

# What To Ask Your Landlord

## Application

- Am I required to submit an application?
- Is there a fee to apply?
- Will I need a co-signer?

## Security Deposit

- Is there a required security deposit? How much?
- What are the conditions for the return of the security deposit?
- If the security deposit is returned, how and when would that be refunded?

## Additional Costs

- Is the cost of utilities added into the monthly rent or is it separate?
- Are pets allowed?
- Is there a pet fee rent?
- Is there a pet fee deposit?
- Is there a weight or breed limitation?
- Are there any other additional fees?
- Is the property furnished?

## Time of Occupancy

- When is the move-in date?
- When is the move-out date?
- If I decide to renew or end my lease, when should I notify my landlord of that decision?
- What are the fees associated with terminating the lease early?

## Rent

- Is there a penalty for late rent?
- What is the cost of rent per month?
- When is the rent due?

## Condition

- What is the condition of the carpet and/or flooring?
- Does the thermostat work properly? (Test both heating and air conditioning.)
- Do all faucets work properly? (Check the hot and cold settings.)
- Do all light fixtures work properly?
- Do all electric plug-ins work properly?

## Repairs

- How do I request repairs? Who is responsible for that?
- Is there a way to document existing damage to the property?
- Can I make changes (paints, hang decorations, install shelving)?

## Roommates/Sublease

- Is there a maximum number of roommates?
- Is subletting allowed?

## Fire Safety

- Are there fire extinguishers available?
- Does the property have carbon monoxide detectors?
- Are there smoke detectors in each bedroom?



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