

# THE ✨ ADDISON

## COMMUNITY INFORMATION

### The Addison Apartments

2601 Esperanza Crossing

Austin, TX 78758

512-888-9144

TheAddison@SimpsonHousing.com

TheAddisonAustin.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:** \$200 per apartment home

**Security Deposit:** \$250 for 1 bed, \$350 for 2 beds, \$450 for 3 beds, Applications accepted with conditions require a deposit equal to one month's rent plus the standard security deposit.

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 admin fee are due with completed application. Security deposit is due upon application approval.
- 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:  
SH Trelleborg Addison, LLC  
PO Box 3687  
Coppell, TX 75019

## UTILITIES/MONTHLY FEES

**Water/Sewer:** Based on usage

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

**Valet Trash:** \$37/month

**Amenity Fee:** \$20/month

**Boiler Management Fee:** \$18/month

The above utilities are billed together via RealPage.

**Electric:** City of Austin, individually metered and billed, account required at move in

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

## PET FEES

**Pet Deposit:** \$200/apartment

**Pet Fee:** \$300/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/STORAGE

**Carpport:** \$50/month

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

**Storage:** \$50/month



Apply Now!