, MI 48334 (248) 626-6100	www.thebaptistmanor.org	62+ 18+ Persons who Require Accessible Mobility Features.	Only Market Rate Units. 2x the Rent.	Un-remodeled Studio - \$1,000 Un-remodeled 1 BR - \$1,2000 2 BR - \$1,300	ACCEPTS SECTION 8	Water/Electric/Gas/Cable/Internet/Phone Included for all Units. 1 Pet Allowed 30lbs max, 14in shoulder height max, \$300 Deposit.	Studio- Available, 1BR- Available, 2BR- 2 Year Waitlist.	
Carrington Place Apartments 35250 Freedom Rd. Farmington Hills, MI 48335 (248) 471-1780	www.carrington-place-apartments.com	55+	Must make 2x Rent. Max Income 1 Person: \$43,380 2 People: \$49,560	1 BR - \$1,112 2 BR - \$1,313	ACCEPTS SECTION 8	Water Included. Service Animals Only. No Smoking.	Waitlist is Open for all Units	Tax Credit
Ferndale								
Devon Square Apartments 1225 Orchard St. Ferndale, MI 48220 (248) 541-7128	https://devonsquareapts.com/	62+ 18+ with Disability Requiring Mobility Accessible Unit 18+ Families	Max Income 1 Person \$35,350 2 Person \$40,400	Senior/Accessible 1 & 2 BR Families-2 BR	30% AGAI NO Section 8	Water Included. \$300 Pet Deposit.	1.5 Year for 1 & 2BR. Waitlist is OPEN.	Project Based Section 8 + tax credit

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Ferndale <i>continued</i>								
Ferndale Housing Commission Autumn House 500 E. 9 Mile Road Ferndale, MI (248) 547-9500	http://ferndalehousing.com/	Please contact Ferndale Housing Commission for more information	Under 80% AMI 1 Person \$53,700 2 People \$61,400		30% AGAI	Please contact Ferndale Housing Commission for more information	See Website for Openings	Ferndale Public Housing Commission
Ferndale Public Housing 415 Withington St Ferndale, MI 48220 (248) 547-9500	http://ferndalehousing.com/	18+ Priority to Applicants 62+ with Disability and Ferndale Resident.	Under 80% AMI 1 Person \$53,700 2 People \$61,400		30% AGAI	Please contact Ferndale Housing Commission for more information	See Website for Openings	Accepts Tenant Based Section 8
Ferndale Park Co-Op 20800 Wyoming Ave. Ferndale, MI 48220 (248) 542-0881	https://www.csi.coop.com	55+	Must make 2x Rent. Max Income \$3,615 a month.	1 BR - \$893 2 BR - \$945	30% AGAI ACCEPTS SECTION 8	Water/Gas/Electric Included. 20lb limit for non-registered Pets. No Pet Fees/Deposits. All Pets must be up to date on vet visits. All pets must be spayed or neutered.	1 Year for 2 BR. To Apply: Must Complete Subsidized App & Pre-App @ www.csi.coop OR (800)593-3052. Will Mail App Packet if Requested.	***77 Subsidized Units***
Hazel Park								
Baldwin House Hazel Park 777 E. Woodward Heights Hazel park, MI 48030 (248) 545-0707	https://baldwinhouseseniors.com/hazel-park/	55+ (Market Rate) & 62+ (Subsidized) Senior Complex	Max Income for Subsidized Units: 1 Person \$35,350 2 People \$40,400 NO Income Requirements for Market Rate Units.	Market Rate (55+) 1 BR - \$1,645 2 BR - \$1,845 Subsidized (62+) 1 BR - \$858 2 BR - \$1,054	30% AGAI ACCEPTS SECTION 8	Water Included for all Units. Pets under 20lbs. - \$250 Pet Fee.	Subsidized Units (62+) have a 6-9 Month Wait.	Tax Credit

