



UPDATED:  
1/7/2025

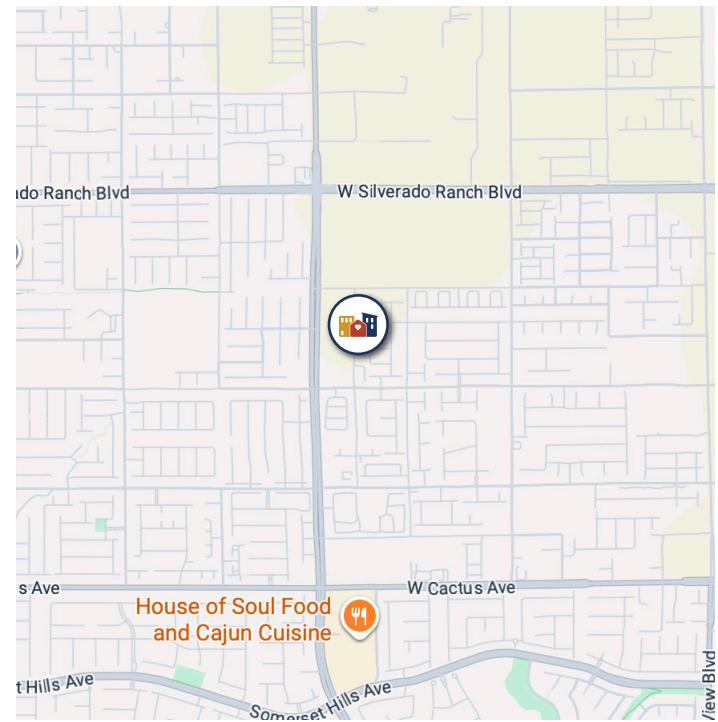


# SOUTHERN PINES

NEVADA HAND FAMILY APARTMENTS

## PROPERTY FEATURES

- 24-Hour Emergency Maintenance
- On-Site Resident Services
- Water, Trash and Sewer Included
- Online Payments
- Smoke-Free Community
- In-Unit Washer and Dryer
- Gated Community
- Courtyard/Picnic Area
- Computer Lab
- Covered Parking
- Fitness Center
- Community and Flex Room
- Playground
- Pool
- Dog Park
- Tenant Pays Electric & Gas



