

Put apartment ad information here

Why is the apartment available? How long has it been empty?
How full or empty is the building?

Is the unit a condominium?

Are there any conditions in the building that require repairs (roof, new plumbing or wiring, replacement of the rear porch, new heating system)?

Is the building involved in any building-code compliance or housing-court hearings? What is the reason? How long has the building been under official review?

Are you satisfied with the environmental issues, such as lead paint, lead and other water issues, radon gas and asbestos fibers?

Are there roach, mice or rat problems in the building? Is there a regularly scheduled extermination service provided?

Have there been any burglaries in the building in the past two years? What are the details?

Has the building had any fires in the past several years? What happened?

Who is the owner of the building (or condo)? Is the building up for sale or condo conversion? (This means a big rent increase or worse when the current lease expires.)

Are the building and common areas regularly cleaned? How often? By who (tenant, live-in janitor, management-company personnel)?

What repairs will management make, and what repairs will the tenant have to take care of?

How do tenants report maintenance problems? How long does it take for repairs?

What are the emergency, after-hours phone numbers? Is this an answering machine in the office or a real person?

Will the management company reimburse tenants for parts and labor if tenants make their own repairs?

Does the management carry building liability insurance for you and your guests if you are hurt outside your apartment while on the premises and in cases of management negligence? What are the details?

Are there any special conditions for tenancy placed upon residents in the building? (Examples of special conditions include the following: replace hallway light bulbs or smoke-detector batteries, shovel the snow, no water beds, no pets, no children (illegal in your community?), no automatic dishwasher or clothes washer/dryer, no air conditioner, no extra door locks or maybe even no overnight guests or parties.)