

*REVIEWS AND ADVICE
FROM CURRENT STUDENTS*

UNLV HARRAH'S COLLEGE OF HOSPITALITY

HOUSING GUIDE — 2026 —

✓ HOUSING DATA

✓ NEIGHBORHOODS EXPLAINED

✓ APARTMENT RATINGS

✓ TOP PROPERTIES

✓ LANDLORD INFO

✓ RENTER RESOURCES

VeryApt

Intelligent Apartment Search



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Compiled from UNLV Hospitality student reviews

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Top apartments, based on the feedback of UNLV Hospitality students

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GETTING THE MOST OUT OF THE GUIDE



Start with the Housing Facts section. This section should help you determine the type of apartment you'd like to live in and how much you should expect to pay in rent.



Read about different neighborhoods and narrow down your search to parts of the city that you like most.



Use the Apartment Ratings section to identify the best apartment buildings across the categories (e.g. best amenities, highest rated) that matter most to you.



Visit [VeryApt.com](https://www.veryapt.com) to read reviews, get pricing, and set up appointments for the apartments you like most.

ABOUT THE DATA IN THIS GUIDE

All of the data in this guide are based on feedback from real renters in Las Vegas. We asked UNLV Harrah's College of Hospitality students to rate their apartments on a scale of 1-10 across six categories:



Overall



Value



Management



Amenities



Location

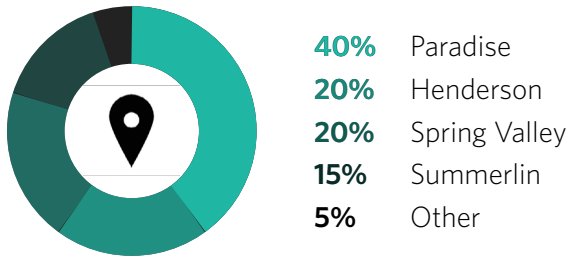


Safety

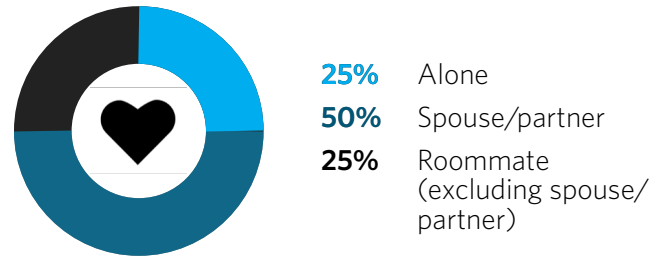
Based on their feedback, we compiled a list of the best apartment buildings for UNLV Harrah's College of Hospitality students. If you are interested in additional data that is not in the guide or have a housing question, you can reach us at contact@veryapt.com.

DISCLAIMER: The reviews and ratings presented throughout the guide and the VeryApt website do not reflect the opinions, position, or endorsement of VeryApt. The responses and reviews presented are solely those of the survey respondents. VeryApt assumes no responsibility for readers' or users' interpretation of the data. The results do not in any way constitute a warranty or representation by VeryApt as to the quality, safety, or other features of a property. We encourage you to check all available sources of information about properties prior to renting.

Where UNLV Hospitality students live

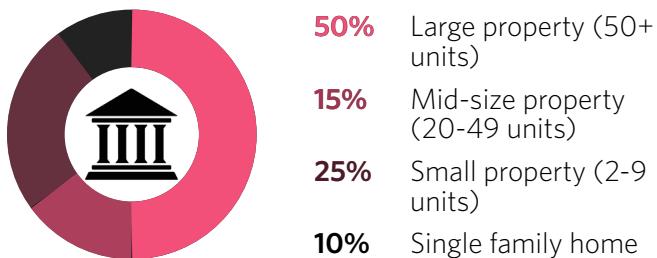


Who UNLV Hospitality students live with

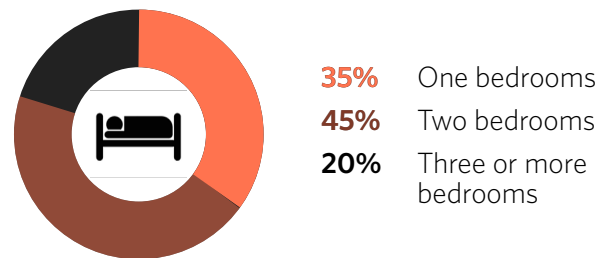


31% of UNLV Hospitality students live with pets

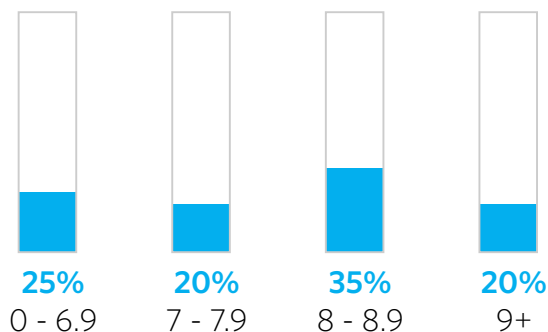
What type of properties UNLV Hospitality students live in



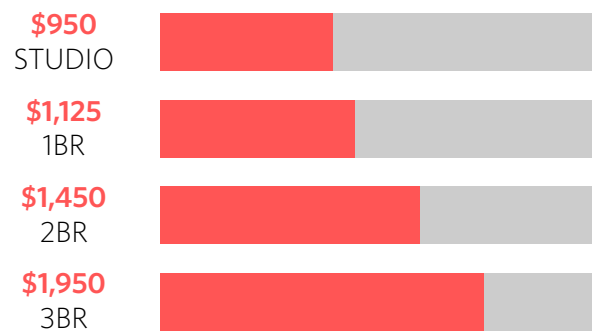
What size residences UNLV Hospitality students live in



Distribution of property ratings



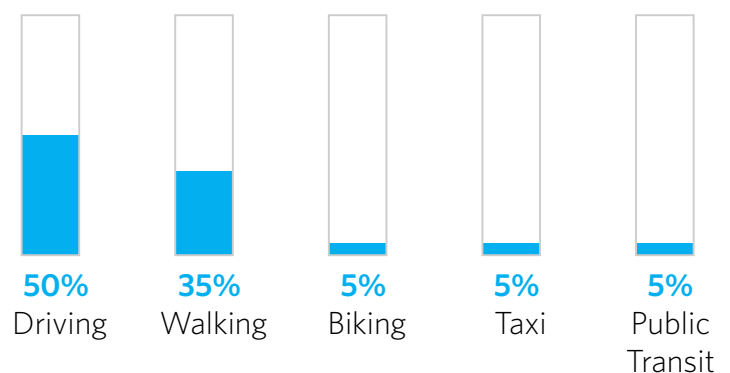
Average rent by apartment size



Rent versus own



Commute methods



Renter Guide

and Rental Calculator



1 IDENTIFY YOUR MONTHLY BUDGET

- › You can calculate your monthly costs here: [Online Rent Calculator](#)
- › Consider costs outside rent to accurately know your budget: utilities, groceries, transportation, insurance, etc.