10030 South Decatur Boulevard  
Las Vegas, NV 89141



# SOUTHERN PINES I

FAMILY APARTMENTS



## RENT AND INCOME REQUIREMENTS + FLOOR PLANS

### APPLICATION INFORMATION

#### Screening Fee:

\$26 per Adult HH Member

\$17 for Live-in-Aide

#### Holding Deposit:

\$250

#### Security Deposit:

\$600 or up to 1 Month Rent  
on Conditional Credit

#### Pet Fee:

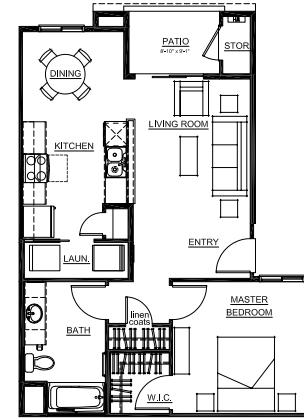
\$250 per pet

*Weight & Breed Restrictions Apply*

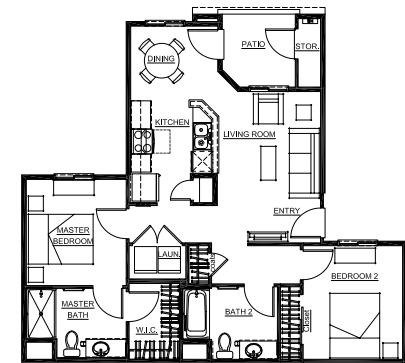
*Section 8 Vouchers Accepted\*\**

*\*Minimum income requirement  
does not apply to Section 8 holders.*

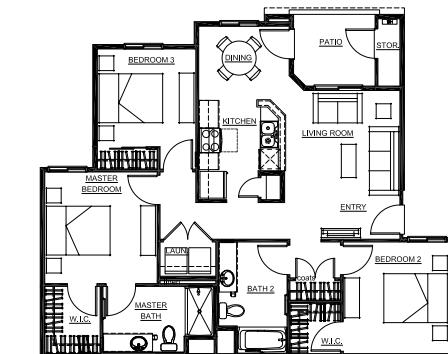
| 1 BED / 1 BATH • 739 Sq. Ft. |                  |                     |          |
|------------------------------|------------------|---------------------|----------|
| Annual Gross Income Limits*  |                  |                     |          |
| MONTHLY RENT                 | TOTAL # OF UNITS | MINIMUM             | MAXIMUM  |
| \$499                        | 1                | 1-Person<br>\$1,900 | \$21,420 |
|                              |                  | 2-Person<br>\$2,400 | \$24,480 |
| \$882                        | 1                | 1-Person<br>\$2,400 | \$35,700 |
|                              |                  | 2-Person<br>\$3,000 | \$40,800 |
| \$1,456                      | 1                | 1-Person<br>\$2,600 | \$57,120 |
|                              |                  | 2-Person<br>\$3,200 | \$65,280 |



| 2 BED   2 BATH • 924 SQ. FT. |                  |                     |          |
|------------------------------|------------------|---------------------|----------|
| Annual Gross Income Limits*  |                  |                     |          |
| MONTHLY RENT                 | TOTAL # OF UNITS | MINIMUM             | MAXIMUM  |
| \$1,062                      | 1                | 2-Person<br>\$2,860 | \$40,800 |
|                              |                  | 4-Person<br>\$3,500 | \$51,000 |
| \$1,751                      | 1                | 2-Person<br>\$3,500 | \$65,280 |
|                              |                  | 4-Person<br>\$4,140 | \$81,600 |



| 3 BED   2 BATH • 1165 SQ. FT. |                  |                      |          |
|-------------------------------|------------------|----------------------|----------|
| Annual Gross Income Limits*   |                  |                      |          |
| MONTHLY RENT                  | TOTAL # OF UNITS | MINIMUM              | MAXIMUM  |
| \$1,222                       | 1                | 3-Person<br>\$3,660  | \$45,900 |
|                               |                  | 5-Person<br>\$4,300  | \$55,100 |
| \$2,018                       | 6                | \$60,540             |          |
|                               |                  | 3-Person<br>\$73,440 |          |
|                               |                  | 5-Person<br>\$88,160 |          |





UPDATED:  
12/10/2025



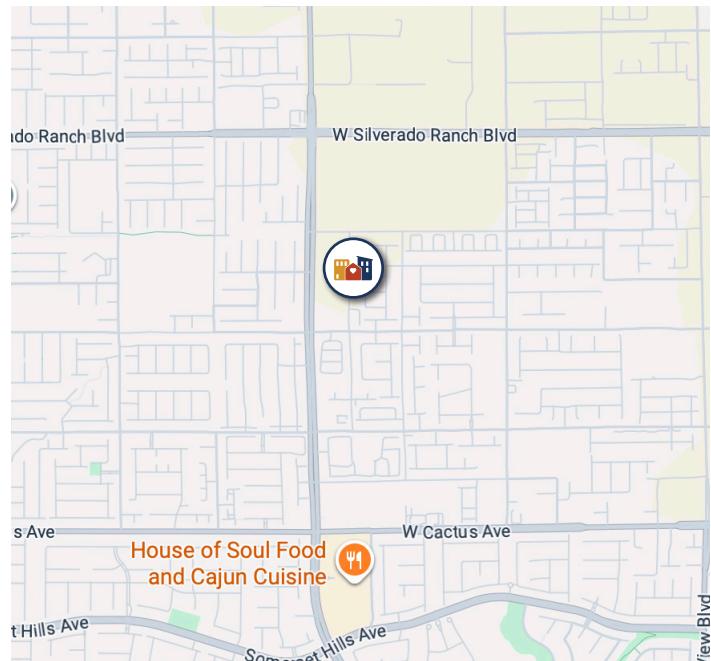
**ALL UTILITIES INCLUDED (INCLUDES GAS AND ELECTRIC)**

