




THE RESIDENCES AT CAPITAL CRESCENT TRAIL APARTMENTS


FEE GUIDE


To help you plan for living at The Residences at Capital Crescent Trail, please see the list of resident fees that you may be charged as a resident. The fees cover your services and amenities and help keep The Residences at Capital Crescent Trail a wonderful community to come home to. Your monthly costs will include Base Rent, Utilities, Service Fees, and any Optional Amenities Fees for amenities you choose to use. As a resident of the The Residences at Capital Crescent Trail community, you also are required to have renters insurance, and you can choose to work with AIR Communities or an independent third-party insurance provider to provide the necessary property protection.

 JOINING THE COMMUNITY	AMOUNT	FREQUENCY	TYPE
Application Fee	\$25	Once per applicant	Required
Holding Fee	\$235	Once per unit	Required
Security Deposit (Refundable)	\$310	Once per unit	Required
AIRPass (Security deposit alternative for qualified applicants)	\$10	Once per unit	Optional

 UTILITIES	AMOUNT	FREQUENCY	TYPE
Electric	\$5 average	Monthly	Required
Gas	N/A	N/A	N/A
Water	\$10 average	Monthly	Required
Sewer	\$20 average	Monthly	Required
Trash	N/A	N/A	N/A
Internet Services	N/A	N/A	N/A
Pest Control	\$1.90	Monthly	Required
Other Utilities	\$5	Monthly	Required

 SERVICE & AMENITIES	AMOUNT	FREQUENCY	TYPE
Clubhouse Amenity Fee	\$100	Per occurrence	Optional
Smart Home Services	\$6	Monthly	Required
Move-out Cleaning Fee	\$165	Once per unit	Varies
Parking	\$90 average	Monthly per vehicle	Optional
Pet Deposit	\$280	Once per pet	Optional
Pet Rent	\$55	Monthly	Optional
Storage Space	\$10	Monthly	Optional

 INSURANCE	AMOUNT	FREQUENCY	TYPE
Renters Insurance	~\$15/month	Varies	Renters insurance is required.
Insurance Admin Fee	\$10	Once per unit	

 SITUATIONAL FEES	AMOUNT	FREQUENCY
Keys/Locks Replacement	\$65	Per occurrence
Early Lease Termination	Varies	Once, if required*****
Short-term Renewal Fee	\$455	Per occurrence
Convenience Fee	\$10	Per occurrence
Late Payment Fee	\$105	Per occurrence
Smoking Fee	\$50	Per occurrence
Returned Lease Payment	\$35	Per occurrence
Repair Charges	Varies	Per occurrence
Eviction	Varies	Per occurrence