

Application Submittal Instructions

Landlords are seeking very **qualified tenants** that have a **take – home pay of at least 3 times the monthly rental amount**. Landlord looks at the entire application package to determine if an Applicant can be approved or not. For example, if an Applicant has lower than 670 credit score, but has good income, some money in the bank as reserves, and a favorable rental verification (paid on time, gave notice, left the property in good condition), application could still be approved; however, a double or triple deposit would most likely be required.

1. **Application:** fully completed, legible, with correct property address and rental/amount.
2. **Credit Report:** (No older than 7 days, minimum score 670).
3. **Background Check:** (No older than 7 days).
4. **3 months of bank statements** with applicant's name. *
5. **2 months of latest paystubs**
6. **Rental History verification**
7. **Driver's License/ ID** copy.

Important: If applicant is unable to provide any of the above items requested, a letter with a detailed explanation must be substituted.

*Depending on results of evaluation of information provided in 1, 2 and 5 we may not need to ask for bank accounts (item 4); however all the other numerals are required.