2 CHECK YOUR CREDIT

And find a guarantor if your credit score does not meet the requirements.

3 REACH OUT TO APARTMENT BUILDINGS

And landlords to learn more and set up tours.

4 GATHER FUNDS

For up-front costs that come with renting.

- › Prepare to pay an application fee, security deposit, and first/last month's rent.

60-90 Days

Before Moving

5 APPLY FOR AN APARTMENT

- › Landlords and apartment managers will know unit availability at least 60 days out from your lease start date.
- › Make sure the properties you tour have units available for your move-in date.

6 SIGN A LEASE

If you find something you like and it fits your budget.

7 FIND MOVERS

And arrange dates.

8 FIND LONG-TERM PARKING

If you have a vehicle.

30-60 Days

Before Moving

9 SIGN A LEASE

If you haven't already.

10 MAKE SURE ALL UP-FRONT COSTS ARE PAID

11 CHANGE YOUR MAILING ADDRESS

12 TRANSFER OR CANCEL YOUR EXISTING UTILITIES

13 GET RENTER'S INSURANCE

Through a number of reliable companies. Your landlord may suggest some.

14 PREP AND FIND FURNITURE

15-30 Days

Before Moving



15

**INSPECT YOUR
NEW APARTMENT**



16

**GET
WIFI**



17

**SET UP A
STUDY SPACE!**

Right After

Moving

FROM DORM ROOM TO HOMEOWNER

START BUILDING WEALTH WHILE YOU'RE STILL IN COLLEGE

HOME
sweet
HOME

WHY HOMEOWNERSHIP MATTERS

- ✓ **Build Equity Early:** Every payment builds your future, not your landlord's.
- ✓ **Create Stability:** Lock in your housing costs instead of dealing with rent hikes.
- ✓ **Start Investing in YOU:** A home can grow in value over time — giving you options after graduation.
- ✓ **Boost Your Credit:** Responsible homeownership helps strengthen your financial profile.
- ✓ **Generational Wealth:** Homeownership is one of the strongest ways to create lasting financial security.

Think owning a home is something for "later"?

Think again.

While most students are focused on finals, some are already laying the foundation for their financial future — by learning how homeownership can be a *powerful tool for wealth building and stability.*

Charity Maupin, Senior Loan Consultant

With over **25 years of experience** helping individuals and families achieve their dreams of homeownership, Charity is passionate about setting you up for success — today and for your future.

Whether you're just curious or ready to take your first step, Charity will help you understand your options, build confidence, and plan strategically for what's next.



CHARITY MAUPIN
CROSSCOUNTRY MORTGAGE



APARTMENT FEATURES:

- ✓ Resort-Style Pool
- ✓ Private Study Areas
- ✓ UNLV Meal Plan Options
- ✓ Covered Parking
- ✓ Controlled Access

LEASING NOW

LOCATED

**4259 S Maryland Pkwy,
Las Vegas, NV 89119**

THE DEGREE

CAMPUS HOUSING

Lorem ipsum dolor sit amet, consectetur adipiscing elit. Nam pellentesque lorem id ligula placerat, at vehicula augue cursus. Vestibulum ante ipsum primis in faucibus orci luctus et ultrices posuere cubilia curae; Etiam.

Start From
\$665



[HTTPS://LIVEUDISTRICT.COM](https://liveudistrict.com)



APARTMENT FEATURES:

- ✓ **Resort-Style Pool**
- ✓ **Private Study Areas**
- ✓ **UNLV Meal Plan Options**
- ✓ **Covered Parking**
- ✓ **Controlled Access**

LEASING NOW

LOCATED

**1055 E Tropicana Ave
Las Vegas, NV 89119**

THE ECHO 1055

CAMPUS HOUSING

At Echo 1055, we make sure our accommodations go above and beyond expectations.

Located just a short walk away from the UNLV campus, our fully furnished apartments have been custom-designed to make your time in the "city that never sleeps" a truly special experience.

Echo 1055 provides students with a luxurious, fully furnished living experience packed with amenities and custom-designed to make your stay in Las Vegas one to remember.

