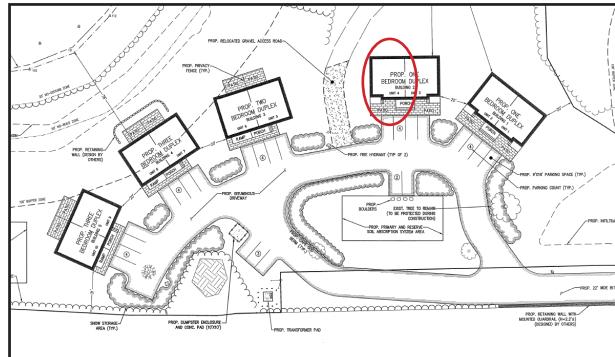




Affordable Homeownership Opportunity at 434 Asbury Street, Building 2, Unit 4, Hamilton, MA

Essex County Habitat for Humanity is offering a 1-bedroom duplex home in a 10-home development in Hamilton for purchase to qualified buyers.



To learn more about this unique program, watch a recorded information session at:

www.essexcountyhabitat.org/opportunities-hamilton/

To apply for homeownership:

Visit www.essexcountyhabitat.org/application/ to get an application and instructions for applying. Applications are also available at Hamilton Wenham Public Library and Hamilton Town Hall.

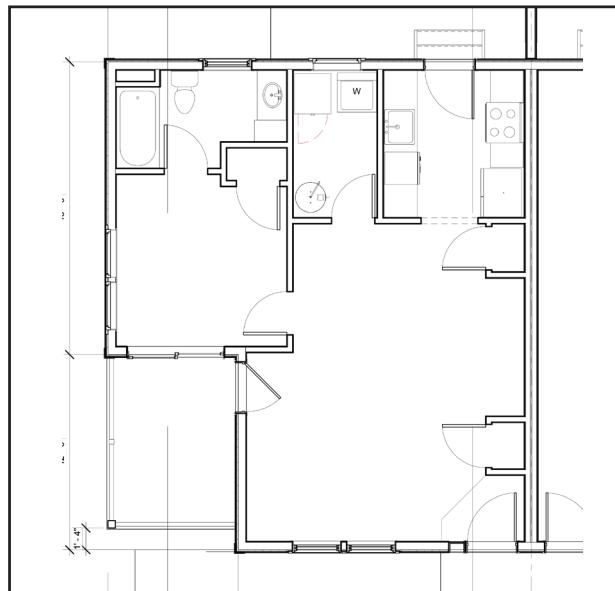
Applications will be accepted and approved on a first-come, first-served basis. Applications close on March 12, 2026.

To qualify:

You must be a first-time homebuyer (with some exceptions) and have a qualifying household income (see chart). You will also be required to contribute 240-360 hours of “sweat equity” working on your home or volunteering for Habitat in other ways.

Cost to you:

- Sales Price: 1BR \$194,600,
- 3.5% down payment and approximately \$5,000 closing costs
- Mortgage, taxes, insurance, and condo fees are approximately \$1,700*/month



QUALIFYING HOUSEHOLD INCOME

Household Size	Minimum	Maximum
1	\$ 52,960	\$ 69,480
2	\$ 52,960	\$ 79,440

Based on income up to 60% of 2025 HUD-defined Area Median Income. Subject to change.

A free translation service will be provided on request.

**Essex County Habitat for Humanity
14 Park Street, Danvers MA 01923
(978) 681-8858
essexcountyhabitat.org for more info**

In accordance with the Equal Credit Opportunity Act and the Fair Housing Act, Essex County Habitat for Humanity does not discriminate with regards to race, color, religion, national origin, sex, handicap, family status, marital status, receipt of public assistance income or age (provided that the applicant has the capacity to enter into a binding contract).

*All amounts listed above are subject to change.

