

Rental Requirements

Application Requirements

- Completed application for each adult (18+)
- Valid government-issued photo ID
- Non-refundable application fee through Turbo Tenant \$55 per applicant. Each report includes a full credit check, criminal background check, and eviction history.

Income Requirements

- Verifiable gross monthly income of at least **2.75x the monthly rent**
- Household income may be combined

Credit & Background

- Low credit scores considered if there is a positive payment history within the past year
- No evictions within the last 5 years
- Criminal history reviewed case-by-case in accordance with fair housing laws

Rental History

- Positive rental history preferred
- Landlord references may be contacted

Pet Policy

- Maximum of **2 pets**
- Pets must be house-broken
- No outdoor-only pets
- No breeding allowed
- Pet approval required prior to move-in
- Pet fees \$30 per month. No pet deposit.

Smoking Policy

- Smoking is permitted **outside only**
- **No indoor smoking** of any kind, including cigarettes, marijuana, or vaping
- Violation of this policy will result in a **fee** and may be **subject to lease termination**

Move-In Costs

- Security deposit due at lease signing
- First month's rent due prior to move-in

Contact Us

919-244-2498

Please text or email and we will return your call.

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