

Clifton Ridge

Townhomes

676 Horizon Place Marietta, Ga 30062

Phone: 770-693-1600

Requirements

- **Application**

- ✓ If you're roommate's, both must apply and qualify.
- ✓ Any person 18+, must fill out an application.

- **Rental Verification**

- ✓ "Rental Verification Sheet" must be completed by your Landlord or Leasing Office and email back to orchardspringsapartments@gmail.com
- ✓ If renting a room or basement we need a copy of Lease or Bills with your name and current address.

- **Employment Verification**

- ✓ Last 3 paystubs
- ✓ If you get paid "Direct Deposit" bring Bank Statements.
- ✓ If you get paid Cash, bring letter from employer, stating how much you make. Must be Notarized.
- ✓ Monthly Income must be 3 times the rent.
- ✓ If Cosigning, monthly income must be 5 times the rent.

- **Money Order \$50 Application Fee**

- ✓ App Fee are **NON-REFUNDABLE.**
- ✓ Admin fee allows us to check your Credit, Criminal, and Eviction Records.

- **Picture ID, Driver's License, or Passport**

- **Deposit**

- ✓ Deposit is automatically one month rent but may increase up to 3 months due to low credit, low income, or no rental.
- ✓ Deposit along with 1st month rent must be paid before Move-In Date.
- ✓ Pet Deposit is \$300, Half is refundable at time of move out.
- ✓ **DEPOSIT IS WHAT HOLDS A UNIT, IN ORDER TO PRELEASE IT.**

NO EVICTIONS

NO BANCRUPTCYS

NO FELONIES

WILL NOT ACCEPT YOU IF YOU OWE TO ANOTHER APARTMENT COMPLEX.