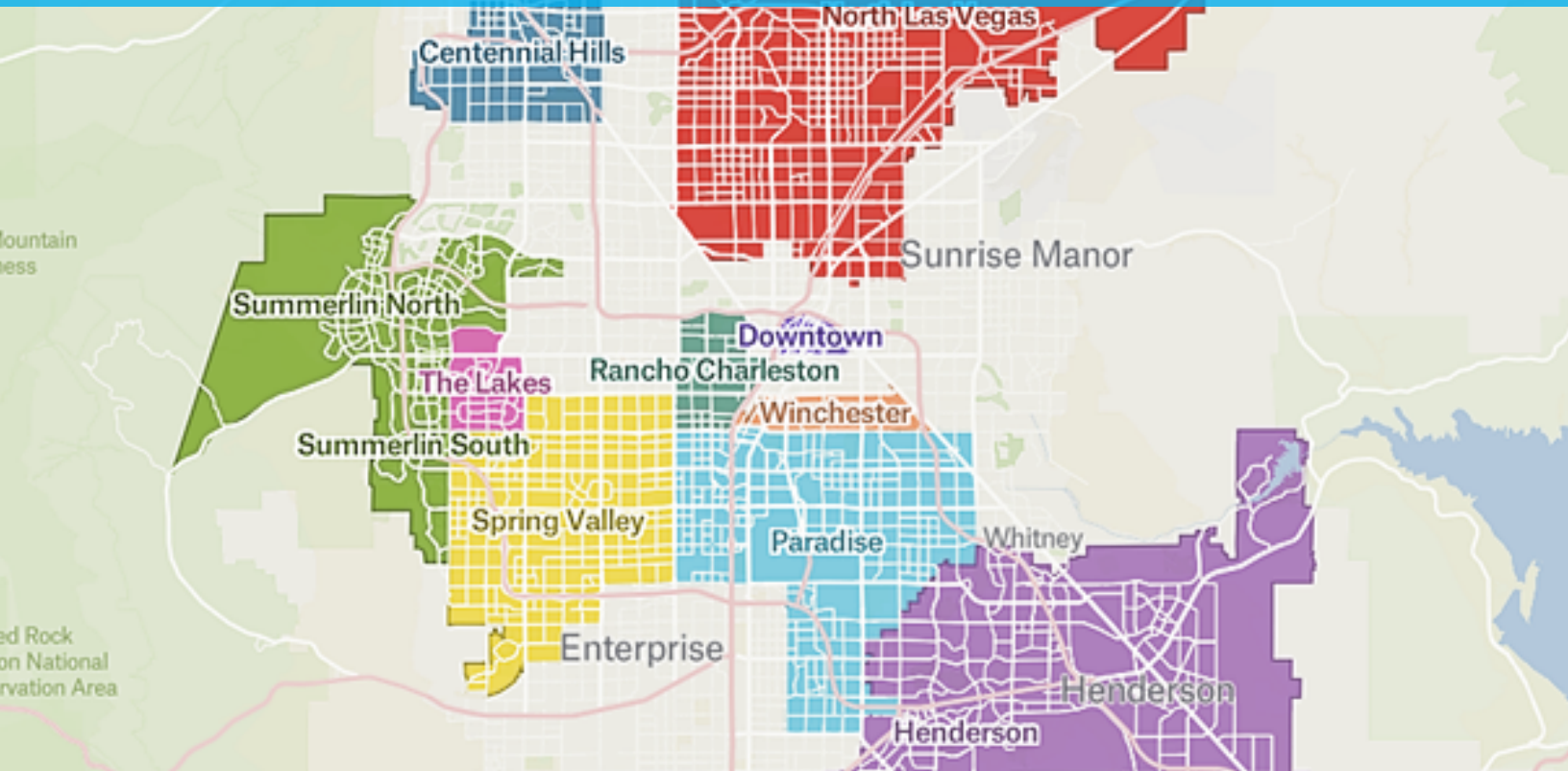
Start From
\$869



WWW.ECHO1055.COM

NEIGHBORHOODS EXPLAINED

An overview of the most popular neighborhoods for UNLV Hospitality students



1 Paradise

40% of UNLV Hospitality Students

Between The Strip, UNLV, Harry Reid International Airport, and tourist hotspots every mile, Paradise is one of the busiest areas in Las Vegas and is fitted for the fast-paced division of culture in the primarily tranquil desert of Nevada.

3 Spring Valley

20% of UNLV Hospitality Students

To avoid the fast-paced environment of the Las Vegas Strip, escape to Spring Valley – a slower-paced suburban town. It's only a 10-minute drive to downtown and 15 minute drive to UNLV. The neighborhood hosts a mix of families, young professionals, and students.

2 Henderson

20% of UNLV Hospitality Students

Henderson is not just a suburb of Las Vegas but it is its own city with restaurants, parks, and activities. Two highways pass through Henderson making the commute to downtown quick and painless.

4 Summerlin

15% of UNLV Hospitality Students

Summerlin is an innovative Las Vegas community featuring unique restaurant and retail options along with exciting activities for everyone. Just a 15-minute drive east of Downtown Las Vegas, residents get to experience the breathtaking views of Red Rock Canyon with the excitement of a lively, growing community.

Other Neighborhoods

less than 5% each

5 Centennial Hills

6 Downtown

7 Winchester

8 North Las Vegas

9 The Lakes

Paradise

The Strip, UNLV, Harry Reid International Airport, and so much more!

ABOUT PARADISE

Paradise is synonymous with entertainment. The world-famous Las Vegas Strip, a glittering oasis of casinos, theaters, and nightlife, is just a stone's throw away. Here, you can catch top-notch shows, try your luck at the gaming tables, or explore various themed resorts.

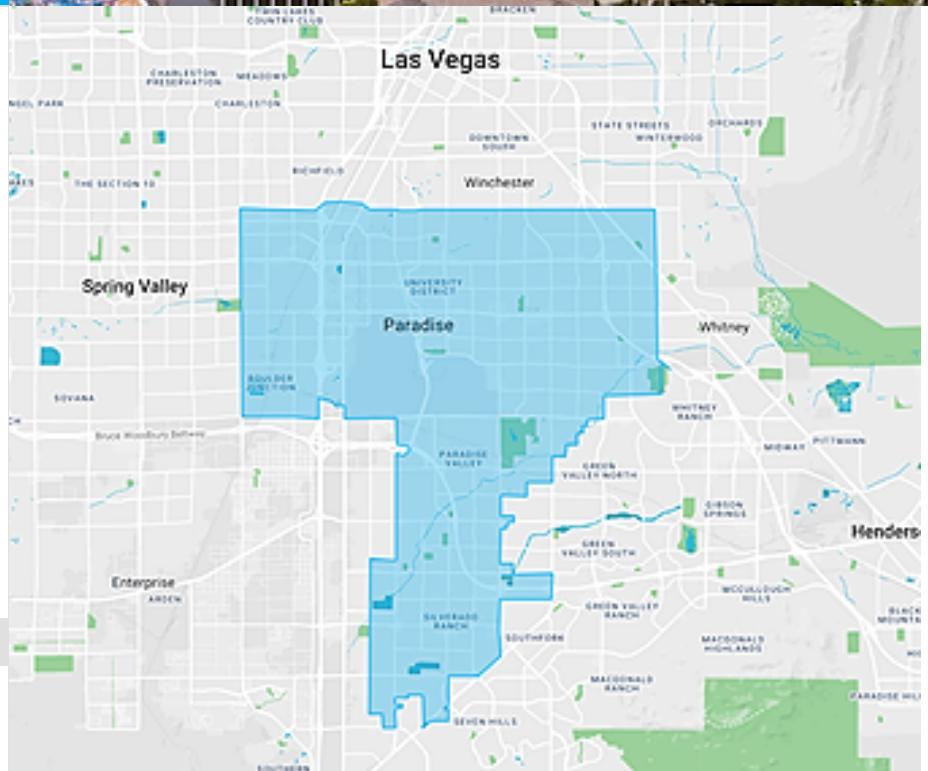
UNLV

The Vegas Strip

Harry Reid Intl. Airport

Touristy

Sunset Park



MEDIAN RENTS IN PARADISE

\$925

Studio

\$1,195

1 Bedroom

\$1,400

2 Bedroom

WHAT RESIDENTS THINK ABOUT PARADISE



Review by **UNLV Grad Student**

📍 THE VIEW@UC

It's been great so far. Close to the university.



Review by **UNLV Grad Student**

📍 THE DEGREE

The apartment is located right off of UNLV, which has mixed benefits. The UNLV community, as an isolated unit, feels mostly safe to navigate. However, the areas surrounding campus is regularly swarmed with traffic and is does not otherwise feel safe.

