

13th & Fir FAMILY HOUSING

Fact Sheet

Name of Building: 13th Fir & FAMILY HOUSING

Property Manager: SCIDpda

Address: 115 13th Ave, Seattle, WA 98122

Phone Number: 206-584-7723

Email Address: 13fir@scidpda.org

Website: 13fir.com

ABOUT THE BUILDING

13th & Fir FAMILY HOUSING provides 156 affordable apartments to the Yesler Terrace neighborhood. The apartment units were designed for families of various sizes: studio, 1-bedroom, 2-bedroom, 3-bedroom, and 4-bedroom apartments are available. 13th & Fir FAMILY HOUSING is located in the same building as Denise Louie Education Center, across the street from Bailey Gatzert Elementary School, and near the Central District, Little Saigon, and Seattle University.

KEY DATES

February 1, 2023: Applications open.

May/June, 2023: Residents move into building.

INCOME REQUIREMENTS

This building serves households earning 30% to 60% of the area median income (AMI). Please contact our office for more information, or refer to the [City of Seattle's Income and Rent Limits chart](#). These are the Maximum Income Limits to qualify:

Maximum Income Limits

Maximum Income Limits and Rents listed here are subject to change in Spring 2023 and will be determined at time of lease signing. Full-time student restrictions apply.

Household Size	30% AMI	60% AMI
1 Person	\$27,200	\$54,350
2 Person	\$31,050	\$62,900
3 Person	\$35,950	\$69,900
4 Person	\$38,800	\$77,650
5 Person	\$41,950	\$83,850

156 TOTAL APARTMENTS

Studio, 1-bedroom, 2-bedroom, 3-bedroom, and 4-bedroom units are available. These are the available units and rents:

Available Units & Rents

"AMI" = area median income

Unit Type	Unit Size	# Units at 30% AMI	# Units at 60% AMI	Rents at 60% AMI
Studio	378 ft ²	-	6	\$1,358
1-Bedroom	500 ft ²	30	18	\$1,455
2-Bedroom	720 ft ²	43	36	\$1,747
3-Bedroom	1005 ft ²	15	10	\$2,018
4-Bedroom	1252 ft ²	4	3	\$2,251

30% AMI units are subsidized by Seattle Housing Authority and rent is based on income.

HOW TO APPLY

Applicants are encouraged to apply online at 13fir.com. You will enter details about yourself, including:

- Your name, contact info, and preferred move-in date
- Any co-applicants, minors, or pets who will be living with you
- Residence history, employment, and income details
- Identification info

Scan this QR code to apply online.



Applicants may also visit our leasing office to fill out an application.

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AMENITIES

- ★ New building
- ★ New appliances
- ★ On-site management & leasing office
- ★ Secure access
- ★ Elevators
- ★ Laundry room
- ★ Washer/dryer in larger units
- ★ Secure package area (package lockers)
- ★ Outdoor courtyard
- ★ Community room
- ★ Bike storage
- ★ Nearby transit
- ★ Pet friendly
- ★ Section 8 vouchers accepted
- ★ Building is managed by SCIDpda, an organization with 48 years of providing services to immigrants and communities of color.

COMMUNITY PREFERENCE

13th and Fir FAMILY HOUSING is located in an area designated at a high risk of displacement and high level of access to opportunity. The defined area includes census tracts for the Yesler Terrace, Central District, and Chinatown International District neighborhoods. To benefit residents of the community who have been displaced from these areas, some of the units at 13th and Fir FAMILY HOUSING are set aside for households:

- where one or more of its members live, work, or go to school in the area or
- whose families or businesses have been displaced from the area in the past

Visit **13fir.com** for more information about Community Preference **or call 206-584-7723**.

For more information, please call **206-584-7723** or email 13fir@scidpda.org