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Hazel Park <i>Continued</i>								
Hazel Park Manor Co-Op 701 E. Woodward Heights Hazel Park, MI 48030 (248)548-1364 (248)548-7420 WEBSITE is best way to contact.	https://www.csi.coop/en/locations/MI/hazel-park/11	62+ Standard Unit 18+ Persons Requiring Accessible Mobility Features.	Max Income 1 Person: \$35,350 2 People \$40,400	1 BR	30% AGAI NO Section 8	Water & Gas Included 1 Pet - 20 lbs - \$300 Deposit. Ask bout Service Animals.	Waitlists Open. 1 BR 5-7 months wait. Accessible Units 10 months to 1 year.	Project Based Section 8
Hazelcrest Place 100 Hazelcrest Place Hazel Park, MI 48030 (248) 542-5386	https://hazelcrestplace.com/	62+ 18+ Family Units	Max Income 1 Person \$56,600 2 People \$64,650 3 People \$72,750	1 & 2 BR Apartments 2 & 3 BR Townhomes	30% AGAI NO Section 8	Water & Gas Included. Only Senior Units can have Pets - 20lb - \$300 Pet Deposit.	62+ Units - 6-9 Months Wait. Family Units - 2-3 Years Wait.	Project Based
Highland								
Highland Haven 917 S. Duck Lake Rd. Highland, MI 48356 (248) 889-2726	https://www.trinityhealthseniorcommunities.org/michigan/highland-haven/	62+ Standard Units 18+ Persons Requiring Accessible Mobility Features.	Max Income 1 Person- \$35,350 2 People- \$40,400	Efficiency 1 BR	30% AGAI No Section 8	Gas/Water/Trash/Sewer Included & Electric Allowance. One Pet allowed (Under 20lbs) \$300 Deposit. Can pay \$50 down, with \$10/month.	18 Months to 1 Year Waitlist.	202 Project Based Section 8
Holly								
The Village of Holly Woodlands I 3323 Grange Hall Rd. Holly, MI 48442 (248) 634-0592	https://www.pvm.org/locations/holly-woodlands/	62+	Max Income: 1 Person \$35,350 2 People \$40,400	1 BR 2 BR	30% AGAI NO Section 8	Gas & Water Included. Pets up to 30lbs -Must be spayed or neutered & Up to date on vet visits - \$300 Deposit. No Deposit/Fee for Service	1-1.5 Years (1 BR) 2-3 Years (2 BR)	HUD and 202 PRAK
Lake Orion								
Heritage Place 211 Atwater Street Lake Orion, MI 48362 (248) 693-9197	https://www.trinityhealthseniorcommunities.org/michigan/heritage-place-lake-orion	62+ 18+ Persons Requiring Accessible Mobility Features.	Max Income: 1 Person \$35,350 2 People \$40,400	Studio 1 BR	30% AGAI NO Section 8	Gas/Water/Trash/Sewer Included & Electric Allowance. Pets under 20lb Deposit \$300 or pay \$50 down & \$10/month.	62+ 18 Months -2 Year Waitlist. 18+ Requiring Mobility Features 5+ Year Waitlist.	202 Project Based Section 8

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Madison Heights								
Madison Heights Co-op 500 E. Irving Madison Heights, MI 48071 (248)585-3185 (248)585-2336 WEBSITE is best way to contact.	https://csi.coop/en/locations/Madison%20Heights&locationname=Madison%20Heights%20Co-op	62+ 18+ Persons Requiring Accessible Mobility Features.	Max Income: 1 Person \$35,350 2 People \$40,400	1 BR	30% AGAI NO Section 8	Water & Gas Included. 1 Pet - 20 lbs. - \$300 Deposit. No Smoking.	1 BR Non-Accessible Waitlist is 1 Year. Accessible Units Waitlist is 1 Year Wait.	5103c funded
Madison Towers 27777 Dequindre Rd. Madison Heights, MI 48071 (248) 544-3800	https://www.nationalchurchresidences.org/communities/madison-tower	62+	Max Income: 1 Person \$53,700 2 People \$61,400	1BR - \$827 2BR - \$939	30% AGAI ACCEPTS SECTION 8	Water & Gas Included. Pet - 30lb - \$300 Deposit.	All Waitlists Open. Subsidized Units 2-3 Months Wait. Low Income Units 2-4 Year Wait.	MSHDA
New Horizons Co-Op 31101 Edward Ave. Madison Heights, MI 48071 (248)585-1792 (248)585-0999 WEBSITE is best way to contact	https://csi.coop/en/locations/Madison%20Heights&locationname=New%20Horizons%20Co-op	62+ Standard Units 18+ for Persons Requiring Accessible Mobility Features.	Max Income: 1 Person: \$35,350 2 Persons \$40,400	1 BR studio	30% AGAI NO Section 8	Water & Gas Included. 1 Pet - 20 lbs. - \$300 Deposit. No Smoking.	1 BR Waitlist- 1 Year. Waitlist OPEN for Studio and Accessible Units. Studios 1 Year Wait. Accessible Units- 1 Year.	
Solberg Tower 27787 Dequindre Rd. Madison Heights, MI 48071 (248) 542-6720	https://www.nationalchurchresidences.org/communities/solberg-tower/#	62+	Max Income: 1 Person \$35,350 2 People \$38,400	1 BR 2 BR	30% AGAI NO Section 8	Gas and Water Included with Allowance for Electric. Pets Under 30lbs. \$300 Pet Deposit.	1 BR 6 months 2 BR 3yrs	Section 8 funding
Milford								
South Hill Apartments 585 Gwendolyn Milford, MI 48381 (248) 685-0620	https://continentalmgt.com/city/milford/	62+ 18+ Requiring Mobility Features 18+ Family Units	Max Income: 1 Person \$42,420 2 People \$48,480 3 People \$54,540 4 People \$60,600 5 People \$65,460	1 BR Garden 2 BR TH 3 BR TH	30% AGAI NO Section 8	Water and Trash Included. Only Senior Units Allow Pets. 25lb with \$300 Deposit. No Pets in Family Units.	1 BR Closed for 4 Years. 2 BR 1-2 Year Waitlist. 3 BR 2+ Year Waitlist.	Section 8 Tax Credit

