



A transparent breakdown of our fees and services

Welcome! We're excited to have you here! To make things simple and clear, we've put together a list of potential fees you might encounter as a current or future resident. To help budget your monthly fixed costs, add your base rent to the Essentials and any Personalized Add-Ons you will be selecting. Our goal is to help you plan your budget with ease, enhancing your rental home experience.

MOVE-IN BASICS

Application Fee	\$45.00	Per applicant/one-time	Required
Holding Deposit (Refundable)	\$100.00	Per unit/one-time	Required
Security Deposit (Refundable)	\$500 - One Month's Rent	Per unit/one-time	Required

ESSENTIALS

Hot Water Energy	Usage-based	per unit/month	Required
Pest Control Services	\$5.00	per unit/month	Required
Vehicle Registration Fee	\$25.00	per vehicle/year	Required
Renters Liability Insurance - Third Party	Varies	per leaseholder/month	Required
Trash Services - CA	Usage-based	per unit/month	Required
Utility - Billing Administrative Fee	\$5.00	per unit/month	Required
Utility - Electric - Third Party	Usage-based	per unit/month	Required
Utility - Natural Gas - Third Party	Usage-based	per unit/month	Required
Utility - Sewer	Usage-based	per unit/month	Required
Utility - Water	Usage-based	per unit/month	Required

PERSONALIZED ADD-ONS

Parking- Additional Outdoor	\$75.00	per rentable item/month	Optional
Parking - Additional Garage Space	\$120.00	per rentable item/month	Optional
Pet Rent	\$75.00	per pet/month (up to 2 pets)	Optional
Positive Credit Reporting Services	Varies	per month	Optional
Parcel Pending	\$10.00	per resident/one time	Optional

SITUATIONAL FEES

Unit Key Replacement	\$5.00	per occurrence
Access Device - Key Fob Replacement	\$50.00	per occurrence
Access Device - Garage Fob Replacement	\$75.00	per occurrence
Access/Lock Change Fee	\$150.00	per occurrence
Common Area/Clubhouse Rental	\$250.00+	per occurrence
Early Lease Termination/Cancellation	Two Month's Rent	per occurrence
Late Fee	\$150.00	per occurrence
Returned Payment Fee (NSF)	\$25.00 - \$35.00	per occurrence
Utility - Vacant Cost Recovery	Usage-based	per unit
Utility - Vacant Processing Fee	\$50.00	per occurrence

