

**2021 RENT REASONABLENESS CHECKLIST:**  
Martin County

**DATE:** \_\_\_\_\_

Client Name: \_\_\_\_\_  
 Address: \_\_\_\_\_  
 City: \_\_\_\_\_ County: Martin County

**Published FY 2020 Fair Market Rents for this unit:**

Efficiency \$926      1-bedroom \$932      2-bedroom \$1,211      3-bedroom \$1,618      4-bedroom \$1,830

Unit Type:      Apartment/Condo      Duplex      House      Does it meet HQS?      YES      NO

**The following are rent comparable:**

Program Unit	Comparable #1	Comparable #2	Comparable #3
<b>Complex:</b>	<u>Harbour Breeze</u>	<u>Harbour Cay</u>	<u>Heritage Cove</u>
<b>Address:</b>	1201 S.E Palm Beach Rd.	1215 Glenwood Drive SE	4284 SE Cove Lake Circle
<b>Square Feet:</b>	653/753/953 sq. ft.	592-736/732-1158	743/969/1273 sq. Ft.
<b>Bedrooms:</b>	1 - 3 bedrooms	1 - 2 bedrooms	1 - 3 bedrooms
<b>Location:</b>	1. Fast food	1. Shopping	1. Fast food
	2. Grocery	2. Grocery	2. Grocery
	3. Entertainment	3. Entertainment	3. Entertainment
	4. Public transit		4. Shopping
	5. Hospital		5. Public transit
<b>Unit Type:</b>	Apartment	Apartment	Apartment
<b>Quality:</b>	Fair	Good	Excellent
<b>Amenities</b>	1. Air conditioning	1. Air conditioning	1. Air conditioning
	2. Dishwasher	2. Dishwasher	2. Dishwasher
	3. W/D connections	3. W/D in unit	3. W/D connections
	4. Ceiling Fans	4. Larger closets	4. Ceiling Fans
	5. Larger closets	5. Microwave	5. Berber carpet
<b>Facilities:</b>	1. Community Pool	1. Community Pool	1. Community Pool
	2. Courtyard	2. Fitness Center	2. Fitness Center
	3. Laundry facility	3. Laundry facility	3. Picnic Areas
	4. Pet friendly	4. Pet friendly	4. Business Center
			5. Laundry facility
<b>Date Built:</b>	1973	1990	2004
<b>Management:</b>	On-site	On-site	On-site
<b>Rent:</b>	\$865/\$1005/\$1132	\$1,079/\$1,299	\$1,701/\$1,429/\$1,672

In accordance with 24 CRF 582.305, I certify that based on the information available to this office, the requested rent is:

**Reasonable**

**NOT Reasonable**

Case Manager: \_\_\_\_\_

Date: \_\_\_\_\_