

# Do do credit checks!

By Anna Bartolotta

*I*'m having bad luck lately with my rental units. Tenants seem good at first and then they just stop paying me. What am I doing wrong?"

The ability to find a paying tenant for your residential rental property is something that has usually been a problem for real estate investors. It's fairly easy to find someone willing to hand you money to move in, but will they keep paying once they have settled?

The most important thing to remember when interviewing that potential tenant is DO YOUR HOMEWORK! A credit check, employment verification and communicating with their current landlord are important steps in keeping you out of court. Past history is a good reflection of the potential tenant's future and poor credit, prior evictions and slow payments may all be red flags.

A positive report may have you bending over backwards to sign that lease, but the most important thing is to know what you're getting into. In these strange times, it's not always easy to take someone's word for something; make sure you can verify their word before you sign an agreement with them. This is your money; do not chase it around Grosse Pointe.

Rentals are a big business in the area. Grosse Pointe Apartments, LLC is this area's only dedicated, full-service, rental agency, and being that we are non-exclusive makes us very attractive to aggressive owners who enjoy hunting down trustworthy tenants on their own ... we are considered a part of the team.

*Anna Bartolotta is broker/owner of Grosse Pointe Apartments and Property Management. She may be reached at (313) 595-0456.*

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