

# **PALAZZO REALTY, INC.**

## **Tenant Qualification Criteria**

(minimum for one months security deposit)

**Security Deposit & First Month's Rent Must be in the Form of a Money Order or Cashier's Check**

**Holding Fees are Due within 48 Hours of Application Approval.**

**Holding Fees Are Non-Refundable**

**Combined gross pay must be at least three times the monthly rent**

**Employer Verification of Income or One Months Paystubs**

**ALL Applicant's FICO scores must be at least 625 for all Apartment Units**

**ALL Applicant's FICO scores must be at least 675 for Duplex, Condo's & Houses**

**No Evictions, Foreclosures, Bankruptcies, Judgments, Liens, Collections, Late Payments**

**Positive verification of two years rental history**

**Landlord Verification of Rent**

**Verification of two years work history**

**Employer Verification of Employment**

**Self employed applicants must provide:**

**Tax Returns and Bank Statements**

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**BEST APPLICANT SELECTED** (not first come first served)

**Occupants required to view unit prior to application submission**

**All occupants over the age of 18 must submit an application**

**Non Refundable Application Fee is \$45 per person**

**All Leases are for One Year**

**Holding Fees are Non-Refundable**

**Lease Signings are Held Monday-Friday 9:30am-4:30pm NO EXCEPTIONS**

**All Parties are Required to Sign Lease and Pay Funds Due prior to Key Issuance**

**No pets unless specifically allowed in writing**

**Additional pet deposits are required**

**Application turn around time is typically 2-3 business days**

**Approved Applicants have up to 10 days to sign a lease, exceptions apply**

**Number of Occupants: (Regardless of Age)**

**Studio = 2 People**

**1 Bedroom = 3 People**

**2 Bedroom = 5 People**

**3 Bedroom = 6 People**

**If you don't meet the above minimum criteria your application is DECLINED:**

**If declined we MAY at our discretion accept another applicant or try to approve tenants application as indicated below:**

**We MAY accept a co-signer for lack of income (not for bad credit), additional application fee required.**

**May Approve Tenants Application with 1 & 1/2 months OR 2 Months Security Deposit.**

**Additional rent or deposits may be required pending verification of applicants credit worthiness and qualifications.**

**[www.palazzorealtyinc.com](http://www.palazzorealtyinc.com)**

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