

Homewood

Campus Area • Commercially Owned Properties • Off-Campus Housing

Searching for a place to live can be very stressful but it does not have to be if you are well organized and know where to go for help. The Off-Campus Housing Office is located in Wolman Hall, room 102 and online at www.jhu.edu/hds/offcampus. If you have questions, please contact us during normal business hours at 410.516.7961.

This brochure provides basic information from commercially owned properties in the Homewood Campus area. They are broken into three neighborhoods, Charles Village, Roland Park and Hampden.

There are also sections to help you with:

- Common questions to consider when talking to potential landlords
- What a co-signer is and why you need one
- Tenant's rights information and contact numbers should you have additional questions
- Why documenting existing damage is important
- Utility companies
- Parking in the area

The information has been gathered to help you in your hunt for housing. Keep in mind that timing is the key. You should begin your search about 2 - 3 months before you plan to move. If you need to move in September, June or early July is a good month to begin looking. The information listed is also subject to change or rate increases, please call rental offices for current prices and what is available. We also have an extensive list of privately owned properties available on our website: www.jhu.edu/hds/offcampus

We hope that you will find the information provided helpful and encourage you to contact us if you need further assistance. The Off-Campus Housing Office offers a clearinghouse of information on housing available in the local area. The University accepts listings from landlords/property managers, but does not inspect or endorse any individual property, therefore, it is important for each individual to carefully examine and evaluate a property prior to committing to a lease. Please also verify all pricing when contacting properties as rates are subject to change.

*Rent amounts listed are subject to change without notice

Updated: February 2017

FREQUENTLY ASKED QUESTIONS

When should I start looking?

As soon as you determine what your future housing needs will be you can start contacting properties for more information and inquire about availability. If you want to live in a commercial building, you should contact the property manager(s) anywhere between 30 to 120 days before you want to move-in. Some properties still use waitlists but that does not guarantee you a space. You should continue to contact the property manager(s) to find out if there is any new information and so they keep you in mind once a space opens up. While most leases are signed during the spring semester for students moving in during the summer months, housing opportunities are available throughout the year.

If you want to rent from a private landlord, you can search the classified ads and/or our online property listings. Landlords generally list properties 10 to 60 days before they are available for rent. New listings on our site come in daily, so check frequently.

How does my financial aid factor into my off-campus expenses?

Students often have questions on how, if at all, living off-campus will affect their financial aid. Whether you are living on or off campus, the main thing to remember is that your family's contribution towards your educational costs should not significantly change, and in some cases, may be reduced.

The staff in Student Financial Services understands that every student's situation is different, so please do not hesitate to contact them with any questions or concerns you may have. The Office of Student Financial Services is open Monday through Friday, 8:30am to 4:30pm. They are located in Garland Hall, room 146. Feel free to call them at 410-516-8028.

What is a co-signer? Do I need one?

A co-signer is an adult that is ultimately responsible to pay the rent should you no longer be able to. He or she will guarantee that the landlord will receive rent on time and be responsible if the property is damaged. Unless you can prove to the landlord that you meet their income requirements on your own, you will need a co-signer. Be aware that not all landlords will accept a co-signer, so be sure to ask.

What if I am studying abroad?

If you are planning on studying abroad in the fall, use this time now to research properties and develop a list of 5 properties that you are interested in living in. Make sure to ask them about how their application process will work with you being away. Most properties will work with you sending the application and/or deposit via mail or will work with your parent/guardian in the fall to secure your housing for the spring.

If you are studying abroad in the spring, you should look into short-term leases. Most short-term rentals are marked-up by 5% to 15% because of the shorter lease. If you prefer to rent something for a year, be sure to ask your landlord about subletting. Keep in mind that finding a subletter is not guaranteed so prepare to maintain your lease while you're away. We always encourage students to talk to their landlord to possibly negotiate lease terms and/or rent.

Some students will connect with other students that are travelling abroad during the opposite semesters. Should you look into an arrangement such as this, be sure to confirm enrollment in the study abroad program and create a contract that has all the specifics about the agreement.

What about security?

Many of the commercial properties in the area offer some level of security such as a secured entrance, surveillance cameras, and/or security guards. Some residential properties may have a security system such as ADT in place but you as the tenant may be responsible for the monthly maintenance fee. As you are searching for housing, be on the look out for things that may not be safe such as no bars or secured locking mechanisms on first floor windows, or a fire escape that is accessible from the street level. Don't be afraid to talk to your landlord about adding security improvements to the home/apartment before you move in. Be sure to get all commitments from them in writing or as an addendum to your lease. If the landlord is unwilling to put your agreement in writing, they may be unlikely to follow through.

