

LEGACY | COOL SPRINGS

APARTMENTS



COMMUNITY FEATURES

- Ideally located near fine dining, retail & entertainment
- Nationally ranked Williamson County Schools District
- Close proximity to downtown Nashville & Nashville International Airport
- Direct access to 13 acres of scenic trailways & parks
- Impressive multi-story clubhouse with full-view glass liftaway doors opening to outside
- Skydeck with outdoor lounge, fireplaces, TVs & kitchen
- Heated knife-edge saltwater pool with sun shelves, cabanas, rain curtain, deck shower & water feature
- Professional fitness studio with Matrix® equipment, Tonal® machines, Peloton® training, lockers & mini refrigerators
- Gaming lounge with flat screen TVs, virtual golf, putting green, mini bowling, billiards, foosball, card table & shuffleboard
- Music studio & whiskey lounge with TV
- Conference room & individual work pods
- Coffee bar & social kitchen with indoor/outdoor space
- Outdoor entertaining spaces with overhead poolside LED display & firepits
- Zen garden courtyard, walking path, fountains & waterfall brook
- Pet-friendly apartments with paw spa
- Grill areas with bar & lounge seating
- Package delivery lockers
- Multi-level parking garage
- Electric car charging stations
- Enclosed bike storage and repair space
- Planned community activities
- 24-hour emergency maintenance
- Owner-managed, professional on-site management
- Online system for resident services

HOME FEATURES

- 1-, 2- & 3-bedroom apartments up to 1,855 sq. ft.
- Smart home technology
- Fully-equipped kitchens with stainless steel appliances
- Quartz countertops in kitchens & baths
- Trendy white tile backsplashes
- 42" white cabinetry with undermount LED lighting
- Matte black fixtures & hardware
- Wine refrigerators in kitchens
- Large undermount kitchen sinks
- Hardwood-inspired flooring throughout
- Main bedrooms accommodate king size furniture
- Frameless walk-in showers with trendy white tile
- Garden soaking tubs with curved shower rods
- Dual vanities & framed mirrors in bathrooms
- California-style walk-in closets
- Full-size, in-suite washers & dryers
- Designer light fixtures
- Roller window shades
- Large patios/balconies
- Wraparound porches*
- Dens available in select suites*
- 9 ft. ceilings
- Ceiling fans
- Central heating & air conditioning
- Cable, phone & 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 18 and over 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: 12pm-5pm

**Hours subject to change without notice.*

DEPOSITS & FEES

Application Fee	\$60 per person
Admin Fee	\$200 (to reserve apartment)
Security Deposit	\$200 (with approved credit)
Corporate Application Fee	\$125 (only applicable to corporate housing)
Valet Waste Service	\$30 per month
Bike Storage	\$15/apartment per month

Pet Fees:

We welcome up to two indoor pets per apartment.

1 Pet Fee	\$350 (nonrefundable)
2 Pets Fee	\$550 (nonrefundable)
Monthly Pet Rent	\$25/pet per month

Restricted Breeds:

Akita, American Staffordshire Terrier, Chow, Doberman, German Shepherd, Pit Bull, Rottweiler 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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