

# LEGACY | HERITAGE

APARTMENTS



## COMMUNITY FEATURES

- Ideally located near shopping, dining and recreation
- Impressive two-story clubhouse with fireplace and WiFi
- Saltwater pool with swim lane, sun shelves, cabanas & bubblers
- Outdoor lounge and entertaining areas with gas grills, cornhole and fire pit
- Skydeck with kitchen, fireplace, sundeck, lounge area & TVs
- 24-hour professional caliber fitness studio with Matrix® equipment, free weights and virtual training
- Indoor gaming lounge with billiards, foosball table, shuffleboard and bowling lane
- Virtual golf simulator with putting green
- Social lounge with kitchen
- e-Lounge
- Smoke-free environment
- Attached and detached garage parking available
- Pet-friendly community with bark park and paw spa
- Tot lot
- Multi-use walk/run/bike trail
- Bike storage
- Recycling station
- Package delivery lockers
- Car charging stations
- Elevators in midrise building
- 24-hour emergency maintenance
- Professional on-site management
- Online system for resident services
- Planned community activities
- Professionally owner-managed

## HOME FEATURES

- 1-, 2- and 3-bedroom apartments up to 1,770 sq. ft.
- Townhomes with spacious split level living spaces and attached garages
- Fully-equipped kitchens with stainless steel appliances including electric top ranges, double-sided refrigerators, built-in microwaves and dishwashers
- Quartz countertops in kitchens and baths
- Trendy tile backsplashes in kitchens
- Large undermount kitchen sinks
- Matte black fixtures and hardware
- 42" white cabinetry
- Dual vanities and framed mirrors in bathrooms
- Frameless walk-in showers with designer tile
- Garden soaking tubs with curved shower rods
- California-style walk-in closets\*
- Hardwood-inspired flooring throughout\*
- In-suite washers and dryers
- Suites with dens available
- Patios/balconies with storage\*
- Wraparound porches\*
- Designer light fixtures
- 9 ft. ceilings
- Ceiling fans
- Central heating and air conditioning
- Cable, phone & high-speed internet service available

\*Features may vary by suite



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## QUALIFICATION INFORMATION

Applicants are approved based upon the favorable outcome of credit & rental screening. The monthly rental amount may not exceed 33% of the future resident's gross income. Applications that reflect eviction, landlord or utility collections may be declined. All applicants 18 and over will be screened for criminal history and may be declined if the applicant does not meet our criteria. This does not constitute a guarantee or representation that resident(s) or occupant(s) currently residing in our community have not been charged with or convicted of a crime. Along with other factors, our ability to verify this information is limited to the data provided by the applicant and the screening agency being utilized.

## OFFICE HOURS:

Monday-Friday: 10am-6pm

Saturday: 10am-5pm

Sunday: Closed

*\*Hours subject to change without notice.*

## DEPOSITS & FEES

Application Fee	\$50 per person
Admin Fee	\$200 (to reserve apartment)
Security Deposit	\$250 (with approved credit)
Corporate Application Fee	\$125 (only applicable to corporate housing)
Garage Rental	\$200/month (detached, optional)

### Pet Fees:

We welcome up to two indoor pets per apartment.

1 Pet Fee \$325 (nonrefundable)

2 Pets Fee \$650 (nonrefundable)

Monthly Cat Rent \$20/month per pet

Monthly Dog Rent \$25/month per pet

### Restricted Breeds:

Akita, American Staffordshire Terrier, Chow, Doberman, German Shepherd, Pit Bull, Rottweiler, Staffordshire Terrier or any mix thereof.

*Management reserves the right to refuse any pet regardless of size or breed. Information is subject to change without notice.*

### Dog DNA Testing:

Our pet waste management program matches pet waste left behind to the dog owner through DNA testing, which is taken upon move-in and recorded in a registry.



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