If you have any questions about the security of your apartment, feel free to contact Lieutenant Stephen Moffett at 410-516-5471 or smoffet2@jhu.edu.

Can I change my mind after I sign my lease?

No. Once signed, a lease is a LEGAL and BINDING CONTRACT so please take your time and choose wisely. While occasionally there are reasons that may constitute breaking a lease, in most cases the landlord can hold you responsible for the rent due through the remainder of the lease (or until it is rented) and that can end up being very costly. Oral contracts are considered legal though they are very hard to prove in a court of law, so make sure you get any and all oral contracts in writing whenever possible.

CHARLES VILLAGE

The Allston

3111 N. Charles Street
Baltimore MD 21218

1 BR \$895
2 BR \$1250 - \$1500
3 BR \$1800

1 Year Lease
Security Deposit: 1 to 2 Month's Rent
*based on credit
Application Fee: \$40/applicant

Bridget Tyson
(443) 708-4698 ext. 21251
btyson@baymgmtgroup.com
www.baymgmtgroup.com

Located across from campus (corner of Charles and 32nd Street). Cable ready. Laundry facilities. No water beds. Parent co-signer permitted. Unfurnished units. No pets allowed. Very limited off-street parking available for a fee. Heat & hot water included. Lead-free property.

Security Features: Building entrance is controlled by a key; resident can buzz in visitors at entry; intercom system; exterior lighting at all entrances; all apartments have wide-angle peephole and solid core doors; security grating on all first floor windows as well as on all windows on fire escapes. Emergency call-box installed by university in front of building.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

Baltimorean

2905 N. Charles Street
Baltimore MD 21218

Studio \$815 - \$1075
Efficiency \$865 - \$1150
2 BR \$1650
3 BR \$1950

Flexible Lease Terms
*prices based on length of lease and space size

Security Deposit: \$300 for students*
\$600 for non-students*
Application Fee: \$25

Barbara Noppinger
(410) 889-4157
(410) 889-4158 (fax)
bobbi@baltapts.com
www.baltimoreanapartments.com

Three blocks from campus. Cable ready. Free wifi throughout building. Laundry facilities. Exercise room. A/C unit, microwave, and TV available for rent. Upgrades to larger/additional bed available for a fee. Furnished units on request; unfurnished units for long term leases only (4+ mo.). Guest rooms available with weekly/monthly rental. Cats permitted for one time fee (\$200). On site parking available (\$95/mo.). All utilities included for 1-3 mo. leases. Gas, water, and heat included for 4+ month leases. Visit website for updated prices.

Security Features: Building entrance is controlled by a key; resident must meet visitors at entry; intercom system; exterior lighting at all entrances; Limited parking is available in the back of the building; all apartments have dead bolt locks and wide-angle peepholes; security grating on all first floor windows.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

**For studios and efficiencies ONLY. Security deposit for 2-bedroom apartment is \$600 for students and \$900 for non-students.*

The Charles The Blackstone

3215 & 3333 N. Charles Street
Baltimore MD 21218

Studio \$870
Efficiency \$902-\$1056
1 BR \$1138-\$1421
2 BR \$1951-\$2060
3 BR \$2919

1 Year Lease / Flexible Leases Available
Security Deposit: One Month's Rent
Application Fee: \$40

Unity Watts
(410) 235-8920
(410) 235-3764 (fax)
uwatts@wpmlc.com
www.charlesandblackstone.com

Located directly across the street from the MSE Library. Laundry facilities are available on-site. 24hr emergency maintenance. Cafe and restaurant on premises. A/C available for rent. Units are unfurnished. Heat and hot water included.

Security Features: Building entrance is controlled by a access card; Resident can buzz in visitors at entry; intercom system; Security guard posted from 7pm to 3am / 7days a week. Exterior lighting at all entrances; all apartments have dead bolt locks, solid core doors and wide angle peepholes; security grating on all first floor windows. Some areas under video surveillance.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

Campus Square

Various locations in Charles Village

Studio \$546
Efficiency \$711
1 BR \$975
2 BR \$1278
3 BR \$1800

1 Year Lease / Flexible Leases Available
Security Deposit: One-Two Month's Rent
Application Fee: \$40
Pet Fee: \$250 one time fee & \$30/mo.

(410) 235-8920
(410) 235-3764 (fax)
campussquare@wpandm.com
www.campussquareapts.com

Campus Square consists of 8 historic & charming Baltimore rowhomes divided up into studio and 1, 2 and 3 bedroom apartments. All 8 buildings are within a short walk to the campus of Johns Hopkins University and the North Charles Street location places. Units are unfurnished. Pets permitted with weight restriction and fees. Heat and hot water included.

