

6039 Golden West Ave

Temple City, CA 91780

Rental Qualification Requirements

To be considered for tenancy at the above property, applicants must meet the following criteria, subject to applicable law and reasonable accommodations.

1 Credit Score

A minimum credit score of 720 is required. Scores below 720 do not meet the credit requirement, except where applicable law requires otherwise.

2 Income Requirement

Verifiable gross monthly household income must be at least 2.5 times the monthly rent. All lawful sources of income will be considered. For applicants receiving a rental subsidy, this requirement applies only to the portion of rent payable by the applicant.

3 Rental History

Rental history will be verified, if applicable. Applicants should provide contact information for current and previous landlords.

4 Proposed Move In Date

Applicants must state their earliest available move-in date. Preference will be given to applicants who can take occupancy sooner, subject to applicable application-processing requirements and fair housing laws.

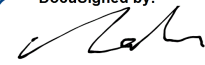
5 Credit and Background Screening

Every applicant and prospective occupant aged 18 or older must individually authorize and undergo a credit check through RentSpree, subject to legally required exceptions. Credit and background screening will be conducted with applicant authorization. Any applicant-paid screening fee, required disclosures, and refunds will be handled in accordance with applicable law.

6 Supporting Documentation

Applicants must provide all of the following documents applicable to their employment and income status:

- Bank statements for the most recent 3 months.
- Pay stubs for the most recent 3 months, if employed.
- Most recent annual tax return, if self-employed or receiving 1099 income.
- A valid driver's license or other government-issued identification.

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9/25/2026