

Damage Charges and Unit Cleaning Fees

Door Repairs/Replacement - see invoice

Interior door - FR, MR, MP, CO (or see invoice)	150/each
Interior door at Brook, 4th Street, or Chateau	250/each
Kitchen/vanity cabinet door (see invoice for full cabinet replacement)	30/per door
Front entry apt door	350
Patio/Glass entry door (Brook 1st fl or Cole)	see invoice
Closet doors - bypass type	250/set - 125/each

Unit Painting/Wall Repair - beyond wear and tear - see invoice

1 -4BR (extra 1 -2 coats)	see invoice
Closet door (if painted already)	50 per
Ceiling - 1-4 BR (1 coat)	see invoice
Wall repair (patching 1 hr prime)	50-150

Flooring - lifespan 7-10 years - beyond wear and tear - see invoice

1-4BR carpet replacement or patching	see invoice
Carpet Shampoo 1-4 BR	see invoice
Remove adhesive or extra cleaning (non permanent staining)	see invoice
Vinyl/Linoleum/Tile	see invoice
Burns to vinyl - patching or replacing	see invoice

Windows

Screen repair - all sizes	30
Screen replace - all sizes	75
Horizontal blinds (non metal)	30
Vertical blinds - FR living rooms - CH all blinds - CO patio doors	50
Vertical blind slats	6 each
Fourth Street and Brook small blind (34" & 38")	80
Fourth Street and Brook medium blind (70")	140
Fourth Street and Brook large blind (106")	200
Broken window - all properties	see invoice

Lighting

Light globe - bedroom	20
Bulbs - regular	6 each
LED spot lights - FS and Brook track lighting	10 each

Key Replacement Charges

Apartment Door Key	25
Mailbox Key	25
Front Entrance to Property Key (Marshall)	25
Bedroom Key	25
Key FOB	50
Garage RFID tag (windshield)	50

Parking Permit Tag	25
Lock Change	100
Tenant did not allow exterminator to enter unit	50
Pest control services (roaches)	35 +

Additional Miscellaneous Fees

Storage at CH/MP	\$5-\$10
NSF fee	30
Stop payment check fee	30
Late move-out (after 8am last day of month or lease expiration date)	35 per hour
Late move-out per day (see lease)	500 max
Lock-out after hours	50
2nd failed housekeeping inspection	100
Garbage left at door	10
Habitual drain clogging/Items found:	see invoice
Tenant did not allow exterminator to enter unit	50
Pest control services (roaches)(does not include bed bugs)	35 +

Kitchen

Burns or cuts/damage to countertops or island	100
Kitchen cabinets not cleaned	50
Kitchen sink and countertops not cleaned	15
Refridgerator not cleaned	40
Range not cleaned	50
Range hood not cleaned during move-out inspection	25
Dishwasher (if applicable)	15
Kitchen vents (Chateau only)	10
Kitchen floor not cleaned	15
Missing or broken refridgerator bar on door	20
Broken Refriderator handle	30
Broken microwave handle/door	75/100
Fire Stops - missing hood fan canister (2 per unit)	40 per
Fire Stops - missing microwave module fan canister (2 per unit)	80 per
Fire Stops - handicapped missing microwave module(2 per unit)	40 per

Bathroom

Broken towel rack	20
Sink/vanitiy area not cleaned	20
Tub/shower not cleaned	25
Medicine cabinet not cleaned	25
Toilet not cleaned	25
Bathroom floor not cleaned	25
Light fixture /not cleaned and bulb not replaced	25
Shower rod bent or broken	30

Living Room

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Air conditioner /not cleaned or missing cover (if applicable)	10
Window glass and tracks not cleaned	35
Heating baseboard dusty or not cleaned	10
Wood/Vinyl Trim not cleaned	10
Dining room or bedroom	
Window glasstracks not cleaned	35
Heating baseboard dusty or not cleaned	10
Wood/Vinyl Trim not cleaned	10
Walls	
Not cleaned or holes (food stains, crayon, marker etc)	25 or see invoice

Pantry or Closets (hall, bedroom, kitchen)	
Shelf lining paper not removed or not cleaned	15
Broken shelving	10 per shelf

Garage Stall	
Not swept out	10
Items left behind (each item)	at cost or \$25

Furniture Disposal: 2023 Recycling - Management will refer to Aspen pricing
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* DISCLAIMER: The charges listed above are based on average cleaning & repair.
Excessive filth or damages may result in costs higher than posted.