

2003-A Hutton Ave - Nashville, TN 37210

615-851-1953

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Nashville, Tennessee 37210

Rent: \$3,500.00 **Size:** 2329 SqFt

3 Beds 3.5 Baths Single Family House

Deposit: \$3,500.00 USD
Application Fee: \$50.00 USD

Included Utilities:
No Utilities Included

For more information:
<http://www.bryantproperties.net>



Property Description

Great 3-bedroom, 3.5-Baths, Open Floor Plan with High Ceilings, Great for entertaining, and Roommates, Hardwood Floors, Stainless Appliances, including Washer-Dryer, Front Porch, Hugh Covered Back Porch looking out on the large fenced backyard, Has 2-Car Garage, New Paint, Each Bedroom is a suite with its own bath and walk-in closet, Coveted Woodycrest Neighborhood, Walking distance to GEDOIS Park, coffee/shops/restaurants/bars. dog park, fairgrounds, new soccer stadium, and minutes to downtown, I-440, Wedgewood Houston, 12South and Green Hills.

.This Property has a Rently Lockbox on Front Door for Self Showings

STATUS: Vacant
AVAILABLE DATE: 11/26/2023
RENT: \$3,500.00
DEPOSIT: \$3,500.00
TYPE: Single Family
YEAR BUILT: 2021
BEDROOMS: 3
BATHROOMS: 3
SQ FT: Approx.. 2329 per Tax Records
GARAGE: 2-Car Garage
FENCED YARD: yes
UTILITIES INCLUDED: None
HOA FEE: None
PET RULE: Case by Case, If pets are approved, there will be fees + extra rent
SMOKING: No Smoking in Property
MIN. LEASE: 12 Months
RENTERS INSURANCE: Required Before Move In
HOW TO APPLY: Must see Inside Property Before Applying - Must Have Social Security Number -
Go to www.bryantproperties.net -Click on Homes for Rent, Click on the Property Apply Button.
APPLICATION TURNAROUND TIME: 24 to 72 Business Hours

If you decide to apply for one of our properties, there is a \$50 per adult application fee that is non-refundable. Anyone aged 18 or above who will be residing at the property must apply. We will (1) check your credit report; (2) check for any past evictions; (3) verify your employment, if applicable; (4) personal income must be sufficient and verifiable; (5) verify your previous landlord references; and (6) perform a criminal background screening; (7) be aware that some HOA also have application fees. We encourage you not to apply if you have credit scores below 500, have



Bryant Properties

Office Location
305 Highland Heights Dr (map)
Goodlettsville, Tennessee 37072

Larry Bryant
615-851-1953



ever been evicted, have bad rental history or have recent or drug/violence related felonies, or if you are in a bankruptcy. Bankruptcy has to be discharged. If you are approved you will need renters insurance before move in with \$100,000 liability and Bryant Properties of TN, LLC listed as additional insured.

Restrictions

Smoking: No Smoking

Lease Details

Min. 12-month lease

Date Available: Immediately