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Oak Park								
Jefferson Oaks 22001 Republic Ave. Oak Park, MI 48234 (248) 275-8133	https://communityhousingnetwork.org/communities/jefferson-oaks/	18+	Please see website for details	1 BR 2 BR 3 BR 4 BR	Please see website for details	Please see website for details	1 + Years for all Bedrooms	Tax Credit
Prentiss Jewish Federation 15100 W. 10 Mile Rd. Oak Park, MI 48237 (248) 661-1836	https://jslmi.org/independent-living/prentiss-oak-park/	62+ for Standard Units AND Accessible units for persons who require accessible mobility features 18+.	Max Income: 1 Person \$42,000 2 People \$48,480	Studio 1 BR	30% AGAI NO Section 8	Water/Electric/Gas Included. 1 Dog (20lb)/2 Cats/Caged Animals Allowed. 1 Pet - \$250 Deposit 2 Pets - \$300 Deposit. No Deposit/Fee for Service Animals.	8-12 Months Waitlist	Project Based Section 8
Teitel Federation 15106 W. 10 Mile Road Oak Park, MI 48237 (248) 967-2224	https://jslmi.org/independent-living/teitel-apartments-oak-park/	62+ for Standard Units 18+ Accessible Units for Persons who Require Accessible Mobility Features.	Max Income: 1 Person \$35,350 2 People \$40,400	1 BR	30% AGAI NO Section 8	Water & Gas Included. 1 Dog (20lb)/2 Cats/Caged Animals Allowed. 1 Pet - \$250 Dep. 2 Pets - \$300 Dep. No Deposit/Fee for Service Animals.	6-9 Months Waitlist	Project Based Section 8
Oxford								
Hope Senior Apartments 210 West Drahter Rd. Oxford, MI 48371 (248) 628-7676	https://continentalmgmt.com/view-listing/?listing_id=1347	62+	Must Make 2x Monthly Rent. Max Income: 1 Person 42,440 2 People \$48,480	1 BR \$935 2 BR \$1,182	30% AGAI NO Section 8	Water & Gas Included. Pets - Under 25lbs. - \$250 Deposit & \$20 a Month	NO Waitlist - Must Call to ask about Current Openings.	MSHDA

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Pontiac								
Auburn West Apartments 1221 Colony Ln. Pontiac, MI 48340 (248) 972-5830	N/A	18+	Must Make 3x Rent.	1 BR \$1,125 2 BR \$1,175 / 2 BR 1.5 Bath - \$1,250	ACCEPTS SECTION 8	Water (1BR- \$55, 2BR- \$60, 2BR 1.5Bath- \$65) Pets 40lb - \$250 Deposit & \$25 Monthly Fee.	1 BR 6 Month Waitlist	Accepts Section 8 Vouchers and will work with other programs.
Beacon Town Homes 101 Mechanic St. Pontiac, MI 48342 (248) 812-0902	https://continentalmgmt.com/view-listing/?listing_id=1305	18+	Must Make 2x Monthly Rent. Max Income: 1 Person \$42,420 2 People \$48,480	1 BR \$1,037 2 BR \$1,240 3 BR \$1,394	30% AGAI ACCEPTS SECTION 8	Water Included. Pets - 25lb - \$300 Deposit - \$25 Monthly Fee.	Waitlist 3-6 Months.	MSHDA
Carriage Circle Apartments 255 Carriage Circle Dr. Pontiac, MI 48342 (248) 332-8345	https://pontiahousingmi.com/carriage-place-apartments/	18+	Apply at the Property In Person OR Through Pontiac Housing Commission.	1 BR 2 BR Studio (efficiency)	30% AGAI NO Section 8	Gas and Water Included. Service Animals Only with 504 Forms.	Waitlist is OPEN 6 Months-1 Year Wait	Taxable Bond
Colonial Meadows 1246 East Walton Pontiac, MI 48340 (248) 373-0983	https://continentalmgmt.com/view-listing/?listing_id=1319	55+	Must be referred through Detroit Housing Commission Applicant Portal: https://portal-dhcmi.securecafe.com/onlineleasing/detroit-live/guestlogin.aspx	1 BR 2 BR	30% AGAI NO Section 8	Gas and Water Included. Pets - 20lbs - \$250 Deposit	https://dhcmi.org/	Taxable Bond

