



# COBBLESTONE COURT

## APARTMENTS



## COMMUNITY FEATURES

- Award-winning Riverside Local Schools
- Impressive clubhouse with lounge, fireplace and WiFi
- Business center with printing, scanning and faxing capabilities
- 24-hour professional fitness studio with Precor® equipment
- Heated outdoor pool with cascading waterfall and gazebo
- Picnic area with grills
- Playground
- Outdoor entertaining areas
- Remote entry garage parking
- Pet-friendly apartments, dogs and cats welcome
- Gated dog parks
- Wooded setting and scenic ponds
- Convenient highway access to Routes 2, 44 and I-90
- Close proximity to Headlands Beach
- Walkability to shopping, dining, entertainment and recreation
- Public transportation
- 24-hour emergency maintenance
- Planned community activities
- Complimentary package acceptance
- Professional on-site management
- Online system for resident services
- Local owner-managed

## HOME FEATURES

- 1-, 2- and 3-bedroom apartments up to 1553 square feet
- Spacious, open floor plans
- Private suite entries
- Fully-equipped kitchens with gas ranges, built-in microwaves and dishwashers
- Refrigerators with ice makers
- Brushed nickel hardware
- Stainless steel sinks with disposal
- Breakfast bars
- Tiled kitchen and baths
- Private patios/balconies
- Main bedrooms accommodate king size furniture
- Oversized walk-in closets
- Full-size, in-suite washers and dryers
- Linen closets
- Vaulted ceilings and 9 ft. ceilings
- Spacious dens
- Wooded and pond views
- Gas fireplaces\*
- Plush carpet
- Intercom entries
- Ceiling fans and overhead lighting
- Central heating and air conditioning
- Cable, satellite, phone and high-speed internet service available

\*Features may vary by suite.



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## QUALIFICATION INFORMATION

Applicants are approved based upon the favorable outcome of credit & rental screening. The monthly rental amount may not exceed 33% of the future resident's gross income. Applications that reflect eviction, landlord or utility collections may be declined. All applicants over the age of 18 will be screened for criminal history and may be declined if the applicant does not meet our criteria. This does not constitute a guarantee or representation that resident(s) or occupant(s) currently residing in our community have not been charged with or convicted of a crime. Along with other factors our ability to verify this information is limited to the data provided by the applicant and the screening agency being utilized.

## OFFICE HOURS:

Monday-Friday: 10am-6pm

Saturday: 10am-5pm

Sunday: Closed

*\*Hours subject to change without notice.*

## DEPOSITS & FEES

Application Fee	\$50 per person
Corporate Application Fee	\$125
Security Deposit	\$300 (with approved credit)
Garage Rent	\$45/month
Resident responsible for all utilities.	

### Pet Fees:

We welcome up to 2 indoor pets per apartment.

No weight restriction.

Pet Fee	\$300 (non-refundable)
Pet Rent	\$25/month per cat \$40/month per dog

### Restricted Breeds:

Staffordshire Terrier, Chow, Doberman, German Shepherd, Pit Bull, Rottweiler, Akita or any mix thereof.

*Management reserves the right to refuse any pet regardless of size or breed. Information is subject to change without notice.*



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