

Cute Woodstock Home for Rent, 3 Bedrooms/2 Bathrooms by

470-300-1606

5113 Hill Farm Dr NE
Woodstock, Georgia 30188

Rent: \$1,850.00 **Size:** 1304 SqFt

3 Beds **2 Baths** **Duplex**

Deposit: \$1,850.00 USD
Contingent Application Qualifying
Guidelines

Application Fee: \$75.00 USD

Included Utilities:
No Utilities Included

Schools: Please contact County School
District to confirm school zones, as they are
subject to change.

For more information:
<http://www.platinumrentalproperty.com>



Property Description

Coming in December for rent! With 3 bedrooms / 2 bathrooms, this Fantastic Renovated Ranch Home is in the Heart of Woodstock with no HOA!! Beautiful new flooring welcomes you into the Open Living Area that is airy and bright. Sparkling White kitchen with SS Appliances and Granite Countertops. High Ceilings in living/dining combo area. French doors opens to your Private Back Yard. Beautiful tile in bathrooms and quartz top in master bathroom. 5 minute drive to downtown Woodstock, close to I-575, Schools, Shopping and Great Dining options!

SCHEDULE A TOUR:

<https://app.tenantturner.com/listings/platinumrentalpropertycom> or call 470-839-3114 if you have further questions. Listen to prompts 1-3.

UTILITIES:

Tenant is responsible for all utilities, plus lawncare

SCHOOLS:

Please contact County School District to confirm school zones, as they are subject to change.

PETS:

This Home for Rent is Pet Friendly up to 2 pets only, Breed restrictions apply, More info,
<http://www.platinumrentalproperty.com/future-resident-faq>

QUALIFICATIONS:

- Minimum 550+ Credit Score,
 - No Evictions,
 - No Repossessions,
 - No Excessive Collections (\$3,000+)
 - No Utility or Landlord Collections,
 - Income minimum (3x Advertised Rent),
 - Criminal/Background Check,
 - Employment and Rental/Home Ownership Verification,
 - App Fee: \$75 PER applicant over the age of 18
- <http://www.platinumrentalproperty.com/FAQRetrieve.aspx?ID=57504>
-Additional security deposit 1.5x required for co-signers.

LICENSED AGENTS:

Register your clients here - www.platinumrentalproperty.com/client-registration-form
24 hours' notice required.

To qualify, your client must be personally registered, by you, using this online client registration. You must have brought your client to the home, and registered them, on the initial visit. After your client is registered in your name, he is protected as your client for the home you viewed. regardless of how many times he



Platinum Property Management

Office Location
212 Kelly Mill Rd (map)
Cumming, Georgia 30040

Laura Birr
470-300-1606



visits, and whether he rents this home in your presence, or not. Furthermore, you must have a Current GA Real Estate license. The terms of this discretionary program are subject to change without notice, and Platinum is the final arbitrator of any and all issues.

SUBSCRIBE:

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DISCLAIMER:

Advertising is subject to errors; All information is believed to be accurate but not warranted. Equal Housing Opportunity. Tenant(s)/applicant(s) to rely on their own visual observations as to what amenities and community offers. Accuracy of all information deemed reliable but not guaranteed and should be independently verified. All Cities and Counties are subject to specific ordinance codes pertaining to the occupancy of a dwelling. Please refer to the County and/or City in which you are applying for further details.

Move in Special: Wipe down clean and rekey before move in

Restrictions

Dogs: Dogs (ok)
Cats: Cats (ok)
One time, due at move in, \$400 per pet fee (up to 2) Breed restrictions and more info,
<http://www.platinumrentalproperty.com/future-resident-faq>

Smoking: No Smoking

Lease Details

12 month
Date Available: Immediately