



MAKE HOMEOWNERSHIP A REALITY

TWO INCOME QUALIFIED HOMES NOW AVAILABLE

G3 Urban is excited to offer an Income Qualified New Home Program on 2 homes offered to income-qualified purchasers at Poinsettia Place, to help families make owning a home a reality. Applicants must prequalify with the builder's preferred lender and meet income guidelines to qualify.

RESIDENCE 1 (1 AVAILABLE):

2 Bed | 2.5 Bath | 1,299 Sq. Ft.

Minimum 5% down payment purchase price: \$218,199**

Household Size: 3

Very Low Household Income limit: \$74,950

Minimum 5% down payment purchase price: \$249,596**

Household Size: 4

Very Low Household Income limit: \$83,300

* "Household Income" means income as defined in California code of Regulations Title 25 Housing and Community Development, Section 6914 of all (i) members of the Household over the age of eighteen (18), and (ii) persons who will hold title to a Program Unit.
2026 calculations reflected.



** "Affordable Housing Cost" shall be calculated according to Section 50052.5 of the California Health & Safety Code (or as subsequently amended from time to time. 2026 calculations reflected).

How to Apply

Applications are available at the City of El Monte and on the G3 Urban website.

www.G3urban.com/income-qualified

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Features

- Multi-lite glass-paneled entry doors
- Pendant lights over island
- Quartz countertops at Kitchen
- Designer Delta faucets
- White shaker cabinetry with soft-closing drawers/doors

**see full features list at www.g3urban.com*