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Pontiac Continued								
Crystal Lake Apartments 850 Golf Dr. Pontiac, MI 48341 (248) 335-6622	https://crystallake.huntingtonmanagement.com/?rcstid=MzI%3D-GJOvflXLv8M%3D	18+ Credit and Criminal Background Check. No Evictions.	HUD Income Guidelines for all Units (Market Rate and Subsidized). \$299 holding fee. Security Deposit is 1 month's rent.	1 BR 2 BR	ACCEPTS Section 8 Market Rate: 1 BR \$1134 2 BR \$1255 Tax Credit Subsidized: 1 BR \$816 2 BR \$956	Includes Hot water, & Trash Removal. Tenant pays Gas (heat) & Electric. Only Cats, 2 max, Cat Rent \$25/month, \$150 Deposit. No Smoking.	Accepting Waitlist Applications. 1 Year for all Units. To Apply: Apps available in office. Call in advance.	80/20
Fairmont Farms Cooperative 436 W. Fairmount Ave. Pontiac, MI 48341 (248) 338-4259	N/A	18+ Apply in Person to Determine Eligibility	HUD Extremely Low and Very Low Income Limits. **Can apply with zero income*	1 BR- \$480 2 BR- \$550 3 BR- \$580	30% AGAI or Market Rate Rent. NOT recommended to use Section 8 Vouchers.	Tenant pays Electric. Cats allowed. Ask about Service Animals.	Accepting Applications for 2 BR Units. 6 Months- 3 Year Waitlist. 1 & 3 BR Waitlists Closed. Open for Walk Ins: Tuesday & Thursday 9am-Noon, 1pm-3pm.	Project Based
Grosvenor North (Lakeside Living Management Company) 94 Stegman Lane Pontiac, MI 48340 (517) 258-2374	N/A	18+ Credit, Rental, and Criminal History Check	Must make 2.5x the Monthly Rent.	2 BR 3 BR	ACCEPTS Section 8 2 BR Apartment \$1,350 2 BR Townhome \$1,350 3 BR Townhome \$1,500	Tenant pays Electricity. Cats/Dogs under 25lbs allowed. \$200 fee per pet + \$25/month per pet. Breed restrictions on Dogs.	Call to check availability.	Market Rent

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Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Pontiac <i>continued</i>								
Lancaster Village 633 Palmer Dr. Pontiac, MI 48340 (248) 373-8280	N/A	18+	HUD Low Income Limits	1 BR 2 BR 3 BR	30% AGAI ACCEPTS Section 8	Tenant pays Electricity. Only Service Animals allowed, 75lb Max, no Pet Deposit for Service Animal.	2 BR 1 Year Wait.. 1 & 3 BR 4-6 Years.	236 HUD Project Based
Newman Court 630 Kettering Ave. Pontiac, MI 48340 (248) 373-7298	https://continentalmgmt.com/view_listing/?listing_id=1458	18+ Credit and Criminal Background Checks.	HUD Low Income Limits	1 BR 2 BR 3 BR	30% AGAI NO Section 8	Tenant pays Electricity. No Pets.	1 BR 5-10 Years. 2 & 3 BR 18 Months to 2 Years.	236 HUD
North Hill Farms 1 & 2 74 Cherry Hill Dr. Pontiac, MI 48340 (248) 334-7500	N/A	18+ Credit and Criminal Background Checks. No broken Leases or Evictions.	May accept persons with no Income.	Studio 1 BR 2 BR	30% AGAI NO Section 8	All Utilities are Included. Service Dogs allowed.	Studio 6-9 Months. 1 & 2 BR 6 Months- 9 Months. To Apply: Apps available at the leasing office. Return App with copies of vital documents for all household members.	236 HUD
Plamer Pointe Townhomes 580 Palmer Drive Pontiac, MI 48342 (248) 481-9465	https://communityhousingnetwork.org/communities/palmer-pointe-townhomes/	18 + Credit and Criminal Background Check.	Varies based on Unit (Market Rate or Project Based Voucher)	2 BR 3 BR	Varies based on Unit. ACCEPTS Section 8	No pets. Palmer pays Water.	Waitlist Closed. Not accepting applications. Call for updates.	Project Based.

