

1. Is there a security deposit or an application fee?
 - a. Yes, there is a non refundable \$50 Application fee for each applicant and a \$25 charge for a guarantor if needed. We also charge a non refundable administration fee that varies depending on the number of bedrooms in the apartment to reserve a unit.
 - b. A security deposit may be charged depending on credit rating and/or citizenship.
2. What is a Guarantor?
 - a. A guarantor is the person “parent(s)” who are held responsible to provide financial status for the resident(s) and is looked upon for fulfillment obligations of the Lease and Addenda.
3. What other information do I need to provide besides the guarantor application?
 - a. You must provide proof of funds equal to a minimum of twice the rental amount per month multiplied by the lease terms that you will be occupying the apartment. This proof can be in the form of recent paycheck stubs, income tax form, offer letter from employer on employer letterhead, scholarship documentation, and/or recent bank statements.
4. Do you have to run my credit?
 - a. Yes we have to run credit and criminal background checks on all residents and credit checks on all guarantors. Aspyre uses a statistical credit scoring system to evaluate your consumer credit report to help predict how likely it is that you will pay your rent in a timely manner and fulfill your lease obligations. An unsatisfactory criminal background check revealing a serious charge will result in denial of your application.
5. Do you have Preferred Employer Benefits?
 - a. Yes, our Preferred Employer Benefits for Aspyre allow the application fee to be waived and ½ off on the administration fee. You can check to see if you are on the Preferred Employer List by clicking [here](#).
6. How long is the lease agreement?
 - a. Our lease agreements are 12 months minimum to 15 months maximum.
7. Am I financially responsible for other tenants in the apartment I choose to be a guarantor for?
 - a. Yes, if your child’s roommate fails to pay his/her rent then you are held responsible for the roommates half of the rent plus a late charge if the rent happens to be late.
8. What if my child has to leave before the lease ends?
 - a. You are still responsible for paying rent for the remainder of your lease contract whether you are occupying the apartment or not. If you must break your contract, then you must pay 2 months of rent, plus a termination fee, and any concessions of market rent for the months occupied.
9. Is subleasing allowed?
 - a. No, subleasing is not allowed.
10. When is rent due?
 - a. Rent is due on the 1st of each month and is considered late after the 5th. The Late fee is 10% of the monthly rent charge.

11. How can I pay my child's rent?
 - a. Your child's rent can be paid by mail in the form of check, cashier's check, or money order, or online through our website with a credit card or echeck.
12. Is the clubhouse and other amenities open 24 hours a day?
 - a. Our fitness center and business center are open 24 hours a day.
13. Can the clubhouse be rented privately for a night or day?
 - a. The clubhouse can be rented out privately for a night. The fee is \$75 and there is a deposit of \$200. It's a first come, first serve basis so you must stop by the leasing office to request a night that you would like to have it.
14. Do the courtyards have WIFI?
 - a. All of our courtyards, including the clubhouse have WIFI that are free for you and your guests to use.
15. Is parking assigned?
 - a. We do not have assigned parking in our parking garage, but we do recommend that you park your car/motorcycle on the floor that you live on. We also allow only 1 key-fob and 1 parking space for each bedroom in your apartment.
16. Do you have a guest parking lot?
 - a. Yes, we have 2 guest parking lots. We have one large guest parking lot on the outside of our building on Heyward Street that is gated and has a callbox. The smaller guest parking lot is located inside of the parking garage.
17. Is on-site security provided?
 - a. We have on-site courtesy personnel that are here from the time the leasing office closes until the following morning.
18. What is a key-fob and how do they work?
 - a. Key-fobs are small access devices given to lease holders at the time of move in. We recommend attaching it to your keychain to allow access into the building and parking garage. The residents use them by holding the fob up to the HID readers. Aspyre is completely gated to help restrict the amount of access in and out of our community.
19. What appliances come with leasing an apartment?
 - a. Every apartment includes a built in vent hood microwave, dishwasher, oven, refrigerator (ice maker), garbage disposal, and washer/dryer. Handicap accessible units have modified appliances.
20. Are pets allowed?
 - a. Yes, we do allow cats and dogs. We have a limit of two pets per apartment. There is a weight limit of 60 lbs and breed restrictions. The breed restrictions can be given by calling the leasing office.
21. Do you offer furnished units?
 - a. Yes, we offer a select number of two bedroom furnished apartments. The monthly rent to have a furnished apartment is an additional \$70 a month. The two floor plans which can be furnished are the Divine and Congaree.
22. What utilities are included?

- a. Included with the monthly rent is High Speed Internet and water/sewage/trash. The resident is responsible to pay electricity and cable.
23. Do I need to get renters insurance?
- a. We do not require renter's insurance however we strongly recommended that our residents carry it.
24. What do I do if I need maintenance in my apartment?
- a. There are a few ways to submit a maintenance request. You can call, stop by the office, or go online to iaspyre.com.
25. Is Aspyre affiliated with the University of South Carolina?
- a. No, we are owned and managed by Holder Properties.
26. How far away is the University from Aspyre?
- a. We are located Downtown and within walking distance to the campus.
27. Do you provide roommate matching?
- a. We do not provide roommate matching. At Aspyre, you choose who you live with.
28. Can we pick a specific apartment to live in?
- a. The sooner you lease the more of a selection you will have to choose from. You will have fewer options as availability decreases.
29. Can we see the apartment before we move in?
- a. The only way to view an apartment before move in is if the apartment is vacant ready. Occupied apartments are not available for viewing.