

Bergen County Division of Senior Services

Housing Navigator Notes – April 2025

Housing List – properties outside of Bergen County

Note: These listings are being provided by Bergen County at the request of the property managers, but there are many more affordable housing properties throughout the State of New Jersey.

County & Municipality	Program or Property Name and Address	Type of unit/rent	Eligibility	How to Apply:	Agent
Atlantic: Egg Harbor City	The Presbyterian Home at Galloway Inc., AKA Countryside Meadows, 205 W. Buchanan Ave, Egg Harbor City, NJ 08215	83 unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	restricted age 62+	Online: Countryside Meadows Application fill out the electronic application and email it to: sdavis@springpointsl.org or fax application to 609-652-8886 -OR- Call 609-652-9100/email: sdavis@spsringpointsl.org and request a paper application -OR- Submit a written request for a printed application, include your name, address and phone number and mail to: Countryside Meadows Attn: Administration Office 205 W. Buchanan Ave., Egg Harbor City, NJ 08215	Springpoint Senior Living, Inc. Stan Davis, Executive Director 609-652-9100

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Essex: Irvington	Irvington Senior Apartments, 1 Linden Ave, Irvington, NJ 07111	1 Bedroom apartments. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD.	restricted age 62+	<p>CALL—973-374-1702 or; EMAIL-- assistant@irvingtonseniors.com or; IN PERSON to pick up application between hours of 8:30 am to 4:30 pm Monday through Friday Contact Leasing Manager for more information-- 973-374-1702</p> <p>Completed applications can be delivered in person, or mailed to 1 Linden Ave., Irvington, NJ 07111, along with copy of Photo ID, or birth certificate, or valid passport or certificate of nationalization.</p> <p>MUST SIGN APPLICATION, or it will be returned. Follow all instructions on the application.</p>	Silver Tree Residential Phone: 901-290-6005 https://st-residential.com/contact/
Essex: South Orange	South Orange B'nai B'rith Federation House, 219 S. Orange Ave, South Orange, NJ 07079	Studio and 1 Bedroom apartments.	Age 62+ or disabled adults.	<p>EMAIL to request application Lorna-MaeD@jchcorp.org OR</p> <p>IN PERSON: pick up application between hours of 9:00 am to 5:00 pm Monday through Thursday, and from 9:00 am to 4:00pm Fridays at the management Office.</p> <p>BY MAIL: Lorna-Mae Davis, Property Manager South Orange B'nai B'rith Federation House 219 South Orange Ave., South Orange, NJ 07079 For more information, or if you have a disability and need assistance with the application process, please contact Lorna-Mae Davis, Property Manager 973-530-3950</p>	Visit their website: www.jchcorp.org

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WAITLIST OPEN Mercer: East Windsor	Wheaton Pointe At East Windsor, 20 Lanning Blvd, East Windsor, NJ 08520	84 units with a rent based on 30% of adjusted income.	Public subsidized housing for seniors 62+	<p>Online application: Apply for Admission Or the same application above can be printed and mailed to follow address:</p> <p style="text-align: center;">Wheaton Pointe at East Windsor Attn: Management Office 20 Lanning Boulevard East Windsor, NJ 08520</p> <p>The application is provided in English and Spanish. You can leave out the translation you don't need.</p>	Springpoint Senior Living, Inc. Anne Marie Greiner, Occupancy Specialist Building office phone: 609-448-7738
Mercer: Princeton Junction	The Gables at West Windsor, 996 Alexander Rd, Princeton, NJ 08550	84 unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	restricted age 62+	<p>Submit a written request for a printed application, include your name, address and phone number and mail to:</p> <p style="text-align: center;">The Gables at West Windsor Attn: Management Office 996 Alexander Rd., Princeton Junction, NJ 08550</p> <p>Online: https://www.jahma.org/thegables</p> <p>If you have a disability and need assistance with the application process, contact Anne Marie Greiner 609-799-8885</p>	Springpoint Senior Living, Inc., Anne Marie Greiner, Occupancy Specialist Lystra Doobraj, Interim Executive Director at The Gables Building office phone: 609-799-8885
Monmouth: Marlboro Township	The Franklin at Marlboro, 2 Jayden Road Marlboro, NJ 07746	56 family apartments; 1-, 2- and 3-bedrooms	No age restriction. 50% of the affordable units will be set aside under the Veterans preference depending upon interest	<p>Online: Franklin Manor Application</p> <p>A random selection will be held for all preliminary applications received on or before 1:00 PM, February 24th, 2025, after which the waiting list may be closed.</p>	For further information about this affordable housing program, please call Piazza & Associates, Inc. Phone: 609-786-1100 Email: Marlboro@HousingQuest.com Website: https://www.piazzanj.com/property/the-franklin/