Henderson

A Mix of City and Nature

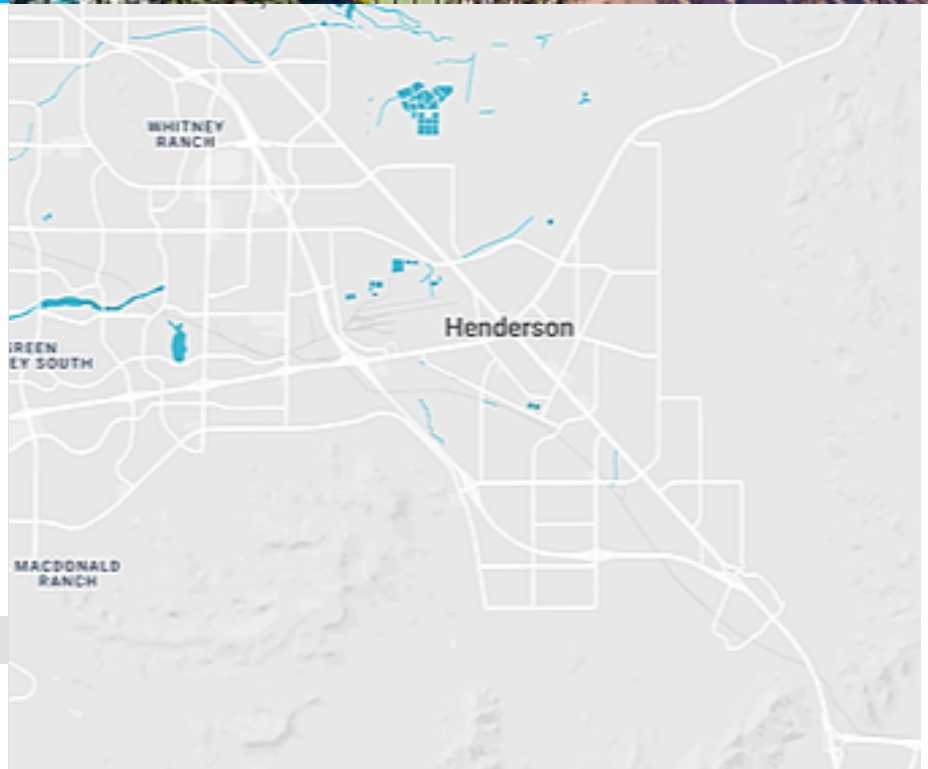
ABOUT HENDERSON

Located to the southeast of Vegas, Henderson attracts a diverse group of residents creating an inclusive and friendly community. The famous Sloan Canyon National Conservation Area is located within Henderson and is a nature preserve on 48,438 acres with Native American petroglyphs, hiking trails & wildlife watching. No matter what, people can find a nice home and community in Henderson.

Nature

Community

Residential



MEDIAN RENTS IN HENDERSON

\$1,340

Studio

\$1,400

1 Bedroom

\$1,700

2 Bedroom

WHAT RESIDENTS THINK ABOUT HENDERSON



Review by [UNLV Grad Student](#)

ASPIRE AT ALPER

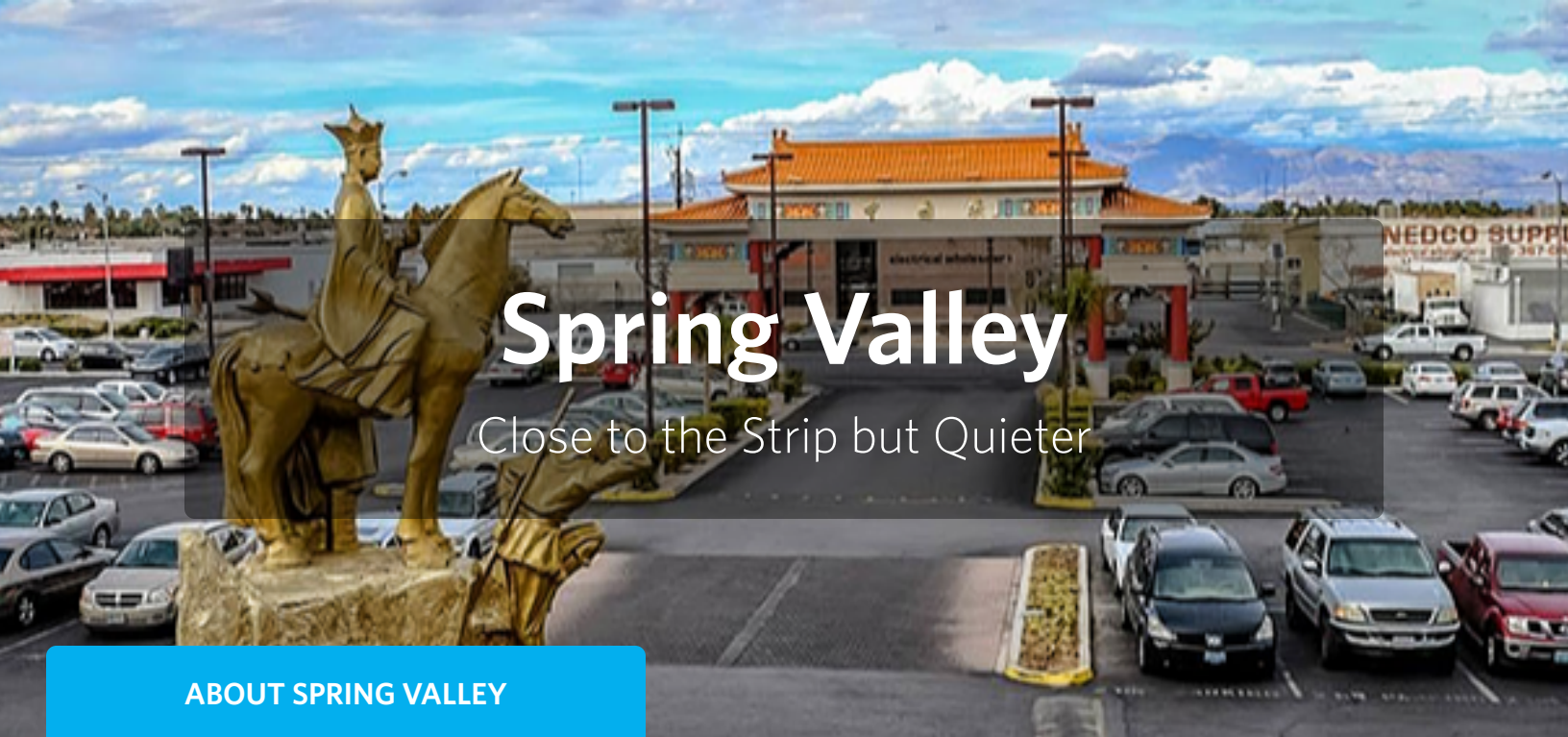
Lots of young people and new restaurants and stores.
Easy access to highways.



Review by [UNLV Grad Student](#)

LIFE TIME LIVING

Green Valley in Henderson is a very safe area and has everything needed for a student (grocery stores very close by and clothes shopping).



