ADVICE FROM NORTHEASTERN STUDENTS!

• **USE OUR APARTMENT SEARCH TOOLS** - Visit [www.offcampus.neu.edu](http://www.offcampus.neu.edu)! See helpful checklists on the “Get Started” tab and find apartments and roommates on the “Apartment Search” tab.

• **FIND A REALTOR/LANDLORD/PROPERTY MANAGER YOU TRUST** - Use our Housing Database to find a reputable realtor; however, trust your instincts. If you get a bad feeling or they have a reputation of poor performance, questionable practices or problems in the past, move on!

• **TALK TO CURRENT TENANTS** - No one knows more about an apartment than the current occupants. Ask about any problems, cost of utilities, and the landlord or property manager.

• **ASK ABOUT THE NEIGHBORS** - Consider possible conflicts between your lifestyle and those of the neighborhood; BE CONSIDERATE of your new neighbors. Excessive noise, (loud music and parties) can lead to fines and potential eviction, as well as violations of NU’s Code of Conduct.

• **CONDITION OF APARTMENT** - Before signing a lease, physically look at the apartment. Be sure the condition of the apartment meets safety standards and you will feel comfortable living there.

• **MAKE SURE ALL TENANTS ARE ON THE LEASE** – If you’re not on the lease, you don’t have tenant rights; protect yourself! Per the City of Boston, no more than 4 undergraduates can live together. Don’t sign a lease that breaks this rule as the 5th person could be evicted!

• **GET EVERYTHING IN WRITING** – Make sure any amendments or additions to the lease are made BEFORE signing, and get receipts for ANY money you pay to your landlord and realtor. READ everything carefully! Once you sign the lease, you must abide by what is written.

• **LEGAL AND ILLEGAL FEES** – When you move into an apartment, a landlord can charge you first month’s rent, last month’s rent, a security deposit and a lock fee. A landlord can’t charge you any other fees such as a holding fee or a pet fee. Only a licensed realtor can charge a realtor/broker fee.

• **RENTERS INSURANCE** - You have probably invested more in personal property than you realize. Computers, TVs, clothing, jewelry and furniture are expensive to replace in case of fire or theft. Renters insurance is a good idea and can be surprisingly affordable. Don’t assume that your landlord or your parents’ insurance will cover your belongings.

• **UNDERSTAND YOUR RIGHTS** - Go to [www.cityofboston.gov/rentalhousing](http://www.cityofboston.gov/rentalhousing) to learn your rights and responsibilities as a tenant and avoid future problems!