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Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Pontiac <i>continued</i>								
Phoenix Place 47251 Woodward Ave Pontiac, MI 48342 (248) 335-7520	www.kmgprestige.com	62+ 18+ with Disabilities. Credit and Criminal Background Checks, Landlord references.	Under \$33,600 Annual for 1 Person	1 BR	30% AGAI	Tenant pays Electric. Pets under 20lbs with \$300 Pet Deposit. Can pay \$50 down + \$10/month.	Only Accepting 62+ Applications. To Apply: Call first for checklist of required documents. 50 Page application to complete in person.	236 HUD
Pontiac Plains 483 W. Columbia Ave. Pontiac, MI 48340 (810) 385-4463	https://www.innovativehousing.org/housing/#subsidized	18+ with Developmental or Mental Health Disability. Credit and Criminal Background Check.	Low Income. Must show ability to pay rent, utilities and basic necessities.	1 BR	30% AGAI NO Section 8	Tenant pays all Utilities. Service Animals with documentation. Companion Animals with note from physician. 15lb max with \$300.00 deposit.	Accepting Waitlist Applications. To Apply: Application available on the website OR call to request an App via mail or email.	Project Based.
Pontiac Townhouse Cooperative 174 E. Pike Pontiac, MI 48342 (248) 335-7148	https://pontiac.huntingtonmanagement.com/	18+ Criminal, Credit and Landlord Checks. May accept with Prior Evictions.	HUD Income Limits	1 BR 2 BR 3 BR 4 BR	ACCEPTS Section 8 Market Rate 1 BR \$579 2 BR \$716 3 BR \$777 Income Based 1,2,3,4 BR Units 30% of AGAI.	Water included. Resident pays all other Utilities. Pets 10-15lb Max.	Accepting Waitlist Applications. 6 months- 1 Year for all Units. To Apply: Application available in office M,W,F. Online, or call to request an App via mail. \$25 admin fee for Market Rate Applications.	Project Based & Market Rate Units.
Arborview Apartments 121 Fiddis Ave. Pontiac, MI 48342 (248) 335-4848	N/A	18+ Credit and Criminal Background Checks.	Income Based Program. Income Limits based on Household Size.	1 BR 2 BR 3 BR	30% AGAI	Water included. No pets.	Waitlists Closed. Call for Updates.	Project Based

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Pontiac <i>continued</i>								
Spring Lake Village 252 Carriage Circle Pontiac, MI 48342 (248) 334-0902	https://www.improperties.net/michigan	18+ Criminal, Credit and Landlord Checks	Low Income. Must show ability to pay rent, DTE bill, and basic necessities.	1 BR Apartments 2 & 3 BR Town Houses	30% AGAI ACCEPTS Section 8	Tenant pays Electricity. All other Utilities included. Only Service animals allowed.	Accepting Waitlist Applications. To Apply: Applications are available outside the front door. Or call Mon-Fri 8am-12pm, 1pm-5pm.	Project Based & Market Rate Units
Unity Park 333 Auburn Ave. Pontiac, MI 48342 (248) 481-9465	https://communityhousingnetwork.org/communities/unity-park-rentals/	18 +	30% -60% of Area Median Income according to household size and type of Unit (Project Based or Market Rate)	1 BR 2 BR 3 BR 4 BR	Varies based on Unit. ACCEPTS Section 8	No Pets	Waitlist Closed. Not accepting Applications. CHN maintains waitlist for PBV Units. See website or call for updates.	Project Based & Market Rate Units
Village of Oakland Woods Presbyterian Villages of MI 420 S. Opdyke Rd. Pontiac, MI 48341 (248) 334-4379	https://pvm.org/locations/oakland-woods/	62+ for Apartments 55+ for Cottages	1 Person: under \$43,430 Annual 2 People: under \$49,560 Annual	1 BR Apartments 2 BR Apartments 2 BR Cottages	30% AGAI for HUD Apartments. Cottages: \$1,295-\$1,604	Water, Trash & Sewer is paid. Pets under 30lbs. Pet Deposit \$300 - can be done on payment plan.	All Units 1.5-2 Year	Section 8 Tax Credit Market Rate

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Pontiac <i>continued</i>								
Walton Park Manor Cooperative 1& 2 26 Leanee Lane Pontiac, MI 48342 (248) 338-2000	https://waltonpark.huntingtonmanagement.com/	18+ Must have Decent Credit.	Financial Requirements vary according to Unit (Market Rate or Partially Subsidized) \$2,000.00 Membership fee Must make 3x carrying charges for Market Rate units.	1 BR 2 BR 3 BR	Market Rate 1 BR \$691 2 BR \$727-\$740 3 BR \$764 May accept Section 8 Vouchers, not all programs participate in Walton Park - call for details.	Heat and Water included. Resident pays DTE. Cats allowed with Pet Deposit and monthly Pet Fee. Service Animals Allowed.	Accepting Waitlist Applications. 6 months- 3 years Depending on Unit. To Apply: Application available outside the leasing office or online.	Project Based
Walton Park Manor North 59 Salee Ln. Pontiac, MI 48340 (248) 454-8161	N/A	18+	No financial requirements	1 BR 2 BR 3 BR	30% AGAI NO Section 8	Resident pays electric. Service animals only.	Accepting Waitlist Applications. 1 BR & 3 BR 3+ Years. 2 BR 1+ Years. To Apply: Pick up Application in person, Mon-Fri 9am-2pm.	Project Based
Woodland Heights Apartments 120 N. Edith Pontiac, MI 48342 (248) 334-3506	https://pontiachousingmi.com/woodland-heights-apartments/	18+ Credit, Criminal & Landlord Check	HUD Extremely Low Income Limits	Efficiency (Studio) 1 BR	30% AGAI	All Utilities paid. Service Animals.	Efficiency 6-12 Months. 1 BR 1.5 Years. Not Accepting Waitlist Applications. Call for Updates.	PPHC

