

**Property Management from start to finish. Come see the quality difference of Dick Greer Builders.**

*We built the properties that we manage and have maintained for over 40 years! Our goal is to provide the best possible living conditions at an affordable price.*

*We offer the best value for student and non-student housing you will find!*

*At Colony Square you get to see your new apartment home before you sign your lease! No surprises!*

*Many of our apartment homes have been upgraded with some or all of the following:*

- New carpet (w/8 lb. pad!)
- Upgraded appliance package
- New kitchen cabinets
- Over-the-range microwave (w/new cabinet package)
- Dishwasher (w/new cabinet package)

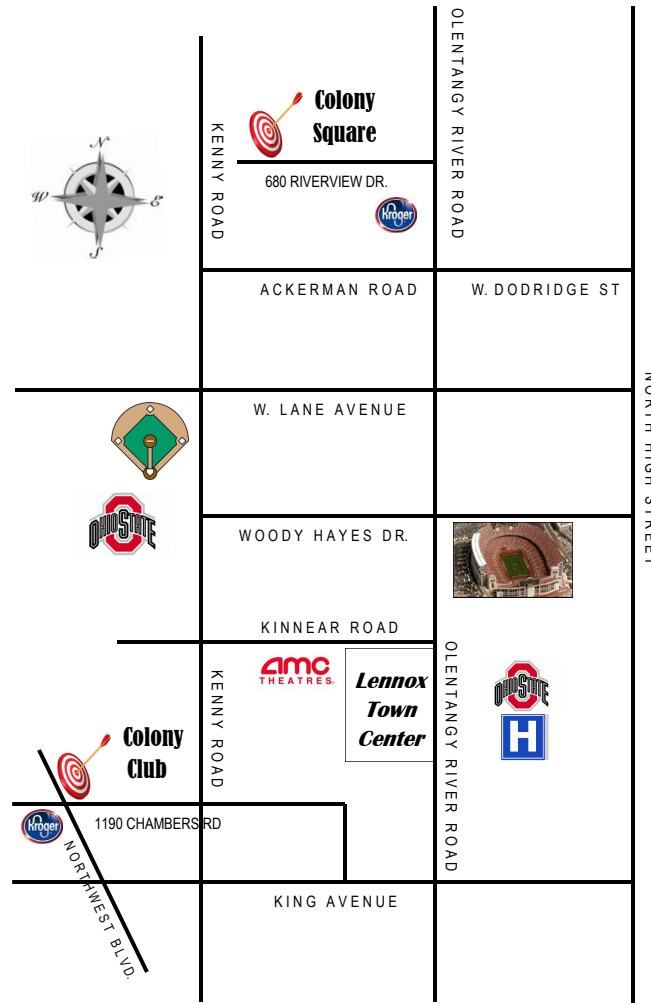
*Come see the Colony Square difference today!*

*-Dick Greer , owner*

**Call to set an appointment today!**

**(614) 262-5203**

## Colony Square



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## Colony Square Apartments LLC

**Pricing & options...**



**Call to set your appointment today!**

**(614) 262-5203**

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[www.ColonySquareOhio.com](http://www.ColonySquareOhio.com)

# COLONY SQUARE APARTMENTS LLC - WELCOME HOME!

## Make a choice you can live with!

Colony Square is conveniently located northwest of Ohio State. We are near COTA bus routes (#7 & #18), Kroger, and plenty of shopping & dining.

*Here are a few reasons we think you should consider Colony Square Apartments a "Choice You Can Live With"...*

- **Guaranteed** utility budget (includes heat, gas and water); \$85/month for 1st person & \$35 for each additional person. (2 adults per apartment)
- Agreement-to-Lease. A \$200 holding fee guarantees you an apartment for a July move-in. (Fee converts to part of the security deposit upon lease signing.)
- Apply online via our website with **NO** application fee!
- Pay your rent online via our website (FREE) or set up for automatic rent payments via EFT from your checking account (FREE).
- Security Deposit is only \$400
- Central heat
- Air conditioning unit included
- Swimming pool & newer sundeck
- On-site resident manager
- 24-hr emergency maintenance; routine maintenance Mon thru Fri between 8:AM - 4:PM
- On-site laundry facilities using the SmartCard system
- Concrete block construction between apartments
- Free storage locker for each apartment
- BBQ grills
- Each apartment home has it's own private entrance

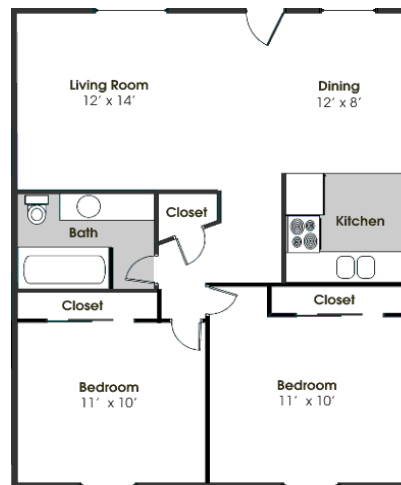
## Size & Pricing Info

We offer apartment homes ranging from a "base" style with upgrade options available.

### 1-bedroom, 540 sq. ft., from \$475 - \$625



### 2-bedroom, 768 sq. ft., from \$520 - \$720



## Resident Options:

### Number of bedrooms

- 1-bedroom  
 2-bedroom

### Preferences

- 1st floor       New carpet       O-T-R microwave  
 2nd floor       Upgraded appliances       New kitchen cabinets  
 3rd floor       Dishwasher       New bath vanity cab.

### Utility Budget

- 1st person \$85  
 Each add'l person add \$35 (2 adults per apartment)



## AGREEMENT-TO-LEASE

Agreement to Lease **GUARANTEES** you an apartment for move-in during the month of July. (11 month lease)

Simply submit your application (NO FEE req'd). If approved you just pay a \$200 holding fee which converts to part of the \$400 security deposit upon signing of the lease. You will learn which apartment homes are available at least 60 days before your move in date! The actual cost of the apartment will be between the ranges printed at left and will depend only on the details of the apartment.

On the Agreement-To-Lease you list your preferences (floor level, upgrades, etc.). Upgrades are available on select apartment homes not previously upgraded. Check out the Colony Square difference today!

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