



OAKWOOD REALTY & PROPERTY MANAGEMENT

Below is a list of the items and qualifications we are looking for from renters interested in renting from Oakwood Realty & Property Management.

- Please make sure to complete the application process beyond completing the online application or it will not be processed, including all supporting documents.
- A \$25 non refundable application fee per applicant must be paid before we will process your application
- All applicants 18 years old or older are required to fill out an application along with all supporting documentation
- Your 2 months of pay stubs or income documentation
- If you receive alimony or child support provide documentation of it.
- Your current drivers license or another form of ID like a social security card
- A credit score of 620 or higher. We may accept a lower score for certain properties in exchange for a higher security deposit
- At least 6 months of job history at your current job or if self employed 12 months bank statements and most current year's tax return
- Verifiable household income, before taxes, of at least 3 times the amount of rent. i.e. income of \$3000 to qualify for a rent of \$1000
- We do not accept felony charges within the last 10 years or any drug related charges
- We do not accept anyone who has been evicted
- We do not except sex offenders

Oakwood Realty & Property Management strives to provide the highest quality Residents to our Owners and the best possible neighbors to our existing Residents. Thank you for your interest in renting from us. We look forward to the opportunity to serve you in your housing needs.

ALL PERSONS WILL BE TREATED FAIRLY AND EQUALLY WITHOUT REGARD TO RACE, COLOR, RELIGION, SEX, FAMILIAL STATUS, DISABILITY, NATIONAL ORIGIN, OR SOURCE OF INCOME.