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			of qualified veterans.		
Monmouth: Howell Township	Friendship Gardens, 100 Friendship Gardens, Howell, NJ 07731	99 unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	restricted age 62+	<p>Submit a written request for a paper application, include your name, address and phone number and mail to:</p> <p>100 Friendship Gardens Howell, NJ 07731 Attn: Management Office OR Call 732-370-9110 or email: krousseau@springpointsl.org</p> <p>OR To fill out an electronic application, go to Friendship Gardens Application Fill out the electronic application, print it out and mail it to 100 Friendship Gardens, Howell, NJ 07731 Or you can email the completed and saved application to: krousseau@springpointsl.org or fax application to 732-370-8955</p>	Springpoint Senior Living, Karen Rousseau, Executive Director

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Monmouth: Atlantic Highlands	The Presbyterian home at Atlantic Highlands AKA Portland Pointe, 202 1st Ave, Atlantic Highlands, NJ 07716	57 unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	restricted age 62+	<p>Online: Portland Pointe Application</p> <p>Submit a written request for a printed application, include your name, address and phone number and mail to:</p> <p>Portland Pointe Attn: Management Office 202 First Ave., Atlantic Highlands, NJ 07716 OR</p> <p>The application must be printed out and mailed to address above or faxed to 732-872-9522.</p> <p>If you have a disability and need assistance with the application process, contact Kelly Horton 732-872-9040</p>	Springpoint Senior Living, Inc. Kelly Horton, Executive Director 732-872-9040
Monmouth: Freehold	The Crossroads at Howell, 720 Route 9 South, Freehold, NJ 07728	85 unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	restricted age 62+	<p>Online: The Crossroads at Howell Application</p> <p>Submit a written request for a paper application, include your name, address and phone number and mail to: The Crossroads at Howell, Attn: Management Office, 720 Route 9 South, Freehold, NJ 07728</p> <p>OR</p> <p>Fill out the electronic application, print it out and mail it to The Crossroads at Howell, Attn: Management Office 720 Route 9 South, Freehold, NJ 07728</p> <p>The application must be printed out and mailed to the address above or faxed to 732-683-1080.</p> <p>Those who have a disability and need assistance with the application, call 732-683-1244</p>	Spring point Senior Living, Grace Palazzolo, Executive Director, 732-683-1244

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Morris: Butler	Butler Senior Community, 9 Ace Rd, Butler, NJ 07405	89 unit building. 1-BR apartments. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD.	restricted 62+; 18+ accessibility for individuals with disabilities	<p>Online: Butler Senior Application fill out the electronic application and email the completed application to: dtomaszkowicz@springpointsl.org or request a paper application by emailing dtomaszkowicz@springpointsl.org or submit a written request--include your name, address and phone number and mail to: Butler Senior Community, Attn: Management Office, 9 Ace Rd., Butler, NJ 07405</p> <p>If you have a disability and need assistance with the application, call Sandra Pettiford, Executive Director, at 973-492-3700</p>	9 Ace Road, Butler, NJ 07405 Phone: 973-492-3700 Fax: 973-492-5331 Agent: Springpoint Senior Living, Inc.
Ocean: Manahawkin	Stafford by the Bay, AKA The Presbyterian Home at Stafford, 312 East Bay Ave, Manahawkin, NJ 08050	84 unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	restricted age 62+	<p>Online: Stafford by the Bay Application Submit a written request for a printed application, include your name, address and phone number and mail to: Stafford by the Bay, Attn: Executive Director 312 East Bay Ave., Manahawkin, NJ 08050 OR Fill out the electronic application, print it out and mail it to Stafford by the Bay, Attn: Executive Director, 312 East Bay Ave, Manahawkin, NJ 08050</p> <p>The application must be printed out and mailed to the address above or faxed to 609-489-0812.</p> <p>Those who have a disability and need assistance with the application, call 609-489-0809.</p>	Springpoint Senior Living, Deborah Colianni, Executive Director, 609-489-0809

