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To search for senior housing on the Internet:

<http://www.seniorhousinglocator.org/>



HOUSING OPTIONS

Apartment Housing for Older Adults with Income Based Rent

* Elderly and disabled only

** Income based apartments

In Austin (Area Code 512):

*Cityview at the Park.....	2000 Woodward.....	78741.....	804-5296
*Cobblestone Court	2101 Davis Lane	78745.....	292-1652
*Eberhart Place	808 Eberhart Lane.....	78745.....	441-5551
Elm Ridge Apts.....	1161 Harvey Lane.....	78702.....	474-1566
Fairway Village.....	6118 Fairway St.....	78741.....	385-2405
French Embassy.....	9920 Quail Blvd.....	78758.....	837-2630
**Garden Terrace.....	1015 W William Cannon	78745.....	416-8300
Grant Villa	3706 Goodwin Ave.....	78721.....	926-4031
*Heritage Plaza	9121 No. Plaza Dr.....	78753.....	836-7213
Heritage Pointe.....	1950 Webberville Rd.	78721.....	926-7100
**Lodge at Merrilktown	14745 Merrilktown Rd.....	78728.....	651-3555
**Lyons Gardens	2720 Lyons Rd.....	78702.....	236-1781
Marshall Apts.....	1457 Salina St.....	78702.....	472-6935
Mason Manor Apts.	1137 Gunter St.....	78721.....	929-7288
Mt. Carmel Village	2501 New York Dr.....	78702.....	478-9912
North Plaza Apts.	9125 North Plaza.....	78753.....	836-2303
Oak Creek Village.....	2324 Wilson St.....	78704.....	444-3581
**Oak Springs Villas	3001 Oak Springs Dr	78702.....	928-2015
Pleasant Valley	2501 Anken Dr.....	78741.....	447-7244
*Primrose at Shadow Creek	1026 Clayton Lane.....	78723.....	419-1525
*Rebekah Baines.....	21 Waller St.....	78702.....	476-6051
Santa Maria Village	8071 North Lamar.....	78753.....	836-2296
Southwest Trails.....	8405 Old Bee Caves Rd.....	78735.....	301-2442
South Ridge	3603 Southridge Dr.....	78704.....	442-9772

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**Spring Terrace.....	7101 North IH 35 at St. Johns.....	78752.....	447-2086x41
Springdale Gardens.....	3701 Oak Springs Dr.....	78702.....	928-3451
**St. George's Court.....	1443 Coronado Hills Dr.....	78752.....	459-8285
Travis Park Apts.....	1110 East Oltorf St.....	78704.....	444-6773
University Park Apts.....	2703 South Congress Ave.....	78704.....	441-1437
*Village Christian.....	7925 Rockwood Lane.....	78757.....	459-9550
**Villages at Collinwood.....	1000 Collinwood West Dr.....	78753.....	836-8810
*Western Trails.....	2422 Western Trails Blvd.....	78745.....	447-8759

In Cedar Park

*The Ranch at Cedar Park.....	1301 W. Whitestone Blvd.....	78613.....	(512) 996-0700
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In Georgetown:

**The Oaks.....	550 W. 22nd St.....	78626.....	(512) 863-8548
			Metro: 930-0380

In Kingsland:

TownePark Kingsland.....	101 TownePark Dr.....	78639.....	(325) 388-8137
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In Llano:

Legend Oaks.....	101 Legend Hills Blvd.....	78643.....	(325) 247-5151
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In Leander:

**Cedar Ridge Apts.....	2702 So. Bagdad Rd.....	78641.....	(512) 259-7648
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In Marble Falls:

**Highland Oaks.....	1600 Mustang Dr.....	78654.....	(830) 693-0460
*Highview Retirement Village.....	200 FM 1431 East.....	78654.....	(830) 693-5818
**Vistas Apartments.....	1700 Mustang Dr.....	78654.....	(830) 798-8171

In Round Rock:

Trinity Place Inc.....	1203 Cushing Drive.....	78664.....	(512) 244-0366
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In San Marcos:

*La Vista.....	1615 Redwood Rd.....	78666.....	(512) 396-2333
*Mariposa Apartment Homes.....	2600 Hunter Rd.....	78666.....	(512) 392-9588
Sunrise Village.....	500 Parker Drive.....	78666.....	(512) 353-5554
Stone Brook Seniors Community.....	300 S. Stagecoach Trail.....	78666.....	(512) 392-9330

In Taylor:

**Gardens of Taylor.....	319 Sloan Street, #101.....	76574.....	(512) 352-7620
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*Denotes elderly and disabled development

**Denotes income based apartments

**Nonprofit Agency for Housing Information:
Austin Tenants' Council**
Guide to Affordable Housing in the Greater Austin Area
<http://www.housing-rights.org>

TIPS FOR TENANTS

Ten easy ways to protect your rights as a tenant

1. GET IT IN WRITING

.... Put any promises that the landlord makes in writing, including apartment number and necessary repairs.

2. KEEP COPIES OF ALL AGREEMENTS & PAPERWORK

.... Ask for copies of the application, lease, pet agreement, inventory, and any lease addenda immediately after signing them.

3. BE SURE YOU WANT TO LIVE THERE

.... Most application fees and deposits are nonrefundable if you change your mind once you've applied. If the landlord does not approve your application, the deposit should be fully refunded.

4. LOOK AT THE HOUSE OR APARTMENT BEFORE YOU RENT

.... Do not assume your unit will look exactly like the model. Make sure you view the actual unit before submitting your application or signing a lease. Landlords usually have the right to show an occupied unit even if they say otherwise.

5. TALK TO NEIGHBORS & VISIT THE COMPLEX/NEIGHBORHOOD AT NIGHT

.... The current residents can tell you about the landlord:

Does he make repairs? Does he enter the unit without permission?

.... Drive by at night to see if the neighborhood is noisy or if there is a lot of unwanted activity.

6. MAKE A LIST OF ALL DAMAGES RIGHT AFTER YOU MOVE IN

.... If the landlord doesn't give you an inventory sheet, write your own.

.... Take pictures, if necessary.

7. REQUEST REPAIRS IN WRITING

.... You can enforce your rights quicker and you'll have proof you notified the landlord of the repairs you're requesting.

.... Send the letter by certified or registered mail.

8. GET RENT RECEIPTS FROM THE LANDLORD

.... If you pay with a Money Order, the stub does not prove the landlord received the rent, only that you bought it.

.... Whenever possible, hand-deliver the rent.

.... NEVER pay in cash without getting a receipt from the landlord.

9. GIVE 30 DAYS NOTICE BEFORE YOU MOVE OUT

.... Most leases require written advance notice before moving.

.... Some leases require notice to be given at a certain time of the month.

10. CALL AUSTIN TENANTS' COUNCIL IF YOU HAVE QUESTIONS

.... For more info, call Austin local (512) 474-1961