Spring Valley

Close to the Strip but Quieter

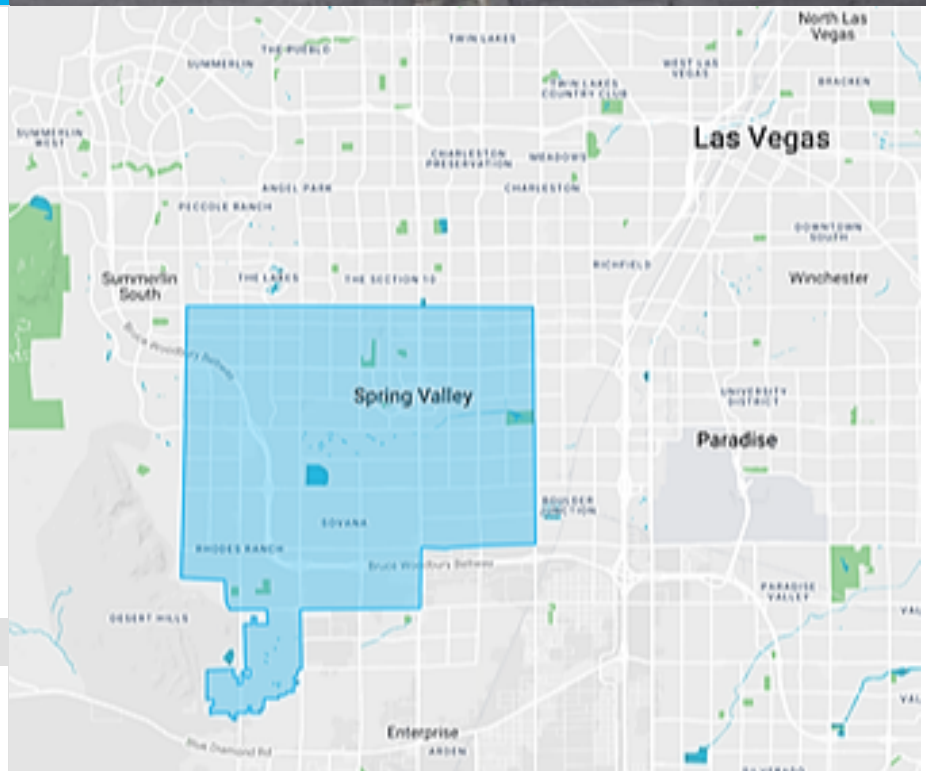
ABOUT SPRING VALLEY

Spring Valley attracts a lot of younger residents, giving this suburban town a young and hip energy. While not as bustling as Paradise, you're close enough to enjoy everything that Las Vegas has to offer while being able to separate yourself from the tourists and crowds.

Close Community

Restaurants and Bars

Quieter



MEDIAN RENTS IN SPRING VALLEY

\$1,335

Studio

\$1,665

1 Bedroom

\$2,025

2 Bedroom

WHAT RESIDENTS THINK ABOUT SPRING VALLEY



Review by [UNLV Grad Student](#)

📍 ELYSIAN AT POST

Very quiet and secure community.



Review by [Local Resident](#)

📍 RESORT @ LAKES APTS

Lots of good restaurants and it is near Red Rock and the new baseball park.

An aerial photograph of the Summerlin resort in Las Vegas. The image shows a large, modern resort complex with multiple buildings, swimming pools, and landscaped gardens. In the background, there are rugged, reddish-brown mountains under a blue sky with scattered clouds. The overall scene is bright and sunny, suggesting a warm climate.

Summerlin

Nestled next to Red Rock Canyon Conservation Site

ABOUT SUMMERLIN

An aerial photograph of the Summerlin resort in Las Vegas. The image shows a large, modern resort complex with multiple buildings, swimming pools, and landscaped gardens. In the background, there are rugged, reddish-brown mountains under a blue sky with scattered clouds. The overall scene is bright and sunny, suggesting a warm climate.

Summerlin

Nestled next to Red Rock Canyon Conservation Site

ABOUT SUMMERLIN

ABOUT SUMMERLIN

Summerlin is an innovative Las Vegas community featuring unique restaurant and retail options along with exciting activities for everyone. Just a 15-minute drive east of Downtown Las Vegas, residents get to experience the breathtaking views of Red Rock Canyon with the excitement of a lively, growing community.

Residential Youthful

Progressive Red Rock Canyon

Residential

Youthful

Progressive

Red Rock Canyon

MEDIAN RENTS IN SUMMERLIN

\$1,470
Studio

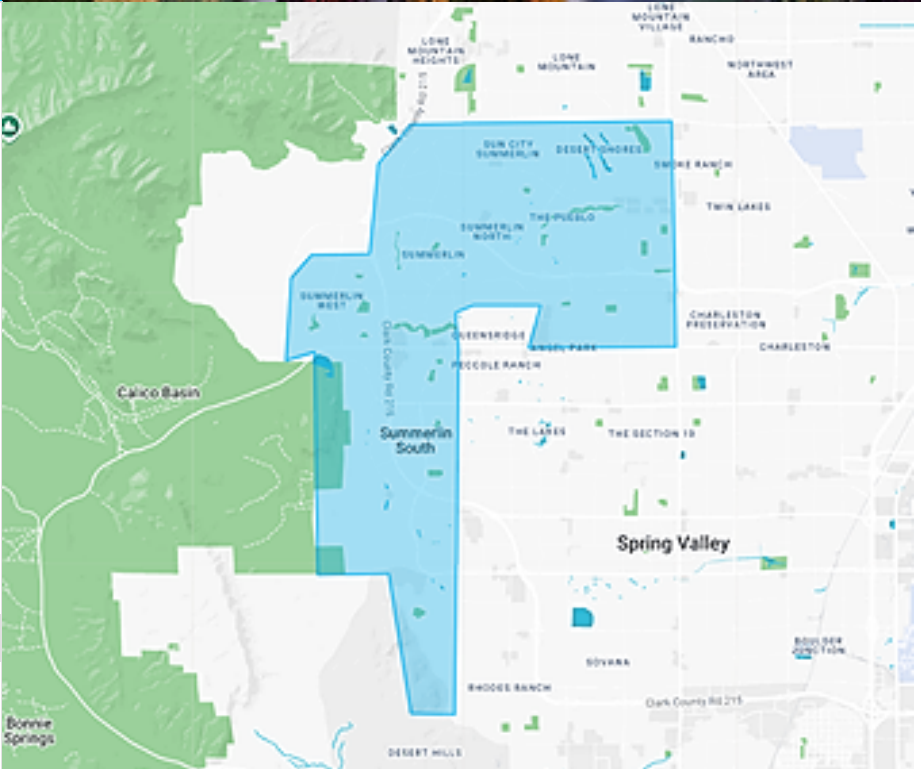
\$1,470
Studio

\$1,610
1 Bedroom

\$1,610
1 Bedroom

\$1,875
2 Bedroom

\$1,875
2 Bedroom



WHAT RESIDENTS THINK ABOUT SUMMERLIN



Review by **UNLV Grad Student** RED ROCK VILLAS

Great neighborhood, close to the 95 and the 215. Quick drive to school and close to so many eating places and shops. Close to Red rock state park as well as other parks.



Review by **UNLV Grad Student** CARLISLE @ SUM.

Very accessible groceries and safe place to live. No issues.