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Rochester								
Avon Tower 435 S. Livernois Rd. Rochester Hills, MI 48037 (248) 652-4394	https://pkmanagement.com/blog/property/avon-tower/	62+ 18+ with Disabilities	HUD Low Income Limits	1 BR 2 BR Market Rate- 1BR \$1,607 2BR \$1,938	30% AGAI NO Section 8	Water, Gas, Electric Included. 1 Pet under 20lbs per Household. \$300 Pet Deposit. Can pay \$50 down + \$10.00 per month. Service Animals no Deposit.	Accepting Waitlist Applications. 1 BR 3 Years. 2 BR 3+ Years. To Apply: Applications available in office, or call to request via mail, fax, or email. Call to set up an appointment to return the application. Vital Documents required.	Project Based
Rochester Hills								
Danish Village 2566 Walton Blvd. Rochester Hills, MI 48039 (248) 375-1810	N/A	62+ 18 + Receiving Disability Benefits	Max gross annual \$33,150	1 BR	30% AGAI	All Utilities are covered. Pets are allowed, 25 lbs. max, \$300 deposit	6 to 9 Months Waitlist. Call for updates.	202 Project Based
Royal Oak								
Barton Towers Co-op Apartments 333 N. Troy St. Royal Oak, MI 48067 (248) 546-0356	https://www.csicons/MI/royal-oak/5	62+ 18+ with Physical Disabilities needing Accessible Unit	HUD Very Low Income Limits	1 BR & 1 BR Accessible	30% AGAI	Water and Heat included. Tenant pays Electric. Households receive \$46 Subsidy toward Electric Bill. Dogs and Cats under 20lbs. \$300 Pet Deposit.	Accepting Waitlist Applications. All Units 1.5+ Years. To Apply: Apps available online or inside the front lobby. Completed applications must be sent to main CSI office in Warren.- See instructions on application.	HUD

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Royal Oak Continued								
Royal Oak Manor Co-op 606 Williams St. Royal Oak, MI 48067 (248) 541-4197	https://www.csi.coop/en/locations/MI/royal-oak/6	62+	Income Limits apply	Studio 1 BR +1 Bath 1 BR+ 2 Bath Accessible	Affordable and Subsidized	Heat, Water, Electric, A/C Included. Pets allowed (20lb max).	Accepting Waitlist Applications. 6 Months-1 Year for all Units. To Apply: Application available online, in person, or call CSI at (800) 593-3052 to request via mail.	236 HUD
South Lyon								
Washington Manor 432 Washington St. South Lyon, MI 48178 (810) 629-9500	N/A	62+	1 Person - \$14,220 Annual	1 BR	30% AGAI	Gas and Water included. Pets welcome.	Waitlist Varies. Could not verify. Call for updates.	Public
Southfield								
McDonnell Tower 24440 Civic Center Dr. Southfield, MI 48033 (248) 996- 9181	https://www.mcdonnelltowerapartments.com	62+	HUD Income Limits	1 BR 2 BR	30% AGAI	All Utilities Included. Dogs 25lb max. Cats 15lbs max. \$300 Pet Deposit, or payment plan.	Accepting Waitlist Applications All Units 6 months-1 year To Apply: Application available in person, Mon-Fri 9am-5pm. Or call to request the application via mail.	236/RAP

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Southfield Continued								
Meadowcrest 24200 Lathrup Blvd. Southfield, MI 48075 (248) 423-3690	N/A	55+ Head of Household. 50+ Additional Household Member.	Minimum and Maximum Income Limits according to MSHDA Guidelines. Call for more info and to verify Eligibility.	1 BR 2 BR	ACCEPTS Section 8 Tax Credit: 1 BR \$904-\$1094 2 BR \$1038 - \$1311 Market Rate: 1 & 2 BR \$1170-\$1345	Heat, Trash and Water Included. Service Animals only.	Accepting Waitlist Applications. Waitlist Varies. To Apply: Call first to verify Income Eligibility.	Tax Credit & Market Rate Units
Imperial Apartments 27600 Franklin Rd. Southfield, MI, 48034 Leasing Office 27350 Franklin Rd. Southfield, MI 48034 (248) 200-0180	https://www.imperialapts.com/	18+ Credit, Criminal & Landlord History Check. No Evictions.	Must make 2x rental amount.	1 BR \$859-\$919 2 BR \$999-\$1109 3 BR \$1299-1444	ACCEPTS Section 8 1 BR \$1149 2 BR \$1399 3 BR \$1599	Gas, Water, Sewer Included. Resident pays Electric. Renters Insurance required. Pets under 20lbs. \$250.00 non refundable Pet Fee + \$25 per month.	No waitlist. Apply Online.	Market Rate
River Park Place 24300 Civic Center Dr. Southfield, MI 48033 (248) 355-2810	https://www.riverparkplaceapartments.com/	62+ 18+ with Disability 18+ for Townhomes Credit & Criminal Background Check.	HUD Income Limits. Call to verify Income Requirements. 1 Person: \$40,320 Annual 2 People: \$46,080 Annual	1 BR 2 BR Apartments 1,2,3 BR Townhomes	30% AGAI NO Section 8	Resident pays Electricity. Cat or Dog less than 20 lb Allowed \$300 Pet fee.	Townhome Waitlist Closed. Accepting Waitlist Applications for 62+. 6 Months - 1+ Year. To Apply: Call to request an Application. Or in person Mon-Fri 9am-5pm.	202 Project Based

