

EASY APPLICATION PROCESS

Buying a Condo at ICCF Community Homes-
The Seymour is as simple as 1-2-3

1. Complete the Initial Home Purchase Application.

Review the CHLT Homebuyer Guide to familiarize yourself with the program requirements. then submit Your Application and Required Supporting Documentation., Apply online at www.eliterealtycollective.com or www.ICCF.org or directly with your ERC agent.

2. Meet with a Housing Counselor to verify income

One of ICCF's HUD-certified Housing counselors will meet with you to review your completed application to verify income eligibility and document completion.

3. Take a HUD approved Homebuyer Education Course. Online or In-person before closing



CONTACT US

LET'S CONNECT

Tanya Powell-May


LegacyHomesGR team
Keller Williams Grand Rapids North
(616) 308-3556

Jamecia Adams

Associate Broker / Independent Agent
Keller Williams East
(616) 334-6197

Latasha Black

CEO/Broker Owner
LCB & Associates
(616)485-2795

 **616.372.4272**

 **eliterealtycollective@gmail.com**

 **www.eliterealtycollective.com**

ER
ELITE
REALTY
COLLECTIVE



**EMPOWERING COMMUNITIES,
ONE HOME AT A TIME**



MEET THE MEMBERS

- Tanya Powell-May – Legacy Homes GR
- Jamecia Adams – Keller Williams GR East
- Latasha Black – LCB & Associates Realty

STRONGER TOGETHER

A community-rooted real estate collective advocating for housing equity in West Michigan

WHAT SETS US APART

- 80+ years of combined real estate experience, with deep roots in advocacy and community service.
- Founding members of the local NAREB ROWMA chapter and leaders in 1000 Families of Color Inc., a nonprofit advancing housing equity.
- Experts in income-qualified homeownership, fair housing, and community partnerships, dedicated to closing the ownership gap for underserved communities.
- Comprehensive support for first-time and minority buyers, from pre-approval to post-purchase and beyond.



ABOUT THE SEYMOUR

- 🏡 Spacious Floorplans: 2-3 bedrooms, 2 full bathrooms, and over 1,500 sq. ft. of thoughtfully designed living space.
- 🛏 First-Floor Bedroom + Full Bath: Every unit includes these for added comfort and accessibility.
- 💰 Affordable Pricing: Homes range from \$170,000 to \$231,000, with options for income-qualified buyers.
- 🏠 14 Affordable Units via CLT: Special pricing available through ICCF's Community Homes Land Trust (CHLT).
- 🛠 Modern Upgrades: Enjoy updated finishes in a reimagined historic school building.
- 👥 Tight-Knit Community: Only 27 total homes—creating a sense of connection and belonging.
- 📍 Convenient Location: In the heart of Alger Heights, steps away from shops, cafés, and parks.
- 🚌 Close to Schools & Transit: Easy access to top-rated schools and public transportation.
- 🌳 Preserved History, New Life: A former school turned vibrant housing community.
- ⏰ Limited-Time Opportunity: These homes will go fast—be part of something meaningful and lasting.



INCOME GUIDELINES

Seymour Condominiums are available to households earning within these income brackets:

House hold Sizes	60% AMI Min	80% AMI Max	120% AMI Max
1 person	\$52,150	\$56,400	\$78,240
2 person	\$59,600	\$64,450	\$89,520
3 person	\$67,050	\$72,500	\$100,560
4 person	\$74,500	\$80,550	\$111,720
5 person	\$80,450	\$87,000	\$120,720
6 person	\$86,350	\$93,450	\$129,600