

6540 Floyd

2+ Large Bedrooms

1 ¾ baths

Large Living room w/fireplace

Dining room

Central air

First floor fully carpeted

Full basement w/washer & dryer hookups and large storage area

Downstairs large family room or 3rd bedroom w/fireplace

Kitchen w/ eating area

Refrigerator

Stove

Disposal

Dishwasher

1-car attached garage w/opener

Lawn care provided. **NO PETS**

Rent: \$995 per month (\$1045 less \$50)
(12-month lease)

Minimum gross income 4 times the rent
(\$4000 month or \$48,000/yr)

Security deposit: \$1000

Tenant is responsible for snow removal
and all utilities, etc.

Shawnee Mission School District, Pope John Paul II
lic School

AVAILABLE JULY 15th



Catho-

Mike Mathews
MJM INVESTMENTS, INC.
913-262-4060
mjminvestments@swbell.net

Tenant Screening Standards

Previous Rental History

- Information must be complete, verifiable and accurate.
 - No improper vacancy notices.
 - No previous eviction(s).
 - No damage to property.
 - No neighbor complaints.
- No history of late rent payments.

Income

- Information must be complete, verifiable and accurate.
 - Gross income must be at least 4 times the rent.
- Net (take home) income must be at least 3 times the rent.

Current Employment

- Information must be complete, verifiable and accurate.
 - Must be employed full time at your current job for at least the last 12 months.
- Temporary or irregular employment will result in rental application denial.

Credit History

- Information must be complete, verifiable and accurate.
 - You must have a credit file/history.
 - No bankruptcy filing(s).
 - No garnishment(s), attachment(s), foreclosure(s) or repossession(s).
 - No suits, civil judgments or liens.
 - No collection agency activity.
- Payment history must be free of excessive late or missed payments.

Other

- Incomplete or misrepresented information on application will result in rental application denial.
 - Tenant occupancy shall not exceed 2 adults (> 18 years old) and 2 children.
 - Unmarried adult tenants must both submit rental applications.
 - There must be no outstanding warrants or past felonies.
- Application must be signed and dated by all adult applicants.