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Southfield <i>Continued</i>								
Woodridge Apartments 25325 Grodan Dr. Southfield, MI 48033 (248) 357-5450	https://www.woodridgeapartmentsofsouthfield.com/	62+	Income Limits based on Annual Gross Income, have to make less than: 1 Person: \$44,000 Annual 2 People: \$50,250 Annual	1 BR	30% AGAI NO Section 8	All Utilities Included Pets Allowed. 25lb max for Dogs, 15lb max for Cats. \$300 Pet Deposit.	Accepting Waitlist Applications. 1.5 Years To Apply: Applications available in the lobby Mon-Fri 9am-5pm. Or call to request an App.	202 Project Based
Troy								
Bethany Villa 1&2 1792 Jackson Dr. Troy, MI 48083 (248) 689-5838	https://www.bethanyvillatroy.com/	62+	Income Limits Less than: \$19,900 Annual for Project Based Voucher \$35,150 Annual for Market Rate	Efficiency 1 BR Pullman 1 BR 2 BR	ACCEPTS Section 8 Efficiency \$585-\$643 Pullman \$633-\$794 1 BR \$643.00 2 BR \$794	All Utilities Included. Pets under 20lbs. \$300 Refundable Pet Deposit. Can put \$50 down and pay an extra \$10/month until total is \$300 is paid off.	Accepting Waitlist Applications. 1 BR Waitlist Open Market Rate Units 2-4 Years. Call for Details	236 HUD Project Based
920 On the Park 920 John R Rd. Troy, MI 48083 (248) 588-7611	https://www.920onthepark.com/	55+ 18+ Needing Mobility Features	Income Limits vary according to household size and type of Unit. Call for details.	1 BR - \$1,098 2 BR - \$1308	ACCEPTS Section 8 1 BR 2 BR	Heat, Water, Electricity Included. One Pet under 20 lbs. \$300 Pet Deposit.	4+ Year Waitlist for Most Units. Call for availability and to schedule a tour. Waitlist Application available on their Website.	LIHTC & RAP
Oakland Park Towers II 930 John R Rd. Troy, MI 48083 (248) 585-9340	https://oaklandparktowersipgling.com/	62+ 18 + with Disabilities	Call for details. APPLICATION FEES \$50.00 for the First Applicant 18+. \$25.00 for the Second Applicant 18+.	1 BR 2 BR	30% AGAI	Heat, Water, Electric Included. Pets under 25 lbs with \$300 Pet Deposit.	1 BR 3 Years 2 BR 5-10 Years	236 HUD or RAP

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Walled Lake								
Walled Lake Villa 1035 Walled Lake Villa Dr. Walled Lake, MI 48390 (248) 624-8282	www.walledlakevilla.com	62+ 18 + Families with Disabilities No Evictions.	Income Limits Based on Annual Income: 1 Person: \$40,320 2 People: \$46,080 3 People: \$51,840 4 People: \$57,540 5 People: \$62,160 6 People: \$66,7800 7 People: \$71,400 8 People: \$75,960	1 BR 62+ 2 BR 62+ 2 & 3 BR Townhomes 18+	30% AGAI NO Section 8	Heat and Water Included in Senior Units. Water Included in Townhomes. Service Animals only.	Accepting Waitlist Applications for 61 and Younger with a Disability. 62+ Waitlist Closed. To Apply: Applications available in person, via email, fax, or mail. Call property for details.	Project Based
Waterford								
Lakeland Place 2700 Elizabeth Lake Rd Waterford, MI 48328 (248) 682-3122 (248) 481-5745	https://www.lakelandplaceapts.com/	62+ 18 + with Disability	Max Income: 1 Person \$56,600 2 People \$64,650	Market Rate: 1 BR \$1,397 2 BR \$1,663	30% AGAI	Utilities Included. One Pet under 20lb with \$300 Deposit. Payments of \$50 a month then \$10 a month until paid off. No Aggressive Breeds.	Accepting Waitlist Applications 62+ 2 Years 18 + with Disability (unknown). To Apply: Applications available in person. Or call to request via mail or email. Must print 50 page application and return in person or via mail.	Project Based
Pine Lake Apartments 3620 Windmill Dr. Suite 116 Waterford, MI 48329 (248) 673-7717	https://princetonmanagement.com/communities/pine-lake-apartments/	18+ Income and Student Status Restrictions Apply.	Call for Details. APPLICATION FEES \$50.00 for the First Applicant 18+. \$25.00 for the Second Applicant 18+.	1 BR 2 BR	1 BR Start at \$860/month 2 BR Start at \$1,025/month	Heat, Water, Trash, Sewer Included. Dogs and Cats allowed. \$30/month per Pet. \$300 non Refundable Fee Per Pet. 2 Animal MAX. Breed Restrictions.	See website and call for details.	Low Income Housing Tax Credit (LIHTC)

