

Rental Requirements Needed & Application Process

- Must have been at your current employer for at least 6 months
- Provide three months of your most recent pay stubs. You must Net/ bring home 3 times the amount of monthly rent for which you are applying for

-Must consent to and pass a Credit & Background Check
(We do not require a specific credit score unless otherwise posted & listed in the advertisement on a specific property we manage, and you are applying for. We look for positive versus negative accounts and open lines of good credit being paid on time. We also look at all criminal backgrounds)

**** NO UNPAID BALANCES CAN BE OWED TO ANY PREVIOUS LANDLORDS OR UTILITY COMPANY; PAST DUE BALANCES IS AN AUTOMATIC DENIAL**

-Signed Rental Verification is required for all applicants with previous Rental History.
If you have no rental history, it is an automatic double deposit upon approval.

-Parental Guarantee is required for all applicants not 21 of age or full time students that depend on an outside source of income for paying rent other than their own income

When you turn in an application, it must be turned in with the following list of items below to begin processing your application

IMPORTANT- WITHOUT A COMPLETED APPLICATION AND ALL REQUIRED REQUESTED DOCUMENTS THE PROPERTY YOU ARE APPLYING FOR WILL NOT BE HELD AND ANOTHER APPLICANT MAY OR CAN APPLY

Once we have application and ALL REQUIRED documentation, we will begin processing application and the unit you applied for will be held for you pending approval. Please allow 3- 5 business days for processing application. You will be contacted if additional information is needed. WE DO NOT ACCEPT CO- SIGNERS

- Completed application by ALL APPLICANTS
- Provide a copy of a valid ID
- Provide a copy of Social Security Card
- Proof of Employment (3 months of most recent pay stubs)
- \$40.00 Nonrefundable application fee in a form of money order/cashiers check ONLY
- Complete on our website the pet screening application (www.idealpropertymgmtgroup.com)
(Even if you do not have a pet; by completing the Pet Screening Application and saying NO PET you are signing an Affidavit you do not have a pet now and will not move in a pet unless approved in advance by iDeal property Management)
- Signed Rental Verification Form to verify past rental history
- Parental Guarantee for all applicants not 21 years of age or full time student

*** Once approved, you have 5 business days to pay the deposit so the Residential Lease may be completed by both parties, you, and iDeal Property Management. Failure to pay the security deposit or communicate with the Leasing Agent processing your application could result in you losing the option to rent the property you applied for and the next application in line could be approved or a person on the wait list will be allowed to apply.