Security Features: Building entrance is controlled by a key; resident must meet visitor at entry; exterior lighting at all entrances; most apartments have dead bolt locks, wide-angle peepholes, solid-core doors; and some apartments have window bars on first floor windows and windows located on fire escapes.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

Jefferson House

4 E. 32nd Street
Baltimore, MD 21218

Studio \$815 - \$945
Efficiency \$750 - \$955
1BR \$1060

3, 6, 9, or 12 Month Lease
Security Deposit: \$500-Two Month's Rent
*based on applicant's rental history
Application Fee: \$40

Danielle Baker
(410) 235-7800
(410) 235-8034 (fax)
ssevern@wpmlc.com
jeffersonhouseapts.com

1 block to campus. Mid-rise apartments- 8 stories; 95 apartments. Hardwood and carpet flooring in apartments. Newly renovated apartments available. Laundry facilities. Free wifi in communal spaces. Intercom system. Internet and Cable ready. 24 hour emergency maintenance. Free pool and fitness center at sister property (Hopkins House) during office hours. All units are unfurnished. Cats permitted with fee (\$30/mo.) and non-refundable deposit (\$250). Heat & hot water included.

Security Features: Building entrance is controlled by an access card; resident can buzz in visitors via cellphone; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks, wide-angle peepholes, and solid-core doors; security grating on all first floor windows.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3,11,61

Marylander

3501 Saint Paul Street
Baltimore, MD 21218

Studio \$905- \$925
1 BR \$1065 - \$1210
2 BR \$1250 - \$1395
***rates change daily**

1 to 14 month Leases
Security Deposit: \$99- One months rent
Holding Fee: \$100
Application Fee: \$30 (waived for students)

Paula Cusimano
(410) 235-7829
(610) 994-6234 (fax)
pcusimano@morgan-properties.com
www.morgan-properties.com

High-rise with 11 floors, new front entry doors, new hallways with carpet, new windows and lobby area. 24-hour front desk and emergency maintenance. Laundry room, fitness center, gameroom. Furnished units are available with an additional fee. Pets allowed with a fee (\$30/mo.) and one time non-refundable fee (\$250). Breed restrictions apply. Indoor parking garage for additional fee (\$100/mo.). Rates change daily.

Security Features: Building entrance is controlled by a swipe key; 24 hour front desk attendant; resident can buzz in visitors at entry; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks, solid-core doors, and peepholes on doors; indoor parking garage accessed with a transmitter and directly connects to lower level hallway.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 8, 11, 22, 61

Nine East 33rd

9 East 33rd Street
Baltimore, MD 21211

1 BR/1 BA: \$1,690
2 BR/ 1-2BA: \$1,430- \$1,450
3 BR/2 BA: \$1,190
4 BR/4 BA: \$939

12 Month Leases or
Academic Lease Term (8/21/16 - 5/31/17)
Application Fee: \$50
Admin Fee: \$200

Randi Kaltrider
(443) 750-1107
NineEast33rd@cocm.com
www.NineEast33rd.com

Nine East 33rd is a brand new student-centered apartment community opening August 2016. All bedrooms are leased individually and a guarantor is required.

Apartment Features: Fully furnished (full-size bed, desk, desk chair, dresser, upholstered couch and chair, entertainment center, coffee table, end tables, and dining room table and chairs); private bedrooms; private or semi-private bathrooms; in-apartment laundry; full-size kitchen appliances (refrigerator, dishwasher, and stovetop oven); all utilities included (wired and wireless internet, extended basic cable, water, heat, and electricity).

Community Amenities: fitness center; private and group study rooms; media room; game room; 24-hour emergency maintenance response; garage parking (additional fee); retail and eateries; roommate matching.

Security Features: Electronic access to entrances, elevators, stairwells, and some amenities; door knob locks on individual bedroom doors; service desk with guest registration; video surveillance; exterior lighting at all entrances; all exterior doors lock automatically behind incoming residents and guests; secured garage parking permits available for purchase (\$100/mo. \$20/day).

Walking distance to Homewood Campus. Located on Charm City Circulator-Purple Route 316. Located near JHU/JHMI shuttle line and bus lines 3, 11, 61

Peabody

205 East 30th Street
Baltimore, MD 21218

1 BR \$750 - \$825
2 BR \$1250 - \$1350
3 BR \$1485 - \$1595

1 Year Lease
Security Deposit: One Month's Rent
Application Fee: None

Mani K. Pulimood
P.O. Box 759
Brooklandville, MD 21022
(443) 253-2113
pulimood@jhu.edu

Spacious and bright apartments with 10 foot ceilings and hardwood floors. Intercom system. Cable ready. Laundry facilities. Convenience store. 24-hour emergency maintenance. Located a short walk to campus. No pets. All units are unfurnished. Tenant pays gas & electric.

