



COMMUNITY INFORMATION

Joule La Floresta
420 La Crescenta Dr
Brea, CA 92823
714-996-4201
Joule@SimpsonHousing.com
JouleLaFloresta.com

Leasing Office Hours:
Monday - Saturday: 10 AM - 6 PM
Sunday: CLOSED

DEPOSITS AND FEES

Application Fee: \$52 per applicant
Security Deposit: \$500 for 1 bed, \$700 for 2 & 3 beds, Additional deposit may be required

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 and security deposit are due with completed 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 Joule La Floresta LLC
PO Box 3687
Coppell, TX 75019

UTILITIES

- Water:** Based on usage
Valet Trash: \$50/month
Pest Control: \$5.50/month
Admin Utility Bill: \$6/month
The utilities above are billed via RealPage Utility Management.
Electric: SoCal Ed, individually metered and billed, account required at move in
Gas: SoCal Gas, individually metered and billed, account required at move in
Cable/Internet (optional): AT&T

PET FEES

- Pet Deposit:** \$500/pet
Pet Rent: \$50/pet/month
- 2 pets maximum. Cats and dogs only.
 - 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.

PARKING/STORAGE

- Parking Lot Open:** \$100/month
Parking Lot Reserved: \$150/month
EV Parking: \$175/month
Storage: \$40-\$180/month



Apply Now!