

LARQ HENDERSON

COMMUNITY INFORMATION

Larq Henderson Apartments and Townhomes

1945 Bennett Ave
Dallas, TX 75206
214-515-9107
Larq@SimpsonHousing.com
LarqHenderson.com

Leasing Office Hours:

Monday-Friday: 10 AM - 6 PM
Saturday: 10 AM - 5 PM
Sunday: CLOSED

DEPOSITS AND FEES

Application Fee: \$50 per applicant
Admin Fee: \$150 per apartment home
Security Deposit: \$100 up to 1 month rent (based on credit)

Acceptable payment methods are check, credit card and certified funds. No cash accepted.

Application Policies:

- All occupants must be listed on the application.
- Application fee is applied to all applicants 18 and older.
- Application fee, admin fee and security deposit are due with completed application.
- Admin fee may be refunded if canceled within 72 hours of applying or upon denial of application.
- All proof of income documents will be verified for legitimacy.

INSURANCE

Required Liability Coverage:

- Policy coverage no less than \$300,000 in personal liability.
- All lease holders must be listed on policy or have a separate policy.
- Your physical address must match the apartment you reside in.
- Additional Interest Address must be added:
USCMF Larq Henderson LLC
PO Box 3687
Coppell, TX 75019

UTILITIES/MONTHLY FEES

Water/Sewer: Based on usage

Trash Fee: \$4

Valet Trash: \$25

Pest Control: \$3

Package Concierge Fee: \$20/month

The above charges are billed together via RealPage.

Electric: Texas Power, individually metered and billed, account required at move in

Cable/Internet (optional): AT&T or Spectrum

PET FEES

Pet Fee: \$400/pet

Pet Rent: \$20/pet/month

- 2 pets maximum. Cats and dogs only.
- Breed Restrictions Apply - We do not allow Pit Bulls or any mix combination of this breed. Based on our community's location, there may be other breed restrictions that we follow in accordance with laws and ordinances.
- Pets must be approved prior to occupancy.
- Pet photos and updated shot records are required.

PARKING/STORAGE

Reserved Parking: \$50/month

Detached Garage: \$150/month

Electric Vehicle Charging: \$0.14/kWh

Storage: \$40-\$60/month



Apply Now!