

At Picerne Real Estate Group, we believe in fostering trust and clarity with our residents, starting with fee transparency. Renting a home is a significant decision, and we are committed to providing clear, concise, and accurate information about the costs associated with your lease. Below is a list of potential fees you may incur during the leasing process or throughout your residency at a Picerne community. Please contact the rental office with any questions you may have.

Potential Move-In Costs & Fees

| | | | |
|------------------------------|--|---|--|
| Application Fee | \$60.00 | Per Applicant / Per Occurrence | Required |
| Administrative (Holding) Fee | \$300.00 | Per Apartment / One-Time | Required |
| Standard Deposit | \$300.00* | Per Apartment / Refundable / One-Time | Required / *On Approved Credit, |
| Pet Fee for (1) Pet | \$300.00 | Fee for One Pet / One-Time | Required for (1) Pet |
| Pet Fee for (2) Pets | \$500.00 | Fee for Two Pets / One-Time | Required for (2) Pets |
| Credit Card Usage Fee | 2.95% of transaction | Visa, Mastercard, American Express, and Discover Card | Only if Credit Card is Used for Payments |
| Renters Insurance | Residents are required to maintain liability insurance as outlined in the lease agreement and provide proof of coverage upon request. Residents who do not provide proof of coverage may be enrolled in a property-administered insurance program at a cost of \$40 per month. | | Required |
| Debit Charge Fees | Transactions less than \$1,000 are \$3.95 per transaction. Transactions equal to or greater than \$1,000 but less than \$2,000 are \$4.95 per transaction. Transactions equal to or greater than \$2,000 are \$9.95 per transaction. -Other free payment methods available- | | Only if Debit Payments are Made |

Other Amenity Charges

| | | | |
|-------------------------------|--|-----------|---|
| Short Term Fee | \$300.00 | Per Month | Required on Short Term Leases |
| Pet Rent (1) Pet | \$30.00 | Monthly | Required for (1) Pet |
| Pet Rent (2) Pets | \$50.00 | Monthly | Required for (2) Pets |
| Garage Rent | \$100.00 - \$150.00 | Per Month | Required with Garage Rental if |
| Storage Rent | \$50.00 | Per Month | Required with Storage Rental if Available |
| Water Charge | Varies Based on Individual Consumption | Per Month | Required / Due with Rental Payment |
| Common Area Utility (CAU) Fee | \$39.00 | Per Month | Required / Included in Total Monthly Rental Payment |

Potential Fees During A Lease

| | | | |
|--------------------------------|--|----------------|--|
| Month to Month (MTM) Fee | \$200.00 | Per Month | Required if Lease Goes Month to Month |
| Non-Sufficient Funds (NSF) Fee | \$25.00 | Per Occurrence | Required / From Bank |
| Legal Notice Service | \$35.00 | Per Occurrence | |
| Late Fees | \$25.00 Assessed on the 5th of the Month | Per Month | 5% of Total Rent Owed Charged on the 7th if Not Paid at That Time. |
| Violation Notices | \$100.00 | Per Occurrence | |
| Eviction Fees | \$384.50 | Per Occurrence | |

