Rental Application Criteria for 320 E. Hullett St. #D, Long Beach, CA

Thank you for your interest in 320 E Hullett St. #D
Applicants must demonstrate the following minimum requirements and be of legal age to apply.

Income Requirements
- applicants must show monthly income of 3 times the monthly rent amount
- US personal guarantors must show an annual income of 80 times the monthly rent amount

Supporting Documents

Traditional Employment
Provide documentation of traditional employment
- recent employment or offer letter
- required if stated income is not reflected in pay stubs
- two most recent pay stubs
- recent bank statement
- checking, savings, or investments
- copy of valid state photo ID, passport or driver's license

Self-employed
If you are self-employed provide a
- recently filed tax return
- income verification letter from certified CPA
- recent bank statement
- checking, savings, or investments
- copy of valid state photo ID, passport or driver's license

Students
Students require a
- guarantor
- recent bank statement
- checking, savings, or investments
- copy of valid state photo ID, passport or driver's license

Credit Requirement
You need
- a credit score of 650 or above
- no current bankruptcies
- no evictions
- flexibility regarding medical and school loans

References
In addition to the income and supporting document criteria, applicants are required to provide on the application form and/or additional page
- Residence history within the last 7 years
- Employment history within last 7 years
- Two personal references

Criminal History
The following convictions are considered significant crimes which will be reviewed on a case by case basis when evaluating an applicant's eligibility for rental
- felony convictions
- misdemeanors convictions of violence, family relations, sex-related, burglary, larceny and drug related offenses
- unclassified convictions of violence, family relations, sex-related, burglary, larceny and drug related offenses

If you do not meet the 320 E Hullett St. minimum income requirements and cannot provide a personal US guarantor, an approved institutional and/or government guarantor is acceptable. In such case, please provide current institutional guarantor documentation with detail on the dollar amount or percent portion of housing cost to be guaranteed.

Optional: As a part of the application process, a good faith $500 deposit is required to remove the unit off the market while your application is being reviewed.
If the application is approved, the good faith deposit is applied towards your security deposit.
Acknowledgment of this policy will be considered accepted, by the prospective applicant, upon payment of the good faith $500 deposit.

Each applicant 18+ is required to complete a RentSpree credit/background report at own expense, currently $50 each.

RentSpree application link is:

https://apply.link/CxeUwkM