Security Features: Building entrance is controlled by a security key; resident must meet visitors at entry; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks (2 per door), and solid-core doors; security grating on all first floor windows as well as on all windows on fire escapes; permit parking #12 on street.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

St. Paul Court

3120 Saint Paul Street
Baltimore, MD 21218

Studio \$790
Small 1 BR \$820 - \$850
Large 1 BR \$1100 - \$1200
2 BR \$1400 - \$1500

1 Year Lease
Security Deposit: One Month's Rent
Application Fee: \$30

Melissa Palmer
410-528-8064
410-528-1181 (fax)
melissap@resimgt.com

Garden apartments with high ceilings. Tele-entry system. Laundry facilities. Complex is wi-fi ready. Small pets under 50lbs permitted with fee (\$20/mo.) and a non-refundable one time fee (\$200). Units are unfurnished. Rent includes heat and hot water.

Security Features: Building entrance is controlled by an access pin number; resident can buzz in visitors at entry; intercom system; all apartments have dead bolt locks and solid-core doors with peepholes; common areas are under video surveillance.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

The Telephone Building

220 East 31st Street
Baltimore, MD 21218

1 BR 1 Bath \$1500
1 BR 2 Bath \$ 1850 - \$2150
2 BR 2 Bath \$2200 - \$2300

*\$50 discount for 2 year leases

1 or 2 Year Lease
Security Deposit: One Month's Rent
Application Fee: \$30.00

John Day
(443) 271-7398
(410) 685-4273 (fax)
Jday@daycapital.com

Originally built in 1936 as a telephone switching station, The Telephone Building is now a brand new contemporary urban apartment building with granite counters, stainless appliances, bamboo floors, 14' ceilings, and 8' windows. Onsite there is a 24 hour fitness facility, elevator, free Wi-Fi, tenant lounge, and free storage. The Telephone Building design process was careful to include sustainable materials such as bamboo flooring, paperstone counter tops, cork flooring, and no VOC paints which not only enhance the design but reduce the impact on the environment. Pets up to 40 lb permitted on site with one-time refundable deposit (\$500). Tenant is responsible for electric only.

Security Features: Building entrance is controlled by a key; resident can buzz in visitors at entry; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks and solid-core doors.

Walking distance to Homewood Campus.
Access to JHU/JHMI shuttle line and bus lines 3, 8, 11, 22, 61

Wyman Towers

3100 Saint Paul Street
Baltimore, MD 21218

Efficiency \$650-\$700
Studio \$830-\$890
1 BR \$860-\$1075
2 BR 2 Bath \$1500-\$1750

10 or 12 Month
Security Deposit: 1½ Month's Rent
Application Fee: None

Christopher DeMarco
(410) 235-8000
(410) 235-8023 (fax)
Info@RealEstateDimensions.com
www.RealEstateDimensions.com

Located in the middle of Charles Village, 1 block from JHU Homewood campus. Walk to restaurants and shopping. 5 minutes to the Inner Harbor. 8 minutes to Fells Point. 10 minutes to JHU Medical (East Baltimore) campus. 24-hour emergency maintenance, 10 foot ceilings, hardwood floors and spacious laundry facilities. High speed wireless internet available throughout the building. Units are unfurnished. Cats permitted with no fee. Limited off-street parking available for a fee (\$80/mo.).

Security Features: Building entrance is controlled by a key; resident can buzz in visitors at entry; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks and solid-core doors.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

Roland Park

505 W. University

505 W. University Pkwy
Baltimore, MD 21210

Studio \$830-\$850
1 BR \$925-\$1050
2 BR 1 Bath \$1150-\$1400

10 or 12 Month Leases
Security Deposit: 1½ Month's Rent
Application Fee: None

Christopher DeMarco
(410) 235-8000
(410) 235-8023 (fax)
Info@RealEstateDimensions.com

www.RealEstateDimensions.com

Classic style brick architecture with a delightful inner courtyard. Laundry facilities. Walking distance to JHU 24-hour maintenance. Controlled access to building. Spacious room and hardwood floors. High speed wireless internet available throughout the building. Units are unfurnished. Cats permitted without fee. Off-street parking available for a fee (\$50/mo.). Heat, cooking gas, and hot water included.

