

# PLAN WITH CONFIDENCE

## FEE GUIDE FOR INNSBROOK SQUARE

Welcome! We are pleased to have you as a current or prospective resident. To promote transparency and help you plan with confidence, we have outlined a list of potential fees you may encounter during your residency. This guide is designed to clearly identify both one-time and recurring charges so you can better understand your initial and monthly costs. To estimate your monthly fixed expenses, combine your base rent with applicable Essentials and any Personalized Add-Ons you choose. Our goal is to provide clarity, support informed budgeting, and enhance your overall rental experience with Drucker + Falk.



### MOVE-IN BASICS

Application Fee	\$50	per applicant/one-time	required
Administrative Fee	\$350	per unit/one-time per	required
Security Deposit (*Up to 2 month's rent)	\$300	unit/one-time	required



### ESSENTIALS

Renter's Liability Insurance	\$15	per unit/per month	required
Utility - Electric	Usage - Based	per unit/per month	required
Utility - Water/Sewer	Usage - Based	per unit/per month	required
Utility - Gas	Usage - Based	per unit/per month	required
Utility Admin Fee	\$5.50	per unit/per month	required



### PERSONALIZED ADD-ONS

Pet Fee (Non-refundable) Pet Fee	\$350	per pet/one-time	optional
(Non-refundable Additional)	\$150	per pet/one-time	optional
Pet Rent (Max 3)	\$40	per pet/per month	optional
Pet Management - Third Party	\$30	per pet/per month	optional



### SITUATIONAL FEES

Late Fee Returned	10% of rent balance	per occurrence	
Payment Fee (NSF)	\$50	per occurrence	
Short Term Rent Premium (9 - 11 month)	\$150	per month	
Short Term Rent Premium (8-6 month)	\$225	per month	
Short Term Rent Premium (3-5 month)	\$300	per month	