

# GLENHAVEN

AT

## STAR RANCH

### COMMUNITY INFORMATION

#### Glenhaven at Star Ranch

605 Winterfield Dr  
Hutto, TX 78634  
512-990-8777  
Glenhaven@SimpsonHousing.com  
GlenhavenAtStarRanch.com

#### Leasing Office Hours:

Monday - Friday: 10 AM - 6 PM  
Saturday: 10 AM - 5 PM  
Sunday: CLOSED

### DEPOSITS AND FEES

**Application Fee:** \$65 per applicant  
**Admin Fee:** \$250 per apartment home  
**Security Deposit:** \$100 up to 1 month rent  
**Key Fob Fee:** \$50

Acceptable payment methods are check, credit card and certified funds. No cash accepted.

#### Application Policies:

- All occupants must be listed on the application.
- Application fee is applied to all applicants 18 and older.
- Application fee, admin fee and security deposit are due with completed application.
- Admin fee may be refunded if canceled within 72 hours of applying or upon denial of application.
- All proof of income documents will be verified for legitimacy.

### INSURANCE

#### Required Liability Coverage:

- Policy coverage no less than \$300,000 in personal liability.
- All lease holders must be listed on policy or have a separate policy.
- Your physical address must match the apartment you reside in.
- Additional Interest Address must be added:  
USCMF Glenhaven at Star Ranch LLC  
PO Box 3687  
Coppell, TX 75019

### UTILITIES/MONTHLY FEES

**Water/Sewer:** Based on usage

**Pest Control:** \$3/month

**Amenity Fee:** \$15/month

The above utilities are billed together via RealPage.

**Electric:** TXU, individually metered and billed, account required at move in

**Cable/Internet (optional):** AT&T

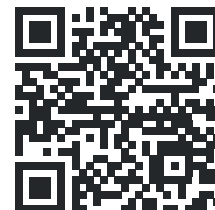
### PET FEES

**Pet Deposit:** \$250/pet  
**Pet Fee:** \$250/pet  
**Pet Rent:** \$20/pet/month

- 2 pets maximum. Cats and dogs only.
- Breed Restrictions Apply - We do not allow Pit Bulls or any mix combination of this breed. Based on our community's location, there may be other breed restrictions that we follow in accordance with laws and ordinances.
- Pets must be approved prior to occupancy.
- Pet photos and updated shot records are required.

### PARKING

**Carport:** \$40/month



Apply Now!