

CAPEHART *Properties*

...a complete residential community of RENTAL HOUSES, APARTMENTS & TOWNHOMES

2501 Lexington Road, Beeville, Texas 78102
Phone (361) 362-1055 Fax (361) 362-1061

!!STILL THE BEST RENTAL DEAL IN BEEVILLE!!

1/2 OFF FIRST MONTH'S RENT & FREE ELECTRICITY & FREE NAT GAS!

HOUSES	RENT	1/2 DEPOSIT TO HOLD UNIT	At move-in 1/2 Deposit & 1/2 Rent	INCLUDES THESE FREE Utilities	Gross Floor Area	UNITS	STORAGE
2 BR, 1 BATH	\$1,250	\$625	\$1,250	FREE Electric, Gas	972	21	5'X5.75'
3 BR, 1 1/2 BATHS	\$1,300	\$650	\$1,300	FREE Electric, Gas	1194	123	5'X5.75'
3 BR, 2 BATHS	\$1,325	\$662.50	\$1,325	FREE Electric, Gas	1307	4	5'X5.75'
4 BR, 1 1/2 BATHS	\$1,350	\$675	\$1,350	FREE Electric, Gas	1129	26	5'X5.75'
3 BR, 2 BATHS	\$1,450	\$725	\$1,450	FREE Electric, Gas	1307	28	5'X5.75'
4 BR, 2 BATHS	\$1,600	\$800	\$1,600	FREE Electric, Gas	1317	6	5'X5.75'
DUPLEXES	RENT	1/2 DEPOSIT TO HOLD UNIT	At move-in 1/2 Deposit & 1/2 Rent	INCLUDES THESE FREE Utilities	Gross Floor Area	UNITS	STORAGE
2 BR, 1 BATH	\$1,280	\$640	\$1,280	FREE Electric, Gas, W-S-G	1150	48	4.5'X5.5'
3 BR, 2 BATHS	\$1,400	\$700	\$1,400	FREE Electric, Gas, W-S-G	1500	12	4.5'X5.5'
4 BR, 2 BATHS	\$1,600	\$800	\$1,600	FREE Electric, Gas, W-S-G	1550	4	4.5'X5.5'
TOWNHOUSES	RENT	1/2 DEPOSIT TO HOLD UNIT	At move-in 1/2 Deposit & 1/2 Rent	INCLUDES THESE FREE Utilities	Gross Floor Area	UNITS	STORAGE
3 BR, 1+ 2-1/2 BATHS	\$1,300	\$650	\$1,300	FREE Electric, Gas, W-S-G	1,300	30	5'X7'
4 BR, 2 1/2 BATHS	\$1,500	\$750	\$1,500	FREE Electric, Gas, W-S-G	1550	6	5'X7'
APARTMENTS	RENT	1/2 DEPOSIT TO HOLD UNIT	At move-in 1/2 Deposit & 1/2 Rent	INCLUDES THESE FREE Utilities	Gross Floor Area	UNITS	STORAGE
2 BR, 1 FULL BATH	\$1,100	\$550	\$1,100	FREE Electric, Gas, W-S-G	969	76	6.5' X 9.25'
4 BR, 2 1/2 BATHS	\$1,500	\$750	\$1,500	FREE Electric, Gas, W-S-G	1,688	12	4.5'X5.5'

(1) You save approximately \$150 to over \$350 per month as we pay for utilities as noted.

(2) 24-hour Emergency Maintenance available on-site by calling (361) 362-1055.

(3) Refrigerator, range & dishwasher are included, unless you have your own & we'll remove ours.

(4) Net living area does not include laundry areas, closets, garages, carport or storage room square footage.

(5) No animals in apartments. Dog weight limit 50 lbs for houses, 20 lbs in duplexes/townhomes. 4' fence required.

(6) Each animal requires a non-refundable/non-transferrable \$250.00 animal fee and \$20.00 / mo. rent . Maximum of 2 animals .

(7) All units have washer & electric dryer hookups.

Policy on Deposits for Capehart Properties Apartments, Townhomes, Duplexes and Single Family Homes

Your Security Deposit will hold your new residence for up to 30 days. Please be advised that a Security Deposit is a commitment for a lease for the unit you have selected and is not transferable or refundable once applied and must be paid in full by cashier's check or money order. Single Family homes must establish a City of Beeville water/sewer/garbage account and provide a copy of the City's deposit slip prior to occupancy of the house. Renter's Insurance is required with minimum \$20,000 personal property, \$300,000 liability and \$5,000 medical coverage.

Parking

Each Apartment has a designated covered parking space with one open air space behind. Visitor parking is located around the center island, not in vacant unit spaces. Duplexes and townhomes have individual carports and houses have a single car garage and most have sufficient driveway to park a second vehicle and ample visitor parking is available on-street for visitors and additional vehicles. Parking is **PROHIBITED AT ALL TIMES** on the grass, sidewalks, or in fire lanes/no parking zones for resident and pedestrian safety. Vehicles with flat tires, on jacks, or appear abandoned in common areas may be towed w/o advance notice & owner's of such towed vehicles are solely responsible for all financial liabilities & damages.

Animal Policy, Fees, Fencing, Pools, Trampolines, Renter's and Personal Liability Insurance.

Dogs, cats, snakes, alligators, large birds, ferrets and over 20-gallons fish tanks are prohibited in the apartments unless exempt. A permanently installed 4-foot high chain link fence is required for dogs in Duplexes, Townhomes and Houses. All cats/dogs must be registered, and have collars that display address & vaccination tags. "Animal-sitting" is never allowed. Animals running loose will be captured and removed from the premises by City Animal Control. **NO PIT BULLS, DOBERMANS, ROTWEILLERS, vicious or attack animals.** Swimming/wading pools are prohibited in the apartments, duplexes and townhomes and allowed in single family homes with 4' chain-link fence. Renter's Insurance is strongly recommended as well as a \$1M personal liability insurance policy for those who have dogs/pools/trampolines/swings or other equipment in their yards accessible to third parties. Capehart is NOT responsible for your liabilities. Animal rents are effective with exceptions.

SPECIAL Customer Services NOW Available at Capehart Properties

- The Capehart Properties Office is open from 9 am to 6 pm , Monday thru Friday and 8 am until Noon on Saturdays.
- See our web page at <http://www.capehartproperties.com> where you can apply online!!
- Call (361) 362-1055 for more information
- Prices, fees and terms subject to change without advance or further notice.
- Prices for deposits and rent are effective December 19, 2024