

QUALIFICATION STATEMENT

Highline North Apartments

602 Highline Drive | Asheville, NC 28804 | Phone: (828)-203-6517

AGE REQUIREMENT

A person must be at least **18** years of age to enter into a lease agreement with this company. All leaseholders must apply.

ID VERIFICATION

All household members 18 years and older must present valid, government-issued photo identification.

APPLICANTS WITH NO SOCIAL SECURITY NUMBER

In lieu of a social security number to verify credit and criminal status, such applicants may be approved with verification of employment and income. A valid passport, U.S. or Foreign, or other government photo ID and a valid work or student visa is required.

ROOMMATES

Each roommate must complete an application and pay an application fee. The combined gross income of all roommates must equal **3** times the rent. Each roommate will be required to pass the credit/background check. **Subletting of any kind or unauthorized occupants is strictly prohibited.**

CREDIT HISTORY AND INCOME VERIFICATION

Credit history and gross monthly income will be verified by a third party at time of application. Applicants must provide proof of employment, verifiable through the third party's bank account verification process. If applicant is self-employed, a verifiable tax statement showing earnings from the previous year must be available. Applicants' gross income must equal **3** times the rent. If applicants are unemployed, income verification is still required. Alternate sources of income may be considered, such as retirement earnings, bank account statements, or guarantors. *Guarantors must also qualify with standard criteria but will be required to show proof of income equal to or greater than **five** times monthly rent. Management will receive recommendations from the third-party screening checks to determine approval or denial of application.

DEPOSITS & FEES

Application Fee	\$50.00 per person 18 and over (Non-refundable)
Admin Fee	\$175.00 (Refundable within 72 hours only)
Security Deposit	\$250 with approved credit; One month's rent for any conditional approvals
Pet Fee	\$350.00 for 1; \$150 per additional Maximum of 3 pets allowed (Non-refundable)
Pet Rent	\$20.00 a month per pet
Pest Control	\$5.00 per month
Valet Trash	\$35.00 per month
Cable & Internet	\$80.00 per month
**Washer & Dryer	\$50.00 per month as option to rent; hook-ups available if providing own
Required Liability Ins.	\$11.00 monthly <u>OR</u> you may opt to have Liability Insurance through your own insurance company with the property's legal entity listed as an <u>Additional Insured</u> . Must provide proof of insurance prior to moving in.

CASH IS NEVER ACCEPTED.

*Prices and fees subject to change at any time without notice.

**Denotes Optional Fee