APARTMENT RATINGS

KEY

- Excellent for a category
 - Great
 - Average
 - Below average
- \$\$\$\$ \$1350+ per renter
 - \$\$\$ \$1260- \$1349
 - \$\$ \$840- \$1259
 - \$ < \$840

* Prices subject to change and may vary significantly by room type

	Property Type	Rating	Price Range	Most Popular	Best for Pets	Best for Families	Management	Amenities	Value	Social	Safety
4209 Fairfax Circle	Apt	6.0	\$\$\$\$				..	..	.	.	..
9825 Ridge Creek Pl	Apt	8.0	\$\$		✓	✓	....	....	....	....	....
Aspen Peak	Apt	9.5	\$		✓		...	....	...	...	..
Avion at Sunrise Mountain	Apt	7.0	\$	✓			..	...	..	...	....
Diamond Sands on the Boulevard	Apt	6.0	\$				..	.	.	.	..
Fifteen Fifty Apartments	Apt	7.1	\$			✓	...	..	...	..	..
Inspire	Apt	10.0	\$\$\$\$	✓	✓	✓	....	....	....	....	....
Pace Apartments	Apt	9.8	\$\$\$\$		✓	✓	....	....	....	....	....
Pacific Islands in Green Valley	Apt	8.2	\$\$\$	✓		✓	...	...	..	...	...
Paradise Royale	Apt	8.8	\$\$	✓	✓		....	...	....	....	...
Sunset Pointe Apartments	Apt	7.0	\$\$				..	.	..	.	..
The Clubs at Rhodes Ranch	Apt	8.0	\$				...	....	....	..	....
The Degree	Apt	7.7	\$				..	...	..	...	...
The Rays at Vegas Towers	Apt	6.2	\$\$\$				..	.	.	..	..
The View at University Center	Apt	7.5	\$\$	✓			..	..	...	....	..
Tropicana Del Este	Apt	8.0	\$				....	.	...	.	...
Vibe Apartments	Apt	6.0	\$				..	..	.	..	..

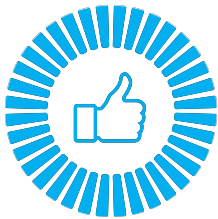
*** Some buildings with fewer than 3 reviews are included above because of high ratings but do not appear in the top 10 lists.

MOST POPULAR

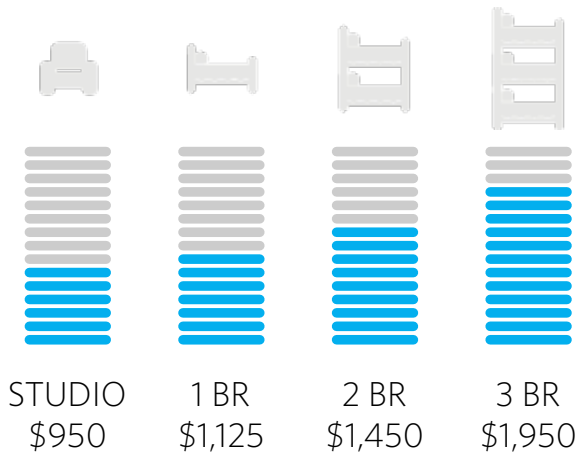
Buildings with the most UNLV Harrah's College of Hospitality Students

[READ MORE REVIEWS AT VERYAPT.COM](#)

What students typically look for:



- ✓ Excellent location
- ✓ Reasonably-priced apartments
- ✓ Solid amenities



TOP 5

1 st		THE VIEW AT UNIVERSITY CENTER	9+ PEOPLE
2 nd		AVION AT SUNRISE MOUNTAIN	7+ PEOPLE
3 rd		INSPIRE	5+ PEOPLE
4 th		PACIFIC ISLANDS IN GREEN VALLEY	4+ PEOPLE
5 th		PARADISE ROYALE	3+ PEOPLE

1st

THE VIEW AT UNIVERSITY CENTER

\$\$

9+ PEOPLE

Paradise



Review by [UNLV Hospitality Student](#)

"The apartment complex is minimal with a small gym, yoga room and a pool with barbecue equipment. Management is very quick, responsive and empathic. My experience has been good here. I have had safety concerns as a female, but nothing to be worried about in the year that I lived here."

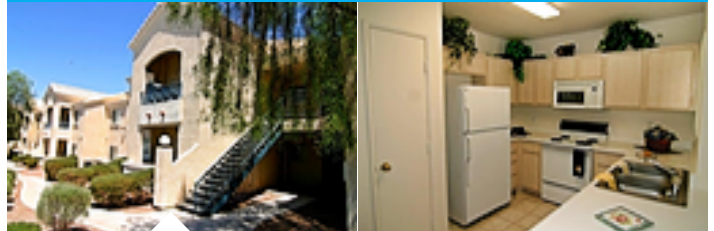
2nd

AVION AT SUNRISE MOUNTAIN

\$

7+ PEOPLE

Las Vegas



Review by [UNLV Hospitality Student](#)

"My experience has been pretty good. The apartments are spacious inside and so are the patios. My appliances looked new when I first moved in and still work well. There's a lot of counter space in the kitchen and plenty of cabinet and pantry space. I don't hear my neighbors through the walls unless they're being really loud. The management staff have always been friendly to me. Maintenance requests have been fulfilled the same day or next day most times but I haven't had to put in many requests. Parking has never been a problem..(cont.)"

3rd

INSPIRE

\$\$\$\$

5+ PEOPLE

Summerlin



Review by [UNLV Hospitality Student](#)

"Friendly staff, they take care of issues right away, and they have a dog park, gym, and a resort-style pool. They also have a variety of food trucks that show up regularly, close to restaurants and parks."

HIGHEST RATED

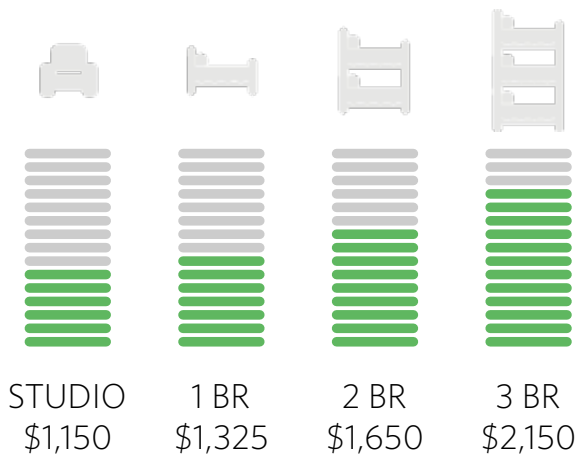
Buildings with the best overall ratings

[READ MORE REVIEWS AT VERYAPT.COM](#)

What the highest-rated properties typically offer:



- ✓ High-end amenities
- ✓ Close proximity to work/school
- ✓ Nearby stores/grocery
- ✓ Excellent management



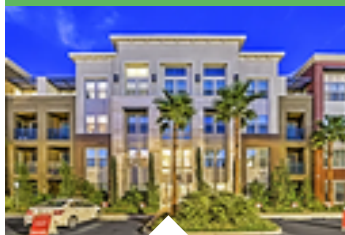
TOP 5

1 st	INSPIRE	10.0 OVERALL RATING
2 nd	PACE APARTMENTS	9.8 OVERALL RATING
3 rd	PACIFIC ISLANDS IN GREEN VALLEY	9.5 OVERALL RATING
4 th	ASPEN PEAK	9.0 OVERALL RATING
5 th	PARADISE ROYALE	8.5 OVERALL RATING

1st

INSPIRE
Summerlin

\$\$\$\$ | 10.0 OVERALL RATING



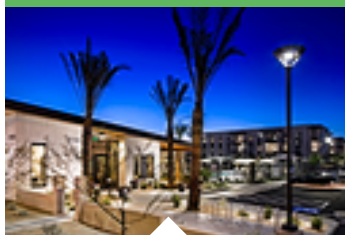
Review by UNLV Hospitality Student

"The unit was beautiful and the apartment complex was nicely kept and clean."

