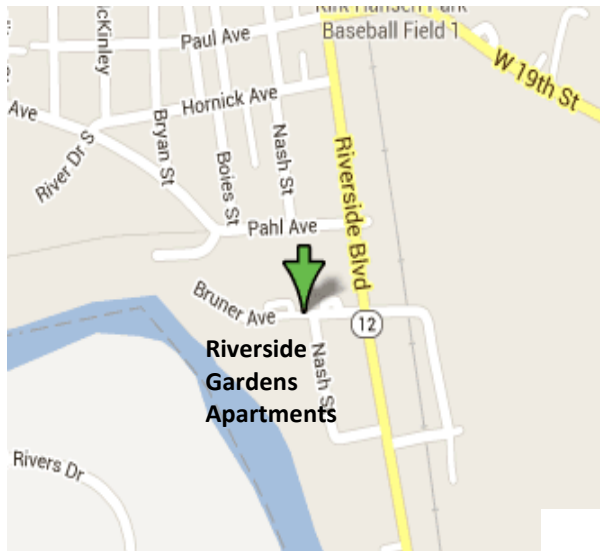


## DIRECTIONS:



Turn West off of Riverside Blvd.  
onto Bruner Ave. (By Riverside  
Lutheran Church)

Complex is located at the North  
side of the street.

**Complex Phone Number:  
712-277-2083**

**FOR AN APPLICATION  
PLEASE CONTACT:**



**Connections Area Agency on Aging**

2301 Pierce Street  
Sioux City, IA 51104

Phone: 712-279-6900  
Toll Free: 800-432-9209  
Fax: 712-233-3415

Website: [www.connectionsaaa.org](http://www.connectionsaaa.org)  
Email:  
[siouxlandcaaa@connectionsaaa.org](mailto:siouxlandcaaa@connectionsaaa.org)

## Riverside Gardens Apartments



***ALL Apartments are  
Ground Level***

**715 Bruner Ave.  
Sioux City, IA 51109**

*Congregate Meal Site Location:  
Monday thru Friday*

**Phone: 712-277-2083**

*Please call to schedule an  
apartment viewing.*

CONNECTIONS AREA AGENCY ON AGING

# RIVERSIDE GARDENS SENIOR HOUSING

## REQUIREMENTS:

- Age 62+
- Income:  
Single —\$22,200 gross annual income  
Couple—\$25,350 gross annual income

### **WOODBURY COUNTY income limits:**

(If you have funds in the bank, only the interest is counted as income. All income must be verified. This is done during the process of the application.

- Rent varies according to income; medical expenses may affect rent.

## DESCRIPTION OF BUILDING:

- 40 ground level units, 540 sq. feet per unit
- Refrigerator / electric stove
- Tub / Shower combination
- Unit heat / air conditioning
- Off street parking for tenants
- Pest control service
- Two handicapped accessible units

## LAUNDRY / TRASH:

- Laundry is coin operated. Machines take quarters only. There are three (3) laundry sites at the complex. You go outside to access the laundry and to take out your trash.

## UTILITIES:

- Utilities are paid by Riverside Gardens except phone/cable. You must arrange for phone/cable yourself.

## GROUNDS UPKEEP:

- Grounds and walks are cared for at Riverside Gardens. (Lawns are mowed and walks are shoveled.)
- The bus stops right in front of the complex.

## PETS:

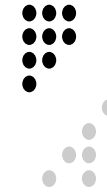
- The pet deposit is \$300.00. For more details on having a pet at Riverside Gardens, a Pet Policy is available.

## FREEZERS:

- Apartment size freezers (5 cubic feet maximum) are allowed. A \$5.00 monthly fee is required for additional utility usage from freezer. You are responsible for any and all damages.

## RENT:

- In order to know how much your rent will be you must fill out an application and the required paperwork. Only then can we tell if you qualify and what your rent amount will be.
- At move-in, resident must pay rent plus one month's rent as a deposit.



**ALL ONE BEDROOM UNITS  
MAXIMUM OCC: TWO OCCUPANTS  
MINIMUM OCC: ONE OCCUPANT**

**715 Bruner Ave.  
Sioux City, IA 51109**

