

Rental Requirements:

- Monthly gross household income should be at least three times the monthly rent. For applicants using a housing voucher or other lawful rental assistance, the income requirement will be calculated based only on the applicant's portion of the rent.
- Minimum credit score of 680 is preferred. Credit history, outstanding debts, payment history, and the overall application will be considered.
- Applicants must provide verifiable income and employment documentation, such as recent pay stubs, bank statements, tax returns, or other acceptable proof of lawful income.
- A positive and verifiable rental history is required, with no material lease violations or unpaid balances owed to previous landlords.
- All occupants aged 18 or older must submit a completed rental application and authorize credit, background, and rental-history screening.
- Security deposit: One month's rent, subject to California law.
- First month's rent and security deposit are due before move-in.
- Renters insurance is required throughout the lease term.
- No smoking or vaping is permitted inside the property.
- Pet approval is subject to the property owner's pet policy. Service animals and emotional support animals will be considered in accordance with applicable fair housing laws and are not treated as pets.
- The property is offered on an equal housing opportunity basis. Applications will be evaluated consistently and without discrimination based on any characteristic protected by federal, state, or local law.