Security Features: Building entrance controlled by key; exterior lighting at all entrances; paid parking for 23 cars; all apartments have a dead bolt lock; all doors lock automatically behind incoming tenant and visitors.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 3, 11, 61

Academy on Charles

3700 N. Charles Street
Baltimore, MD 21218

Studio: \$1701-\$1785
1 BR + Den: \$2330-\$2647
2 BR/2 BA: \$1380
3 BR/3 BA: \$1050
4 BR/2 BA: \$970+; 4BR/4BA: \$995+

Lease term: Aug. 13 - Aug 1
Application Fee: \$60
Admin Fee: \$100
Hassle-Free Fee (one-time): \$200
Unlimited Utility Fee - \$700 - \$950
(once per lease term)

Desire McCormack
(443) 563-2231
info@academyoncharles.com

Brand new renovated twelve-story building with furnished apartments and community terrace overlooking Homewood field and Inner Harbor. All rooms leased individually. Bedrooms include full-sized beds, desk with desk chair, and dresser. Washer/dryer, dishwasher, microwave, stove top oven, refrigerator, dining and living room furniture also included in all units.

Amenities include: computer lab with free printing and paper; coffee bar; tanning bed; bike storage; private and group study rooms; state-of-the-art fitness center; game room; internet lounge and more!

One-time utility fee includes unlimited heat, water, central A/C (thermostats included in each unit), expanded basic cable, and internet. No pets allowed. Roommate matching also offered.

Security Features: Electronic key fob access to entrances, elevators, stairwells, units and amenities; deadbolts on individual room suites; video surveillance; exterior lighting; secured parking passes available; area regularly patrolled by campus security at night.

Walking distance to Homewood Campus.
Located near JHU/JHMI shuttle line and bus lines 3, 8, 11, 22 61

Broadview

105 W. 39th
Baltimore, MD 21210

Studio \$980 - \$1110
1 BR \$1055 - \$1295
2 BR \$1495-\$1685

3-14 Month Lease
Short Term Leases for
Furnished Rooms (30 day min..)
Security Deposit: Varies based on lease type.
Application Fee: \$32

Tiffany Spencer
(410) 243-1216
(410) 889-1267 (fax)
broadviewdesk@gmail.com
www.broadviewapartments.com

High rise, owner managed. Cable ready. Restaurant on premises. Fitness center. 10 min. walk to campus. Doorman & 24-hour front desk. Convenient to bus lines. No pets permitted. Garage & open lot parking available (\$95-\$110/mo.). Gas included.

Furnished guest rooms available, 30 day minimum.
Furnished room info: Studio \$1450 1 BR \$1800 2 BR \$3100
Equipped kitchen, microwave, coffee & tea pot, color TV with basic cable.

Security Features: Building entrance w/ key fob; doorman; 24-hr front desk; exterior lighting at all entrances; gated outdoor parking; indoor garage. Chain locks available.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 11, 22, 61

Carolina

108-114 W. University Parkway
Baltimore, MD 21210

1 BR \$920-\$1075
2 BR \$1100-\$1450
3 BR \$1850-\$1950

10 or 12 Month Lease
Security Deposit: 1½ Month's Rent
Application Fee: None

Christopher DeMarco
(410) 235-8000
(410) 235-8023 (fax)
Info@RealEstateDimensions.com
www.RealEstateDimensions.com

Located across from campus. Quiet & secure setting. Cable ready. 24-hr emergency maintenance. Laundry facilities. All units are unfurnished. Cats permitted with no fee. Off-street parking available for a fee (\$65/mo.). Heat and hot water included.

Security Features: Building entry is controlled by a key; resident can buzz in visitors from apartment; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks and solid-core doors.

Walking distance to Homewood Campus.
Located on JHU/JHMI shuttle line and bus lines 11, 22, 61

Carlyle

500 W. University Pkwy
Baltimore, MD 21210

Studio \$925 - \$1265

1 BR \$1065 - \$1290

2 BR \$1405 - \$1545

4 BR \$2000 - \$2300

*** rates change daily**

2 to 18 Month Lease

Security Deposit: \$99 to 1 Month's Rent

Application Fee: \$30

Michael Cuevas

(410) 467-9890

(410) 662-4528 (fax)

sbonds@morgan-properties.com

www.morgan-properties.com

16 story building, grill and pool on roof w/ lounge, new fitness center and resident lounge, washer & dryer in all apartments. Five minute walk to campus. Limited indoor parking, bus transportation at door— minutes from downtown. Newly refinished apartments. New kitchens, bathrooms, floors. Fine dining at the Carlyle Club. 24 hour maintenance service. All apartments are cable ready. Furnished apartments available with 3 month minimum leasing. Cats and dogs up to 50 lbs permitted for \$30/mo. and a one time, non-refundable fee (\$250). WiFi available. All utilities included for studio apartments, as well as some one bedroom floorplans. Rates change daily.

