

Successful Renting in One Page

Finding Your Place

Go to www.housinglink.org

Select your criteria (Bedrooms, Rent, etc)

Use the map! It's interactive

Click "Show Listings" to see results

Know Who You Are

What is your monthly income?

What is your credit score?

What is your rental history?

What is your criminal background?

Get the Landlord's Rental Criteria in Writing

How much income do they require?

What credit scores will they accept?

What are their rental history requirements?

What past criminal activity do they decline?

Note: DO NOT PAY AN APPLICATION FEE IF YOU DO NOT MEET THE LANDLORD'S CRITERIA

Fees You May Have to Pay

Application Fee - \$20 - \$70

Security Deposit – Varies, but anywhere from \$100 – One month's rent is common

Administrative Fee – It's not as common as the first two, but some properties charge this fee. The amount varies.

Late Fees – Up to 8% of your rent payment if you pay your rent late.

Move-In Day

Fill out a move in/move out form and make detailed notes about the unit's condition. Is the carpet worn in spots? Write it down. Is there a scratch on the wall? Write it down. Both you and your landlord should sign this document and both get a copy. That way you aren't blamed for wear and tear or damages you didn't create.

Living in the Unit

Pay rent on time

Communicate maintenance issues right away

Know the rules in your lease. Getting evicted because you have loud parties or are noisy will come back to haunt you.

Keep your unit clean & be a good neighbor

Moving Out

How far in advance do you have to notify the landlord that you are leaving? (It's in your lease)

Clean the unit thoroughly

Give the landlord your new address so they can send you the security deposit (It's refunded if the unit is in good condition).

Is Your Background Causing You Trouble?

Be open & honest about what happened & explain why things are better now.

Do not pay an application fee if you don't meet the rental criteria.

Offer solutions. Will the landlord accept you if you pay a higher security deposit or have a co-signer on the lease?