

4003 & 4007 North Downer, Shorewood, WI

FAQ

Your questions, answered.



What's are the apartment addresses?

There are 3 apartments:
4003 N Downer Unit A (2br, 2ba)
4003 N Downer Unit B (2br + den, 2ba)
4007 N Downer (3br, private entrance at north corner)

What types of leases are available?

We are offering 12- or 24-month leases using the standard Wisconsin lease form.

How do I pay my rent?

Venmo (@Elan-Peltz) or ACH to Belmont Bank upon request

Is a security deposit required?

No, but we do collect a \$400 one-time, non-refundable move-in fee and \$50 application fee.

What kind of HVAC do the units have?

In-unit, forced-air heat and air conditioning

What kind of parking is available?

There is a surface lot with assigned spaces

What utilities do tenants pay for?

Tenants pay for gas, electricity, and water

Who should tenants call for utilities?

We Energies for gas and electric

What else are tenants responsible for?

Tenants are responsible for changing light bulbs and replacing furnace filters on a regular basis.

What amenities does the landlord pay for?

The landlord pays for snow removal, lawn maintenance, and general building maintenance, among other things

Who shovels snow from the sidewalk and parking?

Ray

Who does the lawn?

Roberto

Who do I call for maintenance?

Please text Ray (number to be provided) and Elan (414•248•7769). Ray does not normally check emails, so texting is best.

What if I'm locked out?

Ray can assist you. Lock-out charges are \$25 for the 1st time, \$50 for the second, and \$75 after that.

Is the building sprinklered?

Yes, the building is fully sprinklered for fire safety. That's what the heads in your ceiling are

Do the units have buzzers?

Yes, the units have a buzzer entry system

Are there window treatments?

Yes, window treatments are scheduled for May /June installation.

Do the countertops require special care?

Yes, the countertops are quartz and should be cleaned using appropriate cleaners.

Do the units have storage spaces?

Yes, there are basement storage spaces available upon request.

How are trash and recycling handled?

The building will have a dumpster and we are working on a building-wide recycling program.

Are pets allowed?

Yes, but only upon approval. Pets require a \$400 non-refundable fee. Please submit pet health records as part of the approval process.

Can I sublet if I'm being relocated?

Yes, upon approval .

Who's occupying the retail spaces?

Skn bar RX will occupy one space. The other space is still available.

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