

SWEETBRIAR APARTMENTS
RENT AND POLICY SCHEDULE

UNIT TYPE	SQ. FT	RENT	ANNUAL INCOME REQUIREMENT	DATE OF CHANGE
1 Bedroom	728	\$ 880-\$ 970	\$26,400 - \$29,100	07/25/2018
2 Bedroom/1 Bath	898	\$ 960-\$1,050	\$28,800 - \$31,500	07/25/2018
2 Bedroom/2 Bath	1035	\$1,005-\$1,085	\$30,150 - \$32,550	07/25/2018
2 Bedroom/2 Bath	1160	\$1,025-\$1,105	\$30,750 - \$33,150	07/25/2018

Rent includes: Heat, Cooking Gas, Water, Sewer, Trash, Snow Removal, Landscaping and Pool

OCCUPANCY STANDARDS:

One bedroom – up to two persons maximum
 Two bedroom – up to four persons maximum

COMMUNITY POLICIES

Lease Term: 8-12 months
 8 months \$60 premium/month
 9 months \$50 premium/month
 10 months \$40 premium/month
 11 months \$30 premium/month

PETS: (maximum two pets)

Cats and small dogs under 35 pounds –full grown
 Breed restrictions may apply
 \$300.00 non-refundable pet fee for the first pet/additional
 \$200.00 for the 2nd pet
 \$25.00 per month pet rent/per pet

RENTERS INSURANCE REQUIREMENTS

Proof of renters insurance is required at time of move-in. The liability limit must be \$100,000.00 and Sweetbriar Apartments must be listed as an “additional interested party”. It may be purchased with the company of your choice.

DEPOSITS

Security: \$99.00 or one month rent based on income and credit history.

A separate payment must be provided for your security deposit.

LEASE RENEWAL POLICY

One year: Up to market
 Month-to-month: \$100.00 plus increase to market rent (must fulfill initial lease term).

FEES

Application Fee: \$40.00 – per applicant/\$100.00 corporate (non refundable)
 Lease Termination: One month current rent, as per lease
 Internal Transfer: \$300.00 if during lease term. No charge if term is fulfilled. You may only up/down grade. No lateral transfers are permitted.
 Pet Fee: \$300.00 non-refundable pet fee for the first pet/additional \$200.00 for the 2nd pet
 \$25.00 per month pet rent/per pet
 Storage Fee: \$15.00 per month – onsite storage cage
 NSF Fee: \$50.00
 Late Fee: 10% of market rent

MONEY ORDER, CERTIFIED CHECK OR CREDIT CARD must be used to pay application fee, security deposit and first month’s rent.

 Applicant Signature

 Date

EFFECTIVE: 7/25/2018

Property Manager Approval: _____