

## **SPRENGER PROPERTIES, LLC**

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P.O. Box 4153  
Scott City, Missouri 63780  
(573)887-1819 Fax (573) 264-9996  
[www.sprengerproperties.com](http://www.sprengerproperties.com)

### **Homes Available!**

With our properties, we offer a rent to own option. After one year of consistent rental payments you can purchase the house for no additional money down and monthly payments that are typically lower than the rental amount.

For additional information or to request a rental application **please call us at (573) 887-1819** or check out our website at **[sprengerproperties.com](http://sprengerproperties.com)**.

**We are currently not accepting pets. Houses are not HUD approved.**



#### **220 Elliot, Chaffee**

Two bedroom, 1 Bath house with central heat and air. House has a large living room, eat in kitchen and separate laundry room. Lots of parking off the alley with a carport. Approximate utility cost: Gas and Electric \$140 Water \$50.

**Rent \$490 per month**



#### **120 Black, Chaffee**

Large three bedroom home. Many recent upgrades and large lot, central heat and air and a new roof. House has parking off the alley.

Approximate utility cost: Electric - \$210; Water - \$50

**Rent \$580.00 per month**

**Please walk around the home, look in windows and checkout the neighborhood. If you are interested in renting we ask that you complete an application (on the reverse side of this sheet). Once we process your application we will contact you show you the home.**

# Sprenger Properties – Pre- Application and Waiting List to Rent

## Applications completed and returned by:

- Drop in the door slot 609 E. 2nd Street, Scott City (Next to post office)
- Take picture and text to (573)887-1819
- Fax to (573)264-9996 or Email to [sprengerproperties@gmail.com](mailto:sprengerproperties@gmail.com)
- Mail to PO Box 4153 Scott City, MO 63780

Property of Interest / (# bedrooms desired):	City:
<b>Please note: First and last month rent, a \$210 cleaning deposit and a \$40 non-refundable application fee required to lease. Our policy does not allow pets.</b>	

Husband's Last Name:	First Name:	MI:
Current Address:		
Cell phone number:	Birthdate:	Monthly gross pay:

Wife's Last Name:	First Name:	MI:
Cell phone number:	Birthdate:	Monthly gross pay:

Number of people who will be living in the home (including applicants):
Other Income Sources (List source and amount):
List monthly payments you have besides rent (such as car payment, child support, hospital bills, credit cards and loans)

Will you be able to provide a positive landlord reference? (Yes / No) <small>If unable to provide positive landlord reference a co-signer will most likely be required.</small>	Current Rent Amount:
If answered No to question above, explain why?	
In last 12 months how often has your rent been late?	
How many evictions have you had?	
Do you have court judgments against you? Yes / No	Do you have a Checking Account? Yes / No
Do you have an Emergency Fund? Yes / No / Not Sure If Yes – Amount: _____	

*Misrepresentation found while processing application will be reason for automatic rejection*

### Our Rental Process

- Fill out and submit pre-application.
- We do initial screening and then show property (if screening criteria is met). Please refer to website to see screening criteria ([sprengerproperties.com/NewRenters](http://sprengerproperties.com/NewRenters)).
- If you want the home, we will ask you to complete the Application to Lease and pay \$250.00 (\$40 nonrefundable application fee and \$210 refundable cleaning deposit).
- We complete final screening and approval. This may take up to 72 hours.
- The deposit paid will hold property for up to 14 days. Within that time, if approved, you will then pay first and last month's rent and sign lease.
- Move in.