

# VANCE STREET LOFTS

4097 Vance St, Wheat Ridge, CO 80033



## THE UNITS

- BRAND NEW! Completed 2023
- Walk-in closets
- Air conditioning
- Balcony
- Vinyl plank flooring
- In-unit laundry



## THE COMMUNITY

- Dog wash
- Bike storage
- Picnic areas
- Secure entry



## FEES

- \$28 application fee/adult
- Deposit: \$600 for 1 bed and \$700 for 2 bed
- Pet deposit: \$300
- Pet rent: \$35/month



## QUALIFICATIONS AND RENT

One-Bed: From \$1,650

Two-Bed: From \$1,975

- Income may not exceed 80% AMI
- Must earn 2x the rent



**ALL  
UTILITIES  
PLUS  
INTERNET  
INCLUDED!**

Call us to see if you qualify!



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



**303-204-3611**

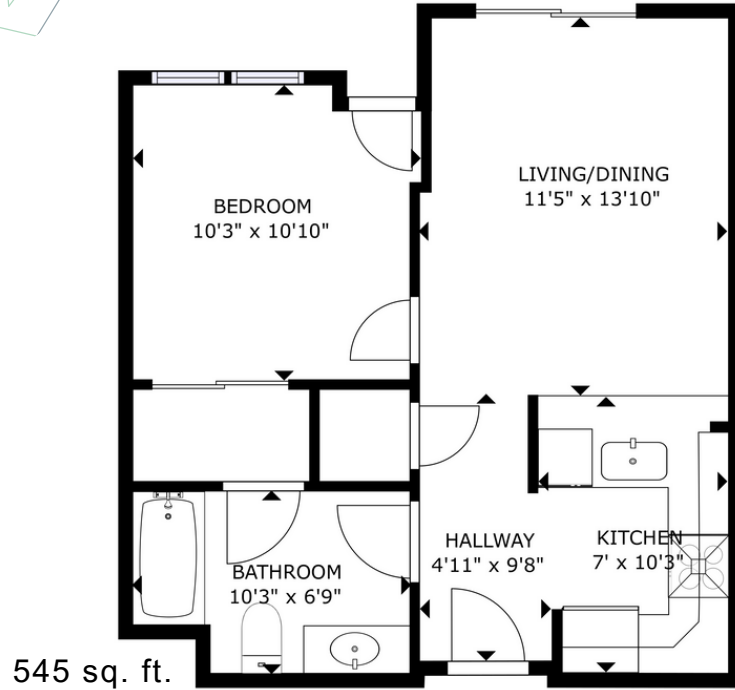


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Applicant has the right to provide Foothills Regional Housing with a Portable Tenant Screening Report (PTSR) that is not more than 30 days old, as defined in § 38-12-902(2.5), Colorado Revised Statutes. If applicant provides Foothills Regional Housing with a PTSR, Foothills Regional Housing is prohibited from a) charging applicant a rental application fee; or b) charging applicant a fee for Foothills Regional Housing to access or use the PTSR.



# 1 BEDROOM



# 2 BEDROOM

