



End of Tenancy Notables

- **Notice** – Notice to end the lease is identified in your lease agreement and available on your Resident portal. It may be provided in writing via email.
- **Security Deposits** – All deposits, less any deductions, are returned to you within 30 days of vacating the property AND returning all keys. Please provide a forwarding/ mailing address to return and security deposits.
- **Utilities** – please contact the utilities that are in your name and ownership and end service on the last day of your lease agreement.
- **Deductions** – an Invoice with deductions will be provided to you.
- **Common Deductions from Security Deposits** – Deductions costs are as per price schedule and paid for by the Landlords.
 - **Surface Cleaning** – all countertops/sinks, mirrors, carpets vacuumed, floors swept, bathtub showers cleaned out.
 - **Deep Cleaning** – in addition to surface cleaning, vents, baseboards, fans, areas that surface cleaning is inadequate.
 - **Carpet Cleaning** – when professional carpet cleaners are required.
 - **Appliance Cleaning** – food/grime left in microwave, range, refrigerator
 - **Missing Keys** – need for re-keying of property.
 - **Window Screens** – repair/replace.
 - **Heavily Marked Walls for Painting** - beyond wear and tear.
 - **Missing Trash Bins** – requiring replacement.
 - **Items Not Noted on Incoming Inspection** – as noted.
 - **Personal Item Disposal** – items left behind requiring disposal.