

RENTAL CRITERIA

- ❖ \$ 35 Non- Refundable **Application Fee** per each applicant.
- ❖ All applicants over the age of 18 must provide **Valid Driver License / Identification Card.**
- ❖ **Employment** at minimum employment history should reflex six months with current employer.
- ❖ **Students** Proof of financial statement or written verification of financial Aid.
- ❖ **Income Requirements:** to qualify needs to be **3 times** the rental amount.
- ❖ **Rental History applicant** must provide name, address, and date of tenancy for previous landlords.
- ❖ **Credit History**
 - a) Any bankruptcy must have been discharged (2 years ago)
 - b) No Evictions
 - c) No Defaults in lease agreements or outstanding balances owed to another apartment community (COLLECTION).
 - d) Minimum Credit Score of 550 is required for approval.
- ❖ **Criminal History :**
 - a) If you are registered as a sex offender and /or conviction of any sex crime. Application will be Denied.
 - b) Any misdemeanor, felony crime within the past 4 years. Any related to murder, arson, drug manufacturing, or sex crimes, regardless of the time frame, will cause an immediate denial.
 - c) Exception of driving infractions.
- ❖ **Maximum Occupancy:** 5 persons / 2 bedrooms
- ❖ **Pet allowed:**
 - a) Maximum of 2 pets per Apartment
 - Pet Deposit : \$ 300.00
 - Pet Fee : \$ 300.00
 - Pet Rent : \$ 15.00 per each pet
 - b) Cats and Small Dogs Under 20 Pounds. (Interview required) call for more details.
 - c) Guests are not permitted to bring any type of pet onto the premises.
 - d) You will be held responsible for any damage your pet causes.

Lake Park Apartment is committed to equal opportunity. We do not discriminate against anyone on the basis of Race, Color, Religion, Sex, Handicap, Family Status or National Origin.