Security Features: Building entrance w/ key access. Exterior lighting at all entrances; gated/ secured parking; all apartments have a dead bolt lock, wide-angled peepholes, and solid-core doors. reviewable video cameras. video-surveilled package room

Walking distance to Homewood Campus.

Located on JHU/JHMI shuttle line and bus lines 22, 61

Chadford

909 W. University Pkwy
Baltimore, MD 21211

Studio \$750-\$770

1 BR \$860-\$920

2 BR \$1050-\$1250

3 BR \$1500

10 or 12 Month Lease

Security Deposit: 1½ Month's Rent

Application Fee: None

Christopher DeMarco

(410) 235-8000

(410) 235-8023 (fax)

Info@RealEstateDimensions.com

www.RealEstateDimensions.com

Charming building in historic Roland Park area. Located minutes from Cold Spring exit off I-83 (JFK) approximately one mile from either Loyola College or Johns Hopkins University and a 10 minute ride to downtown or Towson. 20 min. walk to campus. Laundry facilities. Some units are carpeted. Cable ready. Wireless high speed internet available throughout the building. 24-hr emergency maintenance. All units are unfurnished. Cats and dogs are permitted. On street parking available. Water included.

Security Features: Building entrance controlled by a key; resident can buzz in visitors from apartment; intercom system; exterior lighting at all entrances; all apartments have dead bolt locks and solid-core doors.

Hampden Shuttle Bug

Bus Lines: 22, 61

Guilford Manor

2 W. University Pkwy
Baltimore, MD 21218

1 BR \$1100

2 BR \$1625

Newly Renovated Units- +\$100 to mo. rent

1 Year Lease

Security Deposit: \$500 to 2 Month's Rent

Application Fee: \$40

Debra Crawford

(410) 889-6121

(410) 889-6518 (fax)

hopkinsoffice@upmllc.com

www.thetimegroup.com

Wall to wall carpet. A/C. 1 block to campus. Residents can use Hopkins House amenities. Washer/ dryer in each unit. All units are unfurnished. 24 hr emergency maintenance. Elevator in building. No pets. On-street parking. Water and trash removal included. Additional storage available

Security Features: Front entry with key fob; resident can buzz in visitors from apartment; exterior lighting at all entrances; all apartments have dead bolt locks, wide-angle peepholes, & solid-core doors; window bars on windows that can be accessed from ground level.

Walking distance to Homewood Campus.

Located on JHU/JHMI shuttle line and bus lines 11, 22, 61

The Guilford

3900 N. Charles Street
Baltimore, MD 21210

Studio \$1176 - \$1211

1 BR \$1628-1685

2 BR \$2006- \$2981

3 BR \$1899-3031

6 Month to 1 Year Lease

Security Deposit: \$300 to 2 Month's Rent

*based on applicant

Application Fee: \$21

Ryan Watts

(410) 662-1006

(410) 235-5499 (fax)

rwatts@bozzuto.com

<http://www.bozzuto.com/apartments/communities/76-the-guilford/contact>

A magnificent neighborhood. A vibrant social scene. Large spacious floor plans and endless upscale community features. Club room w/ billiard table, newly renovated fitness & wellness center, laundry room, student lounge, rooftop pool & terrace, state of the art screening room w/ 92 inch HDTV, court yard with grill, pet friendly dog walking available. Wifi throughout first floor. Indoor garage parking (\$145-175/mo.) and outdoor lot parking (\$120/mo.). Storage spaces are available (\$30/mo.). All units are unfurnished. Pets permitted with a refundable deposit (\$200), a fee (\$30-\$50/mo.), and breed restrictions.

Security Features: Building entrance controlled by an access/proximity card; 24 hour front desk; video surveillance; all entrances are well lit; controlled access garage and private reserved lot; all apartments have dead bolt locks, wide-angle peepholes, and solid-core doors.

Walking distance to Homewood Campus.