2nd

PACE APARTMENTS
Spring Valley

\$\$\$\$ | 9.8 OVERALL RATING



Review by UNLV Hospitality Student

"Living at Pace Apartments in Las Vegas What I like best about living at Pace Apartments is the vibrant community and prime location. It offers easy access to shopping, dining, and entertainment, along with beautiful parks nearby. The management team is exceptional, always responsive to maintenance requests and fostering a welcoming environment for residents. The property features impressive amenities, including a fitness center and a resort-style pool. Additionally, it has stunning views of the Las Vegas skyline. Overall, Pace Apartments combines comfort and convenience, making it a fantastic place to call home."

3rd

PACIFIC ISLANDS IN GREEN VALLEY
Henderson, 2151 N Green Valley Pkwy

\$\$ | 9.5 OVERALL RATING



Review by UNLV Hospitality Student

"Been there for 5, going on 6 years now. It is incredibly safe. I think there were two incidents, and they made sure to fix them ASAP. It is a good area, with a higher concentration of retirement and family residences. As a single female, it is not too bad; I still go out with friends. It is a 20-minute commute, though, so be aware."

BEST FOR AMENITIES

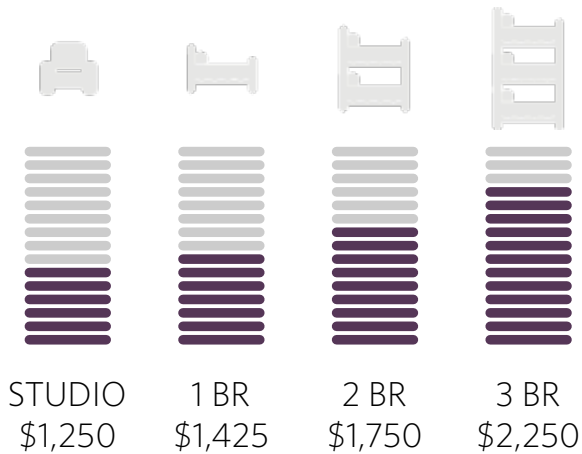
Highest-rated properties for amenities

READ MORE REVIEWS AT [VERYAPT.COM](https://www.veryapt.com)

What top amenity properties typically offer:



- ✓ Great common spaces
- ✓ Convenient location
- ✓ Excellent management
- ✓ Newer construction



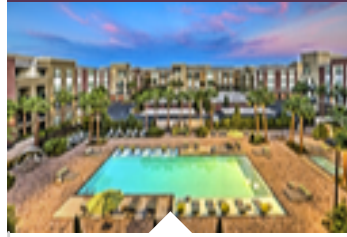
TOP 5

1 st		INSPIRE	10.0 AMENITY RATING
2 nd		9825 RIDGE CREEK PL	9.9 AMENITY RATING
3 rd		PACE APARTMENTS	9.8 AMENITY RATING
4 th		ASPEN PEAK	8.5 AMENITY RATING
5 th		THE CLUBS AT RHODES RANCH	8.0 AMENITY RATING

1st

INSPIRE
Summerlin

\$\$\$\$ | 10.0 AMENITY RATING



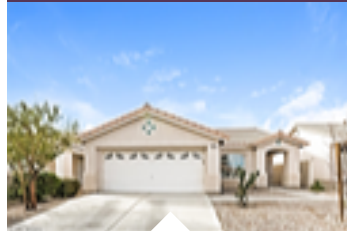
Review by UNLV Hospitality Student

"Top-notch amenities and facilities. The pool is right down the hall from my apartment, and it's open 24 hours. The apartments have ultra-modern and luxurious interiors. The team here keeps the place spotless. I 100% recommend it if you are looking for a well-maintained, new community that goes beyond the rest."

2nd

9825 RIDGE CREEK PL
Summerlin

\$\$ | 9.9 AMENITY RATING



Review by UNLV Hospitality Student

"We love the Summerlin area of Las Vegas. It is a little but more of a drive to campus but worth it."

3rd

PACE APARTMENTS
Spring Valley

\$\$\$\$ | 9.8 AMENITY RATING



Review by UNLV Hospitality Student

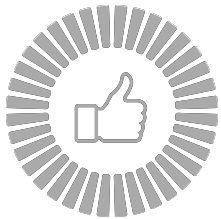
"I really enjoy living at Pace. The apartments are newly constructed and feature a sleek, modern design. Most of the upper-level units will have a great view of the mountain ranges. My neighbors are wonderful, although I have observed a relatively high turnover of tenants. The lobby offers complimentary access to an espresso bar, snacks, and water.. (cont.)"

BEST FOR VALUE

Highest-rated properties for value

READ MORE REVIEWS AT VERYAPT.COM

What top value properties typically offer:



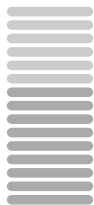
- ✓ Great price-to-space trade off
- ✓ Good location
- ✓ Solid amenities and basic features



STUDIO
\$750



1 BR
\$925



2 BR
\$1,250



3 BR
\$1,750

TOP 5

1 st		INSPIRE	10.0 VALUE RATING
2 nd		9825 RIDGE CREEK PL	9.9 VALUE RATING
3 rd		PARADISE ROYALE	9.5 VALUE RATING
4 th		PACE APARTMENTS	9.4 VALUE RATING
5 th		THE VIEW AT UNIVERSITY CENTER	9.0 VALUE RATING

1st

INSPIRE
Summerlin

\$\$\$\$

10.0
VALUE RATING



Review by UNLV Hospitality Student

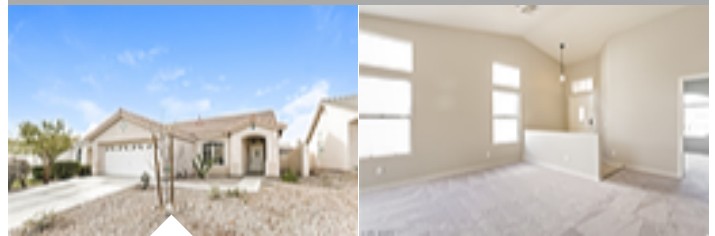
"The office staff here is considerate, humorous, and you can tell they truly care about their residents. The property is highly maintained and kept clean."

