

# LAKE·VUE

## APARTMENTS

### COMMUNITY INFORMATION

#### Lake Vue Apartments

7119 Sand Lake Reserve Dr  
Orlando, FL 32819  
407-233-4646  
LakeVue@SimpsonHousing.com  
RentLakeVue.com

#### Leasing Office Hours:

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

### DEPOSITS AND FEES

**Application Fee:** \$75 per applicant  
**Admin Fee:** \$200 per apartment home  
**Security Deposit:** \$500 - 1 month rent (based on credit), due at move-in

At the time of move-in, acceptable payment methods include money order and cashier's check. Residents can make rent payments on-line by credit card, debit card or bank account. Please note a service fee will apply to credit and debit card transactions.

#### 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 fees are non-refundable.
- Income requirement: 2.75 times the rent
- 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 Lake Vue Apartments, LLC  
PO Box 3687  
Coppell, TX 75019

### UTILITIES/MONTHLY FEES

**Water/Sewer:** Based on usage

**Trash:** \$13

**Valet Trash:** \$25

The above utilities are billed together via RealPage Utility Management.

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

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

**Direct-to-Door Package Delivery:** \$15/month

### PET FEES

**Pet Fee:** \$350 for 1 pet, \$500 for 2 pets

**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/STORAGE

**Detached Garage:** \$150/month

**Storage:** \$25-\$55/month



Apply Now!