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NEW Passaic: Little Falls	Manor at Little Falls, 115 Main Street, Little Falls, NJ 07424	10 rentals apartments will be available at the Manor. 1-3 bedroom apartments.	No age restriction. Preference given to applicants to who live/work in Bergen, Hudson, Passaic or Sussex counties. Income must fall under income levels.	<p>Online: Pre-Application for Little Falls</p> <p>Website Information: CGP&H- Manor at Little Falls</p> <p>Join the Little Falls rental waiting list by Monday April 28th to be included in the random selection.</p>	<p>Affordable Homes New Jersey: a CGP&H service</p> <p>Address: 1249 South River Road, Suite 301</p> <p>Cranbury, NJ 08512-3633</p> <p>Email: homes@cgph.net</p> <p>If no email, call 609-664-2769 x5. Leave name, phone number, address and detailed message. Due to high call volume, call may not be returned quickly. This company encourages use of email and on-line applications for best results.</p>
Passaic: Passaic	Boulevard Seniors Apartments, 187 Boulevard, Passaic, NJ 07055	187 unit building. 1br apartments. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD.	62+, and disabled individuals and their families.	<p>For an application, call management office at 973-471-7449 or stop in to pick up an application at 187 Boulevard Park, Passaic, NJ on Mon., Tues., Wed., or Fri. 9 am to 5 pm. application must be filled out completely (no blank spaces—if a question does not apply, write in “NA”). Completed ORIGINAL application must be mailed back, or dropped off to address above. Completed Applications may be emailed or faxed, but ALWAYS THE ORIGINAL APPLICATION MUST BE MAILED as well.</p>	<p>Agent: SHP Management Corp.</p> <p>Phone: 973-471-7449</p> <p>Email: boulevardsrs@shpmanagement.com</p> <p>Fax: 973-253-4070</p>

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Passaic: Hawthorne	Evergreen Court, 303 Sicomac Ave, Wyckoff, NJ 07481	There are 8 units located in Hawthorne. Affordable housing on the border of Wyckoff and Hawthorne.	This is a 62+ exclusive community. All household members must be 62 years or older. Preference given to applicants who live/work in Bergen, Hudson, Passaic, or Sussex counties.	<p>Online: Evergreen Court Application</p> <p>To join the waiting list for apartments that are part of the affordable housing program or for more information about income limits, please visit https://www.affordablehomesnewjersey.com/</p> <p>If you have questions, please call (201) 848-5952.</p>	<p>Affordable Homes New Jersey: a CGP&H service</p> <p>Address: 1249 South River Road, Suite 301</p> <p>Cranbury, NJ 08512-3633</p> <p>Email: homes@cgph.net</p> <p>If no email, call 609-664-2769 x5. Leave name, phone number, address and detailed message. Due to high call volume, call may not be returned quickly. This company encourages use of email and on-line applications for best results.</p>
NEW Somerset: Bridgewater	Bridgewater Court: 530 US-22, Bridgewater, NJ 08807	A total of 40 one - , two - , and three bedroom very low, low and moderate income apartments have been set aside for income qualified households.	No age restriction.	<p>Online Application: Bridgewater Court Application</p> <p>Website Information: https://www.piazzanj.com/property/bridgewater-court-apartments/</p> <p>A random selection will be held for all preliminary applications received on or before 1:00 PM, April 21st, 2025, after which the waiting list may be closed. This is an existing property and all new members will be added to the current waiting list after the lottery has taken place.</p>	<p>If you are interested in applying for an affordable home, you may complete the application online or contact us directly at:</p> <p>Bridgewater@Housingquest.com</p> <p>609-786-1100</p> <p>Dial ext. 300 to request help with the online application. If you leave a message by email or phone, please be sure to refer to the property name, and spell out your contact information for us.</p> <p>Piazza & Associates, Inc.</p> <p>201 Rockingham Row</p> <p>Princeton Forrestal Village</p> <p>Princeton, NJ 08540</p>

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Union: Plainfield	Plainfield Tower West AKA Plainfield Senior Citizen Housing, 601 West 7th St, Plainfield, NJ 07060	154 Unit building. Rent based on 30% of adjusted gross income, calculated by guidelines set forth by HUD	Restricted age 62+, Individuals with disabilities over 18 requiring a barrier free unit for mobility impaired.	<p>Submit a written request for a printed application, include your name, address and phone number and mail to: Plainfield Tower West, Attn: Management Office, 601 W. 7th Street, Plainfield, NJ 07060</p> <p>Online: Plainfield Tower West Application</p> <p>The application must be printed out and mailed to the address above or faxed to 908-668-0112</p>	Springpoint Senior Living, Sandra Pettiford, Sr. Executive Director, 908-668-196