2nd

9825 RIDGE CREEK PL
Summerlin

\$\$

9.9
VALUE RATING



Review by UNLV Hospitality Student

"We love the Summerlin area of Las Vegas. It is a little but more of a drive to campus but worth it."

3rd

PARADISE ROYALE
University District

\$

9.5
VALUE RATING



Review by UNLV Law Student

"I live in a one bedroom apartment at Paradise Royale with my wife there's just enough for both of us to feel comfortable and the rent is not too high although the kitchen is small and the amenities are pretty mid. The location in relation to the school is excellent as I can scooter to class in less than ten minutes."



Townhomes

Smaller properties and how to find them

ABOUT TOWNHOMES

Townhomes are apartments in older buildings, typically a few stories tall. They usually do not have a doorman, an elevator, or many amenities, but can be cheaper and more spacious than the apartment and condo units in high-rises.

WHY YOU SHOULD CONSIDER A TOWNHOME

CHEAPER

LARGER FLOOR PLANS

3+ BEDROOMS AVAILABLE

MORE PRIVACY

WHY YOU MAY WANT TO AVOID A TOWNHOME

NO DOORMAN

LESS CONVENIENT LOCATIONS

OLDER CONSTRUCTION

LIMITED AMENITIES

MORE MAINTENANCE ISSUES

Finding a townhome

Townhomes can be challenging to find because they tend to be individually owned and do not have full time leasing managers. Townhome listings are typically available ~60 days in advance. You can find a townhome by searching online listings, contacting a landlord directly, or by working with VeryApt's Concierge Team who can help identify some options.

Preparing for a townhome search

Most UNLV Harrah's College of Hospitality students opt for larger properties in order to live closer to other students and simplify the housing search. That said, there are plenty of wonderful townhomes - be prepared to visit more properties to find that perfect home, carefully examine the pros/cons, and move quickly if you find a unit you love.

TIPS AND ADVICE



Reliable Landlords

Check online reviews and talk to previous tenants to find out about your landlord. Look for one that responds quickly to maintenance requests and has a history of returning deposits.



Noise and Neighbors

Sounds often travel well through townhomes and you can easily be disturbed by barking dogs, music, or construction. Check out the surrounding area to get a sense for what it may be like.



Lease Terms

Leases with independent landlords are negotiable. Check your lease for restrictions on sub-letters and visitor policies. You may be able to avoid a rent increase by locking in a longer lease.

International Student

Guide to Renting

Renting an apartment as an international student can feel overwhelming, especially if it's your first time **navigating the housing market** in a new country.

Below is advice to **help make the process smoother** and highlights key differences from what domestic renters might experience.



1 Start Early



Begin your apartment search **at least 60-90 days** before you need to move, as international students face extra steps that may slow the process.

Popular rental areas nearby fill up fast, so starting early ensures you have enough time to **complete paperwork**, **secure financial guarantees**, and resolve any issues.

Also, consider **getting a roommate** to lower monthly costs. You'll want to start this process early so you have time to align with your roommate.

2 Documents You'll Need

Be prepared to provide more documentation than a domestic renter. Requirements include:



PROOF OF ENROLLMENT

An acceptance letter or proof of enrollment



PASSPORT

And visa information



PROOF OF FINANCIAL STABILITY

Most apartment buildings and landlords want to see that you, or your guarantor, are making **3x the monthly rent**.

 Documents for proof include bank statements, scholarships/financial aid, or proof of funding.



GUARANTOR

Some landlords require a local guarantor (someone who can pay the rent if you don't).

Universities may offer services to act as a guarantor for international students, or you can look into **third-party guarantor** services if you do not have one.

3 Credit History

Domestic renters often need a good credit history to rent an apartment, which can be a challenge for international students who don't have a U.S. credit score. If this is the case:



BE PREPARED TO OFFER A LARGER SECURITY DEPOSIT

Many apartments and landlords will charge higher up-front costs because you do not have a credit score.



FIND A CO-SIGNER

(Someone with a U.S. credit history to back your lease)

Some landlords are more flexible and may not require credit checks for students, so ask upfront.

4 Utilities and Up-Front Costs

While apartment buildings vary in their policies, you can usually expect to pay:

SECURITY DEPOSITS



Equivalent to:

1 Full Month of Rent

+ First & Last Month's Rent

UTILITIES (If they aren't included)



- ✓ Gas
- ✓ Water
- ✓ Electricity
- ✓ WiFi

i Ask your landlord what is included before you sign the lease to ensure the monthly expenses fit in your budget.

5 Know Your Rights

Tenant rights differ depending on where you are renting. Familiarize yourself with local rental laws, including:

SECURITY DEPOSITS

Typically refunded at the end of your lease if there's no damage.



MAINTENANCE

Landlords are responsible for repairs, so be sure to report issues in writing.

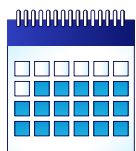


EVICTION

Ensure you know the rules around eviction notices and rent increases.



Understand Lease Terms



LEASE LENGTH

- › Most leases in the U.S. are 12 months.
- › Short-term leases may cost more, and subleasing might be an option if you only need housing for part of the year.



RENT PAYMENT

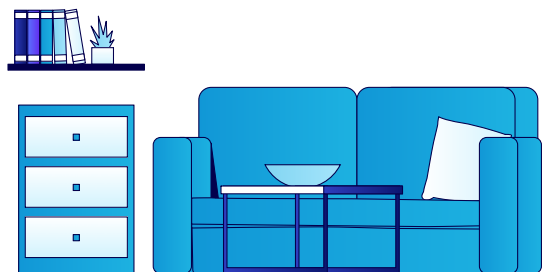
- › U.S. rent is typically paid monthly, and sometimes landlords will ask for the first and last month's rent upfront.



International wire transfers can take time, so set up a U.S. bank account to simplify payment.

Furnishing Your Apartment

Many U.S. apartments are rented unfurnished. Here are a few tips:



FURNITURE

Consider buying second-hand furniture from local stores or online platforms like Craigslist or Facebook Marketplace.



SHORT-TERM RENTALS

If you're only staying for a semester or short-term, look for furnished apartments or ask about flexible furniture rental services.

Final Tips



BE WARY OF SCAMS

Avoid sending money before seeing the apartment or signing a lease. Always deal with reputable landlords or property management companies.



COMMUNICATE CLEARLY

Ask questions if something is unclear, and consider asking a friend or advisor to review documents with you.



QUESTIONS?

CONTACT@VERYAPT.COM

READY TO MOVE?

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personalized recommendations,
visit our website below:**

**GET
STARTED!**