

# NHSSA HOME for SALE

## 139 Yucca, San Antonio, 78203

Neighborhood Housing Services  
851 Steves Ave., SATX 78210

[www.NHsofSA.org](http://www.NHsofSA.org)



Call NHSSA today about  
this affordable home!

**Laura Furst**  
Client Services Manager  
210-533-6673  
[lfurst@nhs-satx.org](mailto:lfurst@nhs-satx.org)

With mortgage rates at all-time lows, you should take a look at getting started on your road to homeownership. Neighborhood Housing Services SA is now offering a newly constructed, beautiful home on 139 Yucca St., which is near Roland Ave. and Interstate 10. The home is only a few weeks away from being completely finished and ready for occupancy. If you would like more information, please call NHSSA at: 210-533-6673.

- Type: New Construction
- Sale Price: \$164,900
- Size/floor plan: 2 bedroom, 2 bathroom; 880 square feet of living space; 6,000 square foot lot
- Availability: September 2021
- Large back yard
- View a slideshow of some current photos and a floor plan diagram at: [www.nhsofSA.org/homes](http://www.nhsofSA.org/homes)
- Down payment assistance is available



SAMPLE HOMEBUYER FINANCIAL OUTLOOK

**139 Yucca, San Antonio, TX 78203**

2 bedroom / 2 Bath Home

**\$164,900 SALES PRICE\***

*Prepared on 8/27/2021*

**FY 2021 Fair Market Rent for 2 Bedroom Unit, Zip Code 78203:** \$910 Per Month

**FY 2021 AMI Income Chart for San Antonio, Texas**

Family Size:	1	2	3	4	5	6	7	8
<b>80% AMI</b>	41,550	47,450	53,400	<b>59,300</b>	64,050	68,800	73,550	78,300
<b>120% AMI</b>	62,300	71,200	80,100	88,950	96,100	103,200	110,280	117,480

**Finance Example:**

Sales Prices \$165,000 @ 3.5% for 30 years with 5% Down Payment Requirement:

Principal Amount of New Loan:\$156,750 (\$8,250 Down Payment)

P & I Monthly Payment: \$704

Property Tax \$300 (\$3,600 Annually)

Home Insurance \$ 70 (\$840 Annually)

Mortgage Insurance \$100 (\$1,200 Annually)

TOTAL Monthly Payment: \$1,174

**Family of 4 Affordability Test (80% AMI):**

**\$59,300** / 12 = \$4,942 Gross Monthly Income

\$4,942 x 30% Housing Expense = \$1,482 (This Family can afford this home, in theory)

**Family of 1 Affordability Test (80% AMI):**

**\$41,550** / 12 = \$3,462 x 30% = \$1,039 (this person would need subsidy to qualify)

**\*This document is for illustration purposes only. A family interested in buying our homes should contact a lender of their choice.**



# 139 Yucca St.

San Antonio, Texas 78203