Located near the JHU/JHMI shuttle line and bus lines 11, 22, 61

Hopkins House

110 W. 39th Street
Baltimore MD 21210

Studio \$1000-\$1150

1 BR \$1140- \$1525

2 BR \$1655 - \$1985

Penthouse \$3500

1 Year Lease

Security Deposit: \$500 to 2 Month's Rent

Application Fee: \$40

Debra Crawford

(410) 889- 6121

(410) 889-6518 (fax)

hopkinsoffice@upmllc.com

hopkinshouseapts.com

High-rise, 18 floors. Central air, convenience store, laundry facilities, deli, playground, and resident's lounge. Cable ready. Free pool. Fitness center is also available. Newly renovated balconies, kitchen, and baths. Hardwood floors or carpet. Indoor garage parking (\$115/mo.) and outdoor garage parking (\$100/mo.). All units are unfurnished but arrangements can be made for furniture. Cats permitted for a fee (\$25/mo. per cat), 2 cats max., and a one time deposit (\$250).

Security Features: Building entrance controlled by a key fob; resident can buzz in visitors from apartment; exterior lighting at all entrances; all apartments have dead bolt locks and solid-core doors.

Walking distance to Homewood Campus.

Hampden Shuttle Bug

Bus Lines: 22, 61

University West

104 & 106 W. University Pkwy
Baltimore, MD 21210

Studio \$989-\$1189

1 BR (large) \$1204-1269

2 BR \$1529- \$1629

3 BR \$2129-\$2329

1 Year Lease starting in May

Security Deposit: \$500

Application Fee: \$30

Nancy Katz

(410) 467-2800

(410) 467-1071 (fax)

lharvey@marylandmgmt.com

universitywestaptsmd.com

University West is located on University Parkway opposite JHU with all the amenities of a thriving metropolitan community amid a quiet, refined neighborhood. University West offers new kitchens, beautiful hardwood floors and unique floor plans. All apartments are unfurnished. Pets under 65lbs are permitted for a nonrefundable deposit (\$250) and a fee (\$25/mo.). Co-signer not required. Water, heat, trash and sewage are included.

Security Features: Building entrance controlled by a key; resident can buzz in visitors from apartment, video recording; exterior lighting at all entrances; off-street parking; all apartments have dead bolt locks, wide-angle peepholes, and solid-core doors. Window bars on windows that can be access from a fire escape or the exterior. Automatic door closures on entry and side doors.

Walking distance to Homewood Campus.

Located near JHU/JHMI shuttle line and bus lines 11, 22, 61

*Call first for availability prior to completing application online.

Woodcliffe Manor

108 W. 39th Street
Baltimore, MD 21210

2 BR/1 BA: \$1495
2 BR/ 2 BA: \$1550
3 BR \$2160

1 Year Lease
Security Deposit: One Month's Rent
Application Fee: \$32

Tiffany Spencer
(410) 243-1216
(410) 889-1267 (fax)
broadviewdesk@gmail.com

www.broadviewapartments.com

Garden-style apartments close to shopping, transportation, and restaurants. Each unit features air conditioning, eat-in kitchens, double entrance, sink, and dishwasher. Most units have 2 bathrooms. Each apartment has a terrace or a balcony, hardwood floors and abundant closet space. All units are unfurnished. Pets allowed with a fee (\$25 per pet) and one time non-refundable fee (\$300).

Security Features: Exterior lighting at all entrances; gated parking; all apartments have dead bolt locks and solid-core doors with peepholes.

Walking distance to Homewood Campus.
Located near JHU/JHMI shuttle line and bus lines 11, 22, 61

HAMPDEN

Wyman Court

3500-3522 Beech Avenue
Baltimore, MD 21211

Efficiency \$795
1 BR \$930
2 BR \$1095

1 Year Lease
6 month lease (market rent plus \$100.00
short term lease fee)
Security Deposit: \$300 to 1 Month's Rent
Application Fee: \$25 per applicant

Danielle Curry
(410) 929-7536
(410) 929-7537 (fax)
wymancourt@res1.net

Newly refinished Garden-style apartment homes close to shopping, transportation and restaurants. Each apartment home features new kitchens, bathroom, floors, wall to wall cabinets, individually controlled air-conditioning and heating system. Pets are welcome with \$250 refundable deposit.
Water, sewage, trash, and parking included.

Security Features: New glass building entrance doors. Exterior lighting at all entrances; all apartments have dead bolt locks and solid-core doors.

Walking distance to Homewood Campus
Located on local bus lines 22,27

Wyman Park

3925 Beech Avenue
Baltimore, MD 21211

Studio \$850-\$890
1 BR \$930-\$1075
2 BR \$1150-\$1500
3 BR \$1850-\$1950

10 or 12 Month Lease
Security Deposit: 1½ Month's Rent
Application Fee: None

Christopher DeMarco
(410) 235-8000
(410) 235-8023 (fax)
Info@RealEstateDimensions.com
www.RealEstateDimensions.com

Wyman Park sits on 2.5 acres of open beautifully kept lawn. We offer a quiet, peaceful and secure setting. Seven minute walk to Homewood campus, accessible to the JHU shuttle, ultra high speed wireless internet throughout the building. JHU shuttle will pick up or drop off late at night or in bad weather. Cable ready. 24 hour emergency maintenance. Laundry facilities. Apartments are unfurnished. Cats permitted with no fee. Off-street parking (\$65/mo.) and indoor garage parking (\$75/mo.). Heat and hot water included.

