

VIKING PARK APARTMENTS

A Castle Management Community

2087 Norse Drive, #103, Pleasant Hill, CA 94523

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Laura Cortes, Resident Property Manager

Welcome to **Viking Park Apartments** where residents experience luxurious privacy and peaceful surroundings in a park-like setting!

Viking Park Apartments is nestled on seven and a half beautifully landscaped acres in a quiet residential neighborhood at the corner of Viking and Norse Drives, just a few blocks from Contra Costa and Taylor Boulevards in Pleasant Hill, CA.

Viking Park Apartments features:

- 🌿 Spacious one and two bedroom units with patios or balconies. Some upper story units have vaulted ceilings. One bedroom approx. 730 sq. ft. and two bedrooms approx. 865 sq. ft.
- 🌿 Three laundry facilities with new washers and dryers
- 🌿 Pool
- 🌿 Covered Parking

This complex is located convenient to many amenities including:

- 🌿 Diablo Valley College
- 🌿 Shopping including Sunvalley Mall, The Veranda, The Willows and many grocery, chain & department stores
- 🌿 Various restaurants and theaters
- 🌿 The Contra Costa Canal Regional Trail
- 🌿 Easy access to the 680 freeway, Highway 4 and public transportation including bus connections to BART

UTILITIES

- 🌿 Water, Sewer and Trash **paid**. Resident pays electric and gas.

PET POLICY

- 🌿 Two (2) pet limit
- 🌿 One (1) dog – 30 lbs. maximum
- 🌿 Additional Deposit - \$500.00 each
- 🌿 Pet Rent – additional \$30/month each

CURRENT RATES & DEPOSITS

- | | |
|------------------------|--------------------|
| 🌿 One Bedroom/One Bath | Call For more info |
| 🌿 Two Bedroom/One Bath | Call For more info |
| 🌿 Security Deposit | \$800.00 (OAC) |

APPLICATION PROCESS

Vacancies at Viking Park Apartments occur periodically. If you are interested in a future vacancy, please call the office at 925.825.9535 to ask questions, schedule a tour, and complete a rental application. For virtual tours, please visit apartments.com. Office hours are 9 am to 5 pm Monday through Friday by appointment only at this time.

- 🌀 Application Fee (non-refundable): \$30 per adult over age 18

QUALIFICATIONS

You must be 18 years old to rent an apartment, unless roommate is over 18 and qualifies for the apartment on his/her own.

Lease Terms:

- 🌀 We offer month-to-month leases

Number of Occupants (guidelines):

- 🌀 One Bedrooms - maximum of 3 people
- 🌀 Two Bedrooms – maximum of 5 people

Income Qualification

- 🌀 3x the rental rate
- 🌀 Paystubs showing one month's income required; or
- 🌀 Bank statement showing 6 month's rent; or
- 🌀 Co-signer with 5x the rental rate in monthly income, plus positive credit history. Co-signer **must** complete a full Rental Application.
- 🌀 Self Employed – requires 3 month's bank statements and most recent income tax statement

Credit History

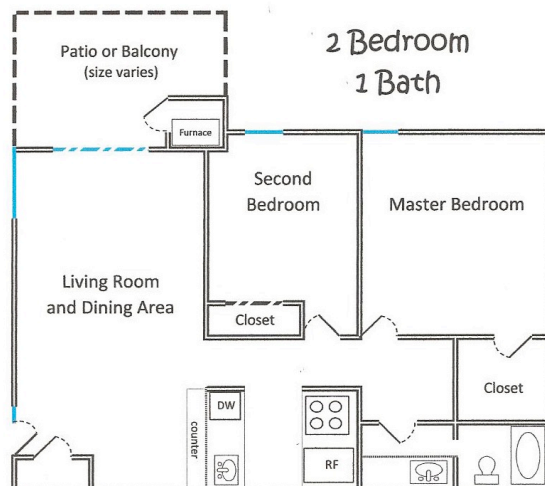
- 🌀 Bankruptcies – must be discharged for two (2) or more years and positive credit established since the discharge of the bankruptcy
- 🌀 Items in Collection - may be required to be resolved before application can be approved
- 🌀 Evictions - are cause for automatic denial

International Student Qualifications

- 🌀 Please ask at the office. We welcome international students.



NOT TO SCALE



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