CRITERIA FOR RESIDENT SELECTION

- Verifiable monthly income should = 2.5 x the rent amount
- One year on job, or prior similar job
- One year of current rental history
- NO EVICTIONS & NO UNLAWFUL DETAINER FILED
- Credit History Will be Evaluated
- Renters Insurance Policy purchased prior to move in

PROCEDURE FOR APPLYING FOR AN AVAILABLE UNIT

1) View apartment or house
2) Fill out application on website www.abetterproperty.com, if anything does not apply type in N/A
3) Attach supporting documents online such as ID, paycheck stubs, etc.
4) Application fee can be paid online by credit card or walked into the office in the form of a money order or cashier’s check. Application fee is $35 per adult, non-refundable.
5) If you are unable to apply online a paper application can be downloaded from the website or picked up at our office Mon – Fri 9 – 5.
6) If applying with a dog we require a profile to be submitted at Petscreener.com. This includes all dogs including Service & ESA dogs. https://www.petscreening.com/referral/unTJrYlkWOz9

Application Fee & Supporting Documents

- Application Fee $35.00 per adult, non-refundable – please bring the correct amount or submit the fee online by credit card.
  
  If walking in the credit check fee - Money Order or Cashier’s Check Only – We do Not Accept Cash

- Drivers License or Federal/State Issued ID
- Social Security Card
- Proof of income: Current paycheck stub with YTD gross earnings or other proof of income. If self-employed we require the last 2 years tax returns.

If you are APPROVED, you will be notified by phone
If you are DENIED, you will be notified by mail
*Once denied we do not reopen applications

- Unit will not be rented or leased until all repairs are completed.
- 1st months rent & deposit to be paid at time of move-in with Money order, cashiers check or Pay Near Me
- Unit must be inspected and signed off prior to moving in.
- Rent is always due on the 1st of the month, late on the 2nd
- Applicants will be notified if they have been approved or denied after we have contacted references, run the credit/eviction report and verified the information on the application.