

# apartmentliving LeaseChecklist

Use our lease checklist when you are visiting potential new apartments. The landlord should be helpful and should not hesitate to answer these questions or put them in writing.

## Notes

- Are there penalties for late payments? What are they?  
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- How long is the lease?  
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- After the initial term of the lease, will I need to renew for a year or will I be able to lease month to month?  
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- What are the lease breaking fees?  
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- Are there any application fees?  
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- Am I allowed to have pets? If I don't have one now, and I get one at a later date, will my lease change?  
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- What utilities are included in the rent?  
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- What is the approximate cost for utilities that are not included in the rent?  
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- Are there any costs for setting up the utilities that are not covered in the rent?  
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- Is parking included in the rent or are there any additional parking fees?  
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- Where is the parking area?  
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- Is there a pool? Can it be used by anyone? Are there any additional fees for using the pool or gym area?  
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- How big is the hot water heater and is the hot water heater shared with any other apartments?  
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- How much is the security deposit? How much of the deposit is returned at the end of the lease? What will prevent me from getting my security deposit back?  
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- Is sub-leasing allowed?  
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- How is routine maintenance completed for the unit? Are maintenance people on call 24 hours a day? If not, who should I call if there is an emergency?  
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