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
Waterford <i>continued</i>								
Waterford Meadows 834 West Alpha Parkway Waterford, MI 48328 (248) 683-2224	N/A	62+ 18+ with Disabilities	Must meet Low Income Guidelines. Income limits vary. Call for details.	Senior/Disabled Highrise Building 1BR 2BR Family Townhomes 1,2,3 BR	30% AGAI NO Section 8	Utilities in Tenant's name. Trash and Water Included. Pet Restrictions in Highrise Building. \$300 Pet Deposit. No Pets Allowed in Townhomes.	Accepting Waitlist Applications. Highrise Building 1-2 Years 1 BR Townhome 5-6 Years 2 BR Townhome 1-2 Years 3 BR Townhome 7 Years To Apply: Application available in person or call to request via mail or email.	Project Based
Whispering Woods 1450 Whispering Woods Waterford, MI 48327 (248) 363-2775	https://whisperingwoodsipgliving.com/	62+ 18+ with Disabilities	1 Person: under \$21,250 Annual 2 People: under \$35,350 Annual 3 People: under \$56,600	1 BR 2 BR 3 BR	30% AGAI NO Section 8	Water Included with all Units. Seniors do not pay Gas. Seniors can have Pets. Families can have Service Animals only. Pet Deposit \$300.	Accepting Waitlist Applications. 1 BR 6 mo- 1 Year. 2 BR 2-3 Years 1 BR Family 3-5 Years 3 BR 3-5 Years To Apply: Applications available in person or call to request via mail or email. Must respond to update requests 2x per year to stay on the Waitlist.	Project Based

OC Subsidized and Affordable Housing List

Property Name & Contact Information	Web Site	Eligibility	Financial Requirements	Unit Types	Rental Prices	Utilities & Pet Policy	Estimated Waitlist	Funding Source
West Bloomfield								
Hechtman Apartments I 6700 W. Maple Rd. West Bloomfield, MI 48322	https://jslmi.org/independent-living/hechtman-apartments-west-bloomfield/	62+ 18+ with Disabilities Requiring Accessible Unit		1 BR	30% AGAI	Tenant pays all Utilities. Pets and Service Animals allowed. \$300 Deposit for Pets.	Accepting Applications. 2.5-3 Year Waitlist. To Apply: Online or call Leasing Office.	Project Based & Hechtman II is all Market Rate
Hechtman Apartments II 6690 W. Maple Rd. West Bloomfield, MI 48322 (248) 661-5220								
Wixom								
The Village Apartments 30900 Tamarack St. Wixom, MI 48393 (248) 624-6464	https://www.thevillageofwixom.com/?utm_source=GMB&utm_medium=organic	18+ Credit, Rental & Criminal Background checked via 3rd party Screening process.	Must show verification of consistent income. Security Deposit of \$300, \$600, or \$800 determined by 3rd Party Screening.	1 BR: \$926 2 BR: \$1,071	Check Website for current Rates and Specials. NO Section 8 or 3rd Party Payments.	Heat and Water Included. Cats and Dogs allowed. 1 Pet under 75lbs or 2 Pets combined weight under 100lbs. \$250 non-refundable Pet deposit. \$25 per month per Pet. *Breed Restrictions.	Check website for current availability	Market Rate
Maple North Cooperative 1-3 2250 Maple North Trail Wixom, MI 48393 (248) 624-0036	https://maplenorthco-op.com	18+ Families	Minimum Income Requirements: 1 BR: \$25,688 Annual 2 BR: \$ 27,508 Annual 3 BR: \$28,028 Annual	1 BR 2 BR 3 BR	ACCEPTS Section 8 Down Payments start at \$5,000 Carrying Charges: 1 BR: \$494 2 BR: \$529 3 BR: \$539	2 Pets per Household, Breed and Size Restrictions Apply.	Waitlist Closed due to Co-Op. Call for updates.	Call or visit website to learn more about Co-Ops.