

Welcome!
to

Los Flamboyanes

Professionally Managed by



**100 Borinquen Plaza
Rochester, NY 14605**

Los Flamboyanes is located just north of Downtown Rochester, in the Upper Falls neighborhood.



Property Overview

- ◆ Highrise apartments & townhouses
- ◆ Apartments:
 - ◇ Studio and 1 - 4 bedrooms
 - ◇ 1 or 1.5 baths
 - ◇ 471 - 1,234 sq. ft.
- ◆ Townhouses:
 - ◇ 3 bedrooms
 - ◇ 1.5 baths
 - ◇ 983 sq. ft.
- ◆ No pets allowed
- ◆ Off-street parking
- ◆ Full-time maintenance & grounds staff
- ◆ 24-hour emergency service
- ◆ Full-time security



Rent

- ◆ \$25 - \$1,392 per month
- ◆ Income restrictions apply
- ◆ Rent includes heat, hot water, sewer, & refuse
- ◆ Security deposit is equal to one month's rent



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Phone: (585) 325-4070
TTY: 711 or (800) 662-1220
Fax: (585) 325-6586
LosFlamboyanes@landsman.com



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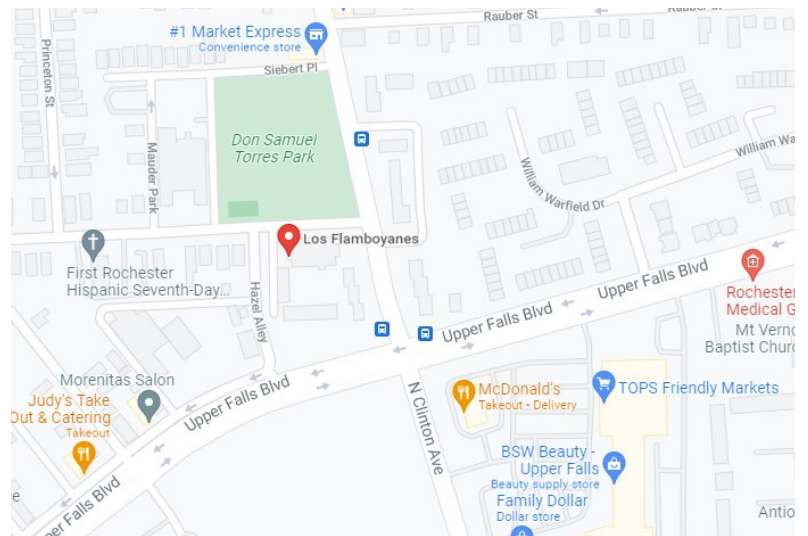
Amenities

- ◆ Refrigerator & range provided
- ◆ Coin operated laundry facilities
- ◆ Washer & dryer hook-ups available in townhouses
- ◆ Elevator in the tower
- ◆ Carpet
- ◆ Community room
- ◆ High-speed internet
- ◆ Cable ready



Location

- ◆ Nearby elementary schools
 - ◇ School 8 Roberto Clemente
 - ◇ School 9 Dr. Martin Luther Kings Jr.
 - ◇ School 58 World of Inquiry
- ◆ Park within walking distance
- ◆ Close to services & shopping



Supervised by the New York Housing & Community Renewal

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