

SDK Millbridge Gardens- Rental Application
1341 Blackwood Clementon Road, Suite 545, Clementon, NJ 08021
 Phone: (856) 627-7772 Fax: (856) 627-4936

The following criteria are used for qualifying applicants during the rental process. SDK Millbridge Gardens. Management reserves the right to deny a rental application if any one of the following criteria is not met.

MINIMUM INCOME REQUIREMENT

Applicants Income:

One Bedroom-\$29,500

One Bedroom with Den-\$31,000

Two Bedrooms-\$34,500

A co-signer may be used if income level is below minimum requirement.

EMPLOYMENT REQUIREMENT/VERIFICATION

Employment verification is required either verbally or written.

Two current pay stubs or Offer Letter if employment is new is required.

If self-employed tax forms, accountant statements, or current W-2 forms are sufficient for income verification.

Bank statements are not permitted.

CURRENT/PREVIOUS RESIDENCE VERIFICATION

Rental: Current and previous residence will be verified with landlord either verbally or in writing. A negative reference is grounds for denial of rental application.

Own: Mortgage payments will be verified with mortgage company/credit report.

A co-signer cannot be used for negative landlord/mortgage verification.

CREDIT VERIFICATION

All applicants will be credit screened.

Credit must be good to excellent.

Negative credit of any kind is grounds for denial of rental application.

A co-signer cannot be used for negative credit. Applicants who have undergone bankruptcy must have re-established credit since the bankruptcy date, which must be legally verifiable.

All applications must be accurately completed and signed along with a signed applicant criteria form.

Applications must be submitted with two current pay stubs/offer letter and a non-refundable \$50

Application Fee per applicant in the form of a money order, cash or certified check.

ASSIGNED APPLICATIONS:

A Hold Deposit of one-half month rent is required to hold a specific location. If for any reason you, the Applicant(s), decide to cancel this Application for Residency while assigned to a specific apartment address, you may do so within three (3) calendar days from the date of the application during which the hold deposit is refundable; however, the \$50.00 processing/application fees per applicant will be charged. (Please submit in two separate checks or money orders). Please understand that cancellation notifications received after the third day will not receive a refund.

WE WILL FILL OUT THIS PORTION FOR YOU, THANKS.	
Application Fee	Apartment # _____
<input type="checkbox"/> refundable <input type="checkbox"/> non refundable \$ _____	Type of Apartment _____
Security Deposit \$ _____	Lease Dates: from _____ to _____
Additional Fees – Hold Deposit	Move in Date _____
<input type="checkbox"/> refundable <input type="checkbox"/> non refundable \$ _____	Additional Monthly Fees (if applicable)
Pro-rated Rent \$ _____	\$ _____
Monthly Rent \$ _____	<input type="checkbox"/> Approved <input type="checkbox"/> Declined _____
Total Due \$ _____	

Signature: _____

Date: _____

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<p>APPLICANT #1</p> <p>Name _____</p> <p>Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Phone (H) _____ (W) _____</p> <p>Email _____</p> <p>Social Security # _____</p> <p>Date of Birth _____</p> <p>Current Landlord _____</p> <p>Landlord's Phone # _____</p> <p>Rent \$ _____/Month</p> <p>Previous Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Landlord _____</p> <p>Landlord's Phone # _____</p> <p>Employed by _____</p> <p>Position/Title _____ How long? _____</p> <p>Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Supervisor _____ Phone _____</p> <p>Salary \$ _____ / monthly or \$ _____ / yearly</p> <p>Other Income? _____</p> <p>Source _____ Amount _____</p>	<p>APPLICANT #2</p> <p>Name _____</p> <p>Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Phone (H) _____ (W) _____</p> <p>Email _____</p> <p>Social Security # _____</p> <p>Date of Birth _____</p> <p>Current Landlord _____</p> <p>Landlord's Phone # _____</p> <p>Rent \$ _____/Month</p> <p>Previous Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Landlord _____</p> <p>Landlord's Phone # _____</p> <p>Employed by _____</p> <p>Position/Title _____ How long? _____</p> <p>Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Supervisor _____ Phone _____</p> <p>Salary \$ _____ / monthly or \$ _____ / yearly</p> <p>Other Income? _____</p> <p>Source _____ Amount _____</p>
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<p>List all other occupants:</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Emergency Contact:</p> <p>Name _____</p> <p>Address _____</p> <p>City _____ State _____ Zip _____</p> <p>Phone # _____</p>	<p>I/we hereby remit \$ _____ as my/our promise to execute a lease. In consideration of this, SDK Millbridge Gardens agrees to reserve _____ until _____. In the event I/we choose not to enter into the lease agreement, I/we shall waive all rights and forfeit the hold deposit. If this application is declined, \$50.00 per applicant will be retained by SDK Millbridge Gardens for administrative costs. If this application is accepted, I/we shall enter into a lease agreement prior to established move in date below and deposit \$_____ which shall be held as refundable security deposit.</p> <p>Lease signing date/time : _____</p> <p>My/our signature(s) below serves as written permission for SDK Millbridge Gardens to obtain a consumer report (credit history), previous landlord reference(s), and income/employment verification. SDK Millbridge Gardens may obtain credit information from other sources and may exchange credit information with consumer reporting agencies. The applicant(s) also affirm(s) that all information in this application is true and complete. The undersigned makes the foregoing representation knowing that if any of such proven false, SDK Millbridge Gardens may cancel and annul any lease given in reliance upon such information.</p> <p>Signature _____ Date _____</p> <p>Signature _____ Date _____</p>
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