

Town of Bedford, Westchester County, New York

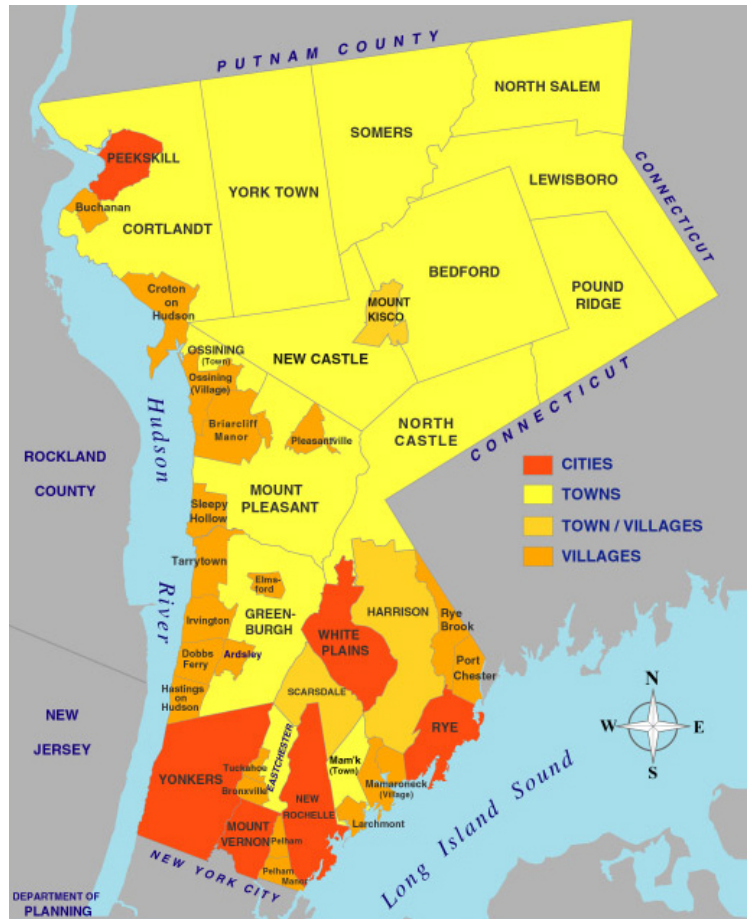
The Town of Bedford is located in the northeastern part of Westchester County and contains the three hamlets of Bedford Hills, Bedford and Katonah. The Bedford Mews Condominium is in the Bedford Hills hamlet. The Town is bordered to the west by Mt. Kisco, to the south by Armonk, and to the east by Pound Ridge.

The Town's Recreation & Parks Department offers swimming lessons at its three hamlet pools; summer camp, including a six-week day camp for children with special needs; dog park; seasonal sports programs; and programs for seniors.

Bedford Terrace is in the Bedford Central School District that includes one high school, one middle school and seven elementary schools. The District has a K-12 Department for English for Speakers of Other Languages (ESOL). Fox Lane High School was recognized as a Silver School of Opportunity.

Bedford Terrace is conveniently located to shopping, dining, the Metro-North Harlem line in Katonah and Bedford Hills and the Bee Line Bus (Route 19). It has easy access to Interstate 684 and to the Saw Mill River Parkway.

The Northern Westchester Hospital is conveniently located in nearby Mt. Kisco.



Maximum Income Limits as of June 1, 2016

(Income limits are subject to change)

1 Person	2 Persons	3 Persons
\$60,400	\$69,000	\$77,650

The Bedford Terrace Condominium Complex
108 G Nottingham Road, Bedford Hills – Information Sheet

Net Sale Price: \$155,000 – One Bedroom, 1 Bath Condominium, located on 2nd Fl, Balcony, Assigned parking spot, Walking distance to Metro North, , Bedford Central School District, +/- 792 sq. ft.
 Common Amenities: Laundry Facilities, Storage in Basement



108 Nottingham Road	1 BED/1 BATH
Net Sale Price	\$ 155,000
5% Down Payment	\$ (7,750)
Mortgage Amount	\$ 147,250
Principal + Interest**	\$ 750
Real Estate Taxes	\$ 255
Walls-In Insurance	\$ 50
Condo Fees****	\$ 395
Total Monthly Housing Payment (PITI)	\$ 1,450
Approx. income needed to carry payment	\$ 52,725*

*If monthly debt (minimum monthly payments on credit cards, loans, leases, child support payments etc.) is higher than 5% of your gross monthly income a higher income may be necessary.

**Assumes 30 year fixed rate mortgage at 4.5 %

***Heat and hot water are included in Common Charges

All figures are estimates

