

Making ANOVA Your Home

KEYS. COMFORT. CLARITY.

WELCOME TO YOUR GMH COMMUNITY! TO MAKE LEASING AND BUDGETING EASIER, WE'VE CREATED A PROPERTY-SPECIFIC FEE SCHEDULE. BELOW, YOU'LL FIND ALL POTENTIAL FEES BASED ON THE OPTIONS AND ADD-ONS YOU SELECT DURING THE APPLICATION PROCESS. OUR GOAL IS TRANSPARENCY—JUST ADD YOUR LEASE'S BASE RENT TO ANY CHOSEN ADD-ONS TO ESTIMATE YOUR TOTAL MONTHLY COST.

ADMINISTRATIVE FEES

APPLICATION FEE	\$50	PER PERSON/ONE-TIME	REQUIRED
ADMINISTRATIVE FEE	\$250	PER LEASE/ONE-TIME	REQUIRED
SECURITY DEPOSIT*	\$500	PER LEASE/ONE-TIME	REQUIRED
CONDITIONAL SECURITY DEPOSIT*	1 MONTH	PER LEASE/ONE-TIME	CONDITIONAL

ESSENTIALS

UTILITY ADMIN FEE***	\$5	PER MONTH	REQUIRED
SMART HOME/TECH PACKAGE***	\$65	PER MONTH	REQUIRED
TRASH***	\$10	PER MONTH	REQUIRED
ELECTRICITY***	USAGE	PER MONTH	REQUIRED
GAS***	USAGE	PER MONTH	REQUIRED
WATER/SEWER***	USAGE	PER MONTH	REQUIRED
A/C UTILITY FEE***	USAGE	PER MONTH	REQUIRED
LANDLORD ADMINISTERED** PROTECTION PROGRAM	\$14	PER MONTH	OPTIONAL
POSITIVE CREDIT REPORTING** SERVICE	\$6	PER MONTH	OPTIONAL

Fees are subject to change prior to lease execution. Fees in your lease agreement will always be considered most up to date amounts. This document is not an addendum or modification to your lease agreement. Security deposits and deferred rent are based on screening results. Security deposits amount to not exceed state maximum.

OPTIONAL ADD-ONS

1ST PARKING SPACE****	\$175	PER MONTH	OPTIONAL
2ND PARKING SPACE****	\$220	PER MONTH	OPTIONAL
PET RENT	\$40	PER PET/ PER MONTH	OPTIONAL
PET FEE	\$250	PER PET/ LEASE	OPTIONAL
PET SCREENING*****	\$30	PER PET/ ANNUALLY	OPTIONAL
BIKE STORAGE	\$10	PER MONTH	OPTIONAL
XTRA LARGE STORAGE	\$110	PER MONTH	OPTIONAL
LARGE STORAGE	\$80	PER MONTH	OPTIONAL
MEDIUM STORAGE	\$65	PER MONTH	OPTIONAL
SMALL STORAGE	\$50	PER MONTH	OPTIONAL
XTRA SMALL STORAGE	\$40	PER MONTH	OPTIONAL

ADDITIONAL POSSIBLE FEES

UNIT/BEDROOM FOB REPLACEMENT	\$75	PER OCCURRENCE
MAILBOX KEY	\$25	PER OCCURRENCE
RELET FEE	\$500	PER OCCURRENCE
TRANSFER FEE	\$1,000	PER OCCURRENCE
RETURNED PAYMENT FEE (NSF)	\$50	PER OCCURRENCE
LEGAL/EVICTION FEES	VARIABLES	PER OCCURRENCE
SIMPLEBILLS DEFAULT FEE***	\$50	PER OCCURRENCE
LATE FEE	\$50 ON THE 6TH	
LEASE VIOLATION FEES	\$250/\$500/\$1,000	

*FEE MANAGED BY WHALE
 **FEE MANAGED BY POPIC
 ***FEE MANAGED BY SIMPLEBILLS
 ****FEE MANAGED BY LAZ PARKING
 *****FEE MANAGED BY PETSSCREENING

PLEASE REACH OUT TO OUR ON-SITE TEAM WITH ANY QUESTIONS ABOUT YOUR MONTHLY INSTALLMENT.

Fees are subject to change prior to lease execution. Fees in your lease agreement will always be considered most up to date amounts. This document is not an addendum or modification to your lease agreement. Security deposits and deferred rent are based on screening results. Security deposits amount to not exceed state maximum.