



Ave Maria University - Middlebrooke Townhome Rental Policies

Description

Ave Maria University owns and operates 39 units in the Middlebrooke Town Homes located in the town of Ave Maria. Twenty-nine of these units are two-bedroom homes, Ten are three-bedroom. AMU leases these homes to qualifying individuals for a nine-month or twelve-month term. The following policies are subject to change at any time by the University Administration.

Priority Tenant Housing

Individuals eligible to lease the AMU Middlebrooke units are:

- AMU Married Students (Graduate & Undergraduate Students)
- AMU Graduate Students (*Single*)
- AMU Undergraduate Students (*23 years of age & older*)
- AMU Seniors (*limited availability*)
- AMU Faculty and Staff

Waiting lists will be established for those qualified individuals desiring to live at Middlebrooke. Leases will be offered to these individuals as units become available on a “first-come, first-served” basis, however extra consideration will be given to married individuals who do not have an option of living in AMU’s on-campus housing. Remaining units may be made available to individuals not affiliated with AMU.

Pricing

1.) INDIVIDUAL ROOM (shared unit)

a. 2-bedroom Townhome

- i. The **2018-2019 Academic Year** semester rate will be **\$3,082.50** per resident.
 1. Utilities and Basic Cable TV are included in the rent. The unit is also equipped with all major appliances. **Internet must be purchased separately and the unit is not furnished.**
- ii. The **Summer 2019** rate will be **\$685.00/month** per resident.

b. 3-bedroom Townhome

- i. The **2018-2019 Academic Year** semester rates will be **\$2,565.00** for the master room and **\$2,430.00** per room for the two smaller rooms.
 1. Utilities and Basic Cable TV are included in the rent. The unit is also equipped with all major appliances. **Internet must be purchased separately and the unit is not furnished.**
- ii. The **Summer 2019** rates will be **\$570.00/month** for the master room and **\$540.00 / month** for the smaller rooms.

* All individual student tenants of a unit must be of the same gender.

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2.) **SENIORS (shared unit)**

- a. The **2018-2019 Academic Year** semester rates will be **\$3,550.00** per student for the 2 bedroom townhome and the Master Bedroom in a 3 bedroom townhome. The semester rates for the smaller rooms in the 3-bedroom unit will be **\$3,425.00** per student.
- i. Utilities and Basic Cable TV are included in the rent. The unit is also equipped with all major appliances and will be furnished. ***Internet must be purchased separately.***

3.) **MARRIED (Full Unit)**

a. **2-bedroom Townhome**

- i. The **2018-2019 Academic Year** semester rate will be **\$6,165.00** per family.
 1. Utilities and Basic Cable TV are included in the rent. The unit is also equipped with all major appliances. ***Internet must be purchased separately and the unit is not furnished.***
- ii. The **Summer 2019** rate will be **\$1,370.00/month** per family

b. **3-bedroom Townhome**

- i. The **2018-2019 Academic Year** semester rate will be **\$7,312.50** per family.
 1. Utilities and Basic Cable TV are included in the rent. The unit is also equipped with all major appliances. ***Internet must be purchased separately and the unit is not furnished.***
- ii. The **Summer 2019** rate will be **\$1,625.00/month** per family.

Miscellaneous Policies

- 1) All graduate and undergraduate students will have their Middlebrooke housing charges processed through the Ave Maria University Business Office in the same fashion as tuition, and on-campus room and board billing. Payment will be due on the semester due date published by the Bursar's Office.
- 2) All AMU Faculty and Staff will have to pay their Middlebrooke lease payments by the 1st of the month. These payments can be made at the Business Office.
- 3) All utility charges will be included in your semester billing. Basic Cable TV service is included in your unit at no additional charge. Internet service will have to be purchased separately and arranged by occupant, unless indicated otherwise.
- 4) If a student's qualification to live in Middlebrooke changes during the term of the housing agreement (i.e. withdrawal or dismissal from AMU), the student will be required to terminate their housing agreement and vacate the unit. Special arrangements may be considered and negotiated by the AMU Business Office depending on circumstances related to the change.
- 5) NO PETS
- 6) NO SMOKING
- 7) Quarterly inspections of units will be scheduled in advance

Two-bedroom home:



- 1,163 Square Feet
- 2 Bedrooms / 2 Baths / 1 Half Bath (no bathtubs. Two showers)
- 2 Stories
- Covered Lanai
- Kitchen with appliances
- Large Great Room
- Washer and dryer

Three-bedroom home:



- 1,395 Square Feet
- 3 Bedrooms / 2 Baths / 1 Half Bath (one bath tub and one shower)
- 2 Stories
- Upstairs Owner's Suite with Walk-In Closet
- Kitchen with appliances
- Large Great Room
- Washer and dryer
- Covered Lanai