

Site: Overlook Apartments **City:** Gallatin **County:** Sumner County **Area:** Nashville-Davidson--Murfreesboro--Franklin, TN HUD Metro FMR Area **State:** TN

MTSP Date: 04/01/2025

Rent Charged Date: 01/01/2026

PHA Date: 10/01/2025

Maximum Income Limits

Size	50%	60%
1	\$40,200	\$48,240
2	\$45,950	\$55,140
3	\$51,700	\$62,040
4	\$57,400	\$68,880
5	\$62,000	\$74,400
6	\$66,600	\$79,920

Maximum Allowable Rental Rates

BRs	50%- Net of PHA UA	60%- Net of PHA UA
1	\$996	\$1,212
2	\$1,190	\$1,449
3	\$1,370	\$1,669

Rent Charged & Utility Allowances by Floorplan

BRs	Set- Aside	SqFt	Units	Rent Charged	UA	UA Type
1	50	1024	2	\$950	\$80	PHA
1	60	1024	6	\$1,020	\$80	PHA
2	50	1321	11	\$1,095	\$102	PHA
2	60	1321	37	\$1,205	\$102	PHA
3	50	1432	7	\$1,235	\$122	PHA
3	60	1432	32	\$1,285	\$122	PHA
3	MKT	1432	1	\$1,285		

Maximum Occupancy Limits

Maximum occupancy for a 1 bedroom apartment is 2 persons

Maximum occupancy for a 2 bedroom apartment is 4 persons

Maximum occupancy for a 3 bedroom apartment is 6 persons

UA = Utility Allowance; resident utility amounts may vary based on usage, household size, lifestyle, and weather conditions.

IRC Section 42 Income Limits utilize the annual Multifamily Tax Subsidy Project limits.

This institution is an equal opportunity provider and employer and a drug-free workplace.

