

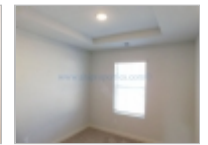
1/2 off 2 Full Month's Rent

(678) 978.1858

675 The Heights Ln
Calera, Alabama 35040-7669

Rent: \$1,495.00 Size: 1397 SqFt

3 Beds 2.5 Baths Single Family House



Property Description

MOVE IN SPECIAL: Enjoy 1/2 off 2 full months rent upon approval

Welcome home to 675 The Heights Lane!

This is a newly constructed 3BR/2.5BA in a great location in Calera. This house has stainless steel Frigidaire appliances, granite counter tops, modern LVP flooring downstairs and in the bathrooms, soft carpeting in the bedrooms, and a privacy fence in the back yard. There are two full bathrooms upstairs and a half bath conveniently located on the first floor.

'For REDUCED move in costs, talk to us about our Security Deposit Replacement Program!' We offer two options for security deposits for QUALIFIED APPLICANTS.

The first option is a traditional security deposit,(default option), where a lump sum is paid at move-in and is held on account for the duration of your tenancy. The security deposit can be used to pay for any unpaid charges, including rent and utilities, damages and/or cleaning needed at move-out. If your account does not have a final balance due, then the full security deposit amount will be refunded.

The second option is our Security Deposit Replacement Program (SDRP). With this option, a qualified applicant will pay a monthly non-refundable fee for the duration of your tenancy instead of the traditional upfront deposit. No funds will be held to use towards any balance on your account at time of move out. You as the tenant will still be responsible for any charges assessed at move out.

Pets are considered on a case by case basis with homeowner approval. A minimum \$400.00 non-refundable pet fee will be charged for the 1st approved pet; then \$250.00 per additional approved pet and a minimum of \$30.00 a month pet fee for each pet. Each applicant is required to complete the appropriate pet profile. This also includes those applicants with no pets. Applicants with pet(s) accept the non-refundable fee of \$30 for the first pet and \$20 for each additional pet. This registration is free for those applicants with no pets or those with certified assistance animals. **Terms and conditions apply

Resident Benefits Package- Each lease will be enrolled in our Resident Benefits Package for \$39.00 per month. This package can include renter's insurance; option B is \$27/month, payable with rent.

The PURE Property Management of Alabama Resident Benefits Package (RBP) delivers savings and convenient, professional services that make taking care of your home second nature. By applying, Applicant agrees to be enrolled and to pay the applicable cost of \$39/month, payable with rent.

PURE Property Management (Master)

Office Location

Helena Barrios
(678) 978.1858



**EQUAL HOUSING
OPPORTUNITY**

Your RBP may include, subject to property mechanicals or other limitations:

HVAC air filter delivered directly to your door approximately every 90 days.

A resident rewards program that helps you earn rewards for paying your rent on time.

Credit building to help boost your credit score with timely rent payments.

\$1M Identity Protection for all adult leaseholders

24/7 online maintenance reporting

Online Portal: Access to your account, documents, communication, and payment options.

Option B: Tenant Liability Insurance Policy

NOTE: The total monthly cost of the Resident Benefits Package is all-inclusive, and no discounts will be given if any element of the package is unavailable due to a lack of HVAC or another limitation at a specific property. Residents providing both liability insurance and renters insurance (including naming the property management company as the additional insured) may choose option B which is \$27/month, payable with rent.

The lessee(s) understand(s) that the move-in fee is a one-time, non refundable fee of \$250.00, that will cover the administrative and periodic inspections expenses for the execution of this Residential Lease Agreement and for the scheduling and performance of the periodic inspection.

Application Fee: \$75.00 per applicant

PURE Property Management of Alabama - Birmingham

8841 Helena Rd, Pelham, AL 35124

Phone: 1-205-682-9106

Year Built: 2020

Restrictions

Date Available: Immediately

Dogs: Dogs (ok)

Cats: Cats (ok)

Smoking: No Smoking