

# DWELL

AT McEWEN

LOFTS & APARTMENTS

## COMMUNITY INFORMATION

### Dwell At McEwen

100 Reliance Dr  
Franklin, TN 37067  
615-771-2442  
DwellAtMcEwen@SimpsonHousing.com  
DwellAtMcEwen.com

### Office Hours:

Monday-Friday: 9 AM - 6 PM  
Saturday: 10 AM - 5 PM  
Sunday: CLOSED

## DEPOSITS AND FEES

**Application Fee:** \$50 per applicant

**Administrative Fee:** \$200

**Security Deposit:** \$100

**Optional Parcel Locker Fee:** \$10

### Application Policies:

- All occupants must be listed on the application.
- Application fee is applied to all applicants 18 and older.
- Application fee and admin fee are due with completed application.
- All proof of income documents will be verified for legitimacy.

## UTILITIES

### Phase 1:

Water/Sewer: Allocated (\$40-\$50 avg.), billed via RealPage

Electric: Metered- MTEC (\$100-\$150 avg.)

Cable: Comcast Xfinity

### Phase 2:

Water/Sewer: Allocated (\$40-\$50 avg.), billed via RealPage

Electric: Allocated (\$100-\$150 avg.)

Cable: Comcast Xfinity or AT&T

## 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 unit you reside in.
- Additional Interest Address must be added:  
USCMF Dwell at McEwen LLC  
PO Box 3687  
Coppell, TX 75019

## MONTHLY FEES

**Customer Service Fee:** \$15/month

**Pest Control Fee:** \$5/month

**Valet Trash:** \$30/month

## PARKING/STORAGE

### Detached One Car Garage

(Phase 1 & 2): \$200/month

**Covered Parking (Phase II):** \$75/month

**Storage Unit:** \$35-\$55/month

## PET FEES

**Pet Fee:** \$400 for one dog/\$650 for two dogs; \$350 for one cat/\$550 for two cats

**Pet Rent:** \$20/pet/month

- 2 pet 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.
- Pets must be approved prior to occupancy.
- Pet photos and updated shot records are required.



Apply Now!