



1665 NE Jensen Beach Blvd
Jensen Beach, FL 34957
Phone 772 225 6742 Fax 772 225 6782

The Rental Process

You may preview any of our available rentals for FREE! Our leasing consultants will be happy to show you our selection of available rental properties at NO CHARGE TO YOU!

Application Processing & Time Frame:

Processing an application normally takes between 24 to 48 hours. In some cases approval of homeowners or unforeseen circumstances may require some applications to take longer. You will be contacted immediately upon determination of approval or denial. All adult applicants over the age of 18 must submit a fully completed, dated and signed rental application and application fee.

No rental property will be held vacant for more than two (2) weeks, unless a full month's deposit is collected at time of application.

Upon receipt of your rental application, the application fee, and a holding deposit equal to one month's rent, we will immediately pull and (1) review your credit report, (2) check the public records for any past evictions, (3) perform a criminal background check, (4) verify your landlord references; (5) in addition, you must provide us with the two most recent copies of your pay stubs and most recent W2. If self-employed, copies of your most recent tax return or any other verifiable source of income, such as bank statements. We would encourage you not to apply should you have bad credit, bad references, been evicted in the past or have a criminal record. Co-signers may be considered on an individual basis.

Once approved the holding deposit is non-refundable. In the event that you fail to enter into the lease agreement or refuse to take possession of the property on or before the occupancy date all funds received shall be forfeited as

All applicants must see the interior of the property before an application can be submitted. The property must be accepted in "AS IS" condition before an application can be accepted, except where there is a written agreement for landlord approved maintenance and repair items. Verbal representations are non-binding.

All funds must be paid by cashier's check or money order payable to TC Rentals & Property Management LLC. All subsequent rental payments may be paid by personal check.

