

ACCEPTING APPLICATIONS



Tax Credit Community
for 55+

Located in Los Angeles, CA



www.tsahousing.com



casalucerna@tsaproperties.com



Office: (323) 266-3313

TTY: (800) 855-7100

HOW TO APPLY

Download and Print:

<https://www.tsahousing.com/property/casalucerna>

Pick Up On-Site:

1025 S. Kern Avenue, Los Angeles, CA 90022

Email Completed Application:

casalucerna@tsaproperties.com

Mail Completed Application:

Casa Lucerna, Attn: Manager's Office
1025 S. Kern Avenue, Los Angeles, CA 90022

Casa Lucerna is a 75-unit, tax credit building located in East Los Angeles, CA for people 55 and over. All applicants must age qualify at the time of application and all applications submitted will be added to the existing waiting list in chronological order, by date and time received.

Casa Lucerna

1025 S. Kern Avenue, Los Angeles, CA 90022



ABOUT THE PROPERTY

Casa Lucerna is a 75-unit tax credit property located in East Los Angeles, CA for people 55 and over. The property is currently accepting applications for the waiting list. This property accepts Housing Choice (Section 8) and VASH vouchers.

The property offers one-bedroom units. Residents also enjoy lushly landscaped courtyards and a community garden, a gym, and controlled access-covered parking. Activities such as resident parties and off-site trips are regularly scheduled.

PROPERTY AMENITIES

- Spacious Community Room
- Fitness Room
- Piano
- Billiards Table
- On-Site Laundry Facility
- Computer Area
- Community Garden
- Controlled Access Covered Parking

RENT/ INCOME RESTRICTION

Casa Lucerna is a 75-unit tax credit property located in East Los Angeles, CA for people 55 and over. Applicants must age qualify at the time of application. To qualify, applicants must have a gross monthly income that is at least twice the monthly rent. Voucher holders do not need to meet the minimum gross monthly income requirement.

Subject to change

Unit Size	Occupancy	Rent/Month	Min. Gross Monthly Income
1 BD	Min. 1 / Max. 3	up to \$1,630	\$3,260

INCOME LIMITS

Applicants must have incomes below the 60% AMI for Los Angeles County for their household size. See the chart below. **Subject to change.**

1 Person	2 People	3 People
\$63,600	\$72,720	\$81,780

PARKING

Parking is limited. Please inquire with management for more information.

This housing is offered without regard to race, color, religion, sex, gender, gender identity and expression, familial status, national origin, citizenship status, immigrant status, primary language, marital status, ancestry, age, sexual orientation, disability, source of income (including receipt of Section 8 and other similar vouchers), genetic information, military or veteran status, arbitrary characteristics, or any other basis currently or subsequently prohibited by law.

This property has accessible and adaptable units for people with disabilities. People with disabilities may ask for, and receive reasonable accommodations, modifications, and auxiliary aids, including in the application process. Please contact casalucerna@tsaproperties.com to make this request.

This property is a 100% non-smoking community