# SOUTHERN PINES II

NEVADA HAND FAMILY APARTMENTS

## PROPERTY FEATURES

- 24-Hour Emergency Maintenance
- On-Site Resident Services
- Water, Trash and Sewer Included
- Online Payments
- All Utilities Included (incl. gas and electric)
- Smoke-Free Community
- In-Unit Washer and Dryer
- Gated Community
- Courtyard/Picnic Area
- Computer Lab
- Covered Parking
- Fitness Center
- Community and Flex Room
- Playground
- Pool
- Dog Park



**10030 South Decatur Boulevard  
Las Vegas, NV 89141**



# SOUTHERN PINES II

FAMILY APARTMENTS



## APPLICATION INFORMATION

### Screening Fee:

\$26 per Adult HH Member

\$17 for Live-in-Aide

### Holding Deposit:

\$250

### Security Deposit:

\$600 or up to 1 Month Rent  
on Conditional Credit

### Pet Fee:

\$250 per pet

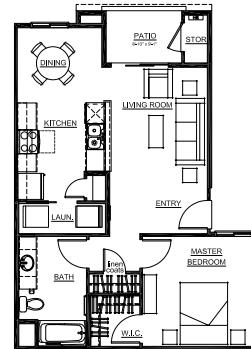
*Weight & Breed Restrictions Apply*

*Section 8 Vouchers Accepted\*\**

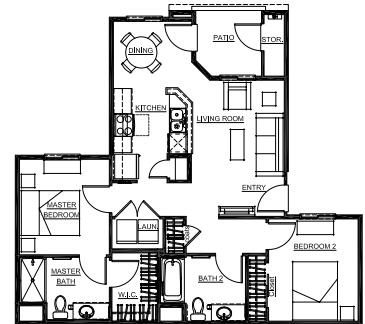
*\*Minimum income requirement  
does not apply to Section 8 holders.*

## RENT AND INCOME REQUIREMENTS + FLOOR PLANS

| 1 BED / 1 BATH • 739 Sq. Ft. |                  |          |          |          |
|------------------------------|------------------|----------|----------|----------|
| Annual Gross Income Limits*  |                  |          |          |          |
| MONTHLY RENT                 | TOTAL # OF UNITS | MINIMUM  | MAXIMUM  |          |
| \$573                        | 32               | \$15,471 | 1-Person | \$21,420 |
|                              |                  |          | 2-Person | \$24,480 |
| \$1,147                      | 32               | \$30,969 | 1-Person | \$42,840 |
|                              |                  |          | 2-Person | \$48,960 |



| 2 BED   2 BATH • 924 SQ. FT. |                  |          |          |          |
|------------------------------|------------------|----------|----------|----------|
| Annual Gross Income Limits*  |                  |          |          |          |
| MONTHLY RENT                 | TOTAL # OF UNITS | MINIMUM  | MAXIMUM  |          |
| \$688                        | 97               | \$18,576 | 2-Person | \$24,480 |
|                              |                  |          | 4-Person | \$30,600 |
| \$1,377                      | 97               | \$37,179 | 2-Person | \$48,960 |
|                              |                  |          | 4-Person | \$61,200 |



| 3 BED   2 BATH • 1165 SQ. FT. |                  |          |          |          |
|-------------------------------|------------------|----------|----------|----------|
| Annual Gross Income Limits*   |                  |          |          |          |
| MONTHLY RENT                  | TOTAL # OF UNITS | MINIMUM  | MAXIMUM  |          |
| \$795                         | 32               | \$14,485 | 3-Person | \$27,540 |
|                               |                  |          | 5-Person | \$33,060 |
| \$1,591                       | 32               | \$29,957 | 3-Person | \$55,080 |
|                               |                  |          | 5-Person | \$66,120 |