Security Features: Building entry is controlled by a key; resident can buzz in visitors from apartment; intercom system; all apartments have dead bolt locks and solid-core doors that automatically lock behind tenant. Well lit parking and adjacent to building.

Walking distance to Homewood campus
Bus lines: 22, 61

REMINGTON

Cresmont Loft

2807 Cresmont Avenue
Baltimore MD 21211

4 BR units leased for \$795 per tenant

12 or 18 Month Lease

Security Deposit: Up to 2 Month's Rent

*based on background check

Application Fee: \$35/applicant

Rona Johnson

(410) 889-7800

(410) 889-7841 (fax)

rjohnson@thornhillbaltimore.com

Cresmontoffice@thornhillbaltimore.com

www.cresmontlofts.com

4 bedroom lofts with each bedroom rent individually. 4 bedrooms, 2 baths, living room/ dining room with bar. Kitchen w/ disposable microwave, frost-free ice making refrigerator, oven, abundant cabinets. Laundry room w/ full washer and dryer & storage units in every loft. 24 hr fitness center, billiards room, lounge and study. All units are unfurnished. No pets permitted. Heat, AC, water, basic cable TV, high-speed internet, and an allowance for electricity for \$50/mo.

Security Features: Building entrance is controlled by an access/ proximity card; resident can buzz in visitors at entry; video surveillance; exterior lighting at all entrances; all apartments have dead bolt locks, wide-angle peep-holes, and solid-core doors; 1st floor units feature alarm systems controlled by resident w/ motion, door, and window sensors; parking lot is well-lit; located across from Baltimore City Police Sub-Station and 24hr business.

Walking distance to Homewood Campus.

Located on JHU/JHMI shuttle line and bus lines 1, 7, 11

Remington Row

2700 Remington Ave
Baltimore, MD 21211

1 bedrooms - \$1,175 - \$1,800

2 bedrooms - \$1,800 - \$2,200

12 month lease

Security Deposit: \$350 - one month's rent
depending on background / credit check.

Application Fee: \$30 / application

Shawn Brown

443-682-7649

shawn@seawallpm.com

www.theremingtonrow.com

108 new apartments 1/2 a mile from campus in a revitalized neighborhood. Free garage parking including in the rent - 1 spot per the number of bedrooms in the unit. Apartments are un-furnished. Kitchen includes dishwasher, garbage disposal, microwave, stove and refrigerator / freezer. In-unit W/D combo in every apartment. Elevated courtyard space with grill and corn hole games plus indoor resident lounge with TV, kitchen space for parties and free wi-fi. Fitness center with TV, cardio machines, weight machines and free weights. Storage unit available for \$25 - \$50 per month depending on size. Water, sewer and trash included, tenant pays for cable / internet and electric. Pets welcome up to 60 lbs with \$250 deposit and \$35 / month pet rent.

Security features: Cameras at all entry points of the building as well as hallways and common spaces. Secured access with key fob. Deadbolt door lock and peephole. Concierge at the front desk 10am - 10pm.

Location: 1/2 a mile from Homewood Campus. BlueShuttle stop for blue and pink lines.

OTHER LISTING SITES

JHU Off-Campus Database.....	offcampushousing.jhu.edu
JHU Gazette.....	http://archive.gazette.jhu.edu/category/classified/
Baltimore City Paper.....	http://www.newspaper-marketplace.com/baltimore-md
Craigslist.....	baltimore.craigslist.org
MD Free Housing Search.....	www.mdhousingsearch.org
Live Baltimore.....	www.livebaltimore.com

BEFORE YOU SIGN A LEASE

It is always a good idea to have a basic list of questions to ask when you are looking to rent a place from a landlord. Think about what your needs are as well as your roommates' and make sure to ask a lot of questions up front, ensuring you make the best decision for you and/or your group.

Make sure all promises - ie: subletting, repairs, pet policies are clearly noted in the lease, otherwise those promises might never become a reality.

A lease is a **BINDING CONTRACT**, so be sure you understand your rights and obligations **BEFORE** you sign.

Questions to ask the property manager:

- What length lease is available? (monthly, 6 months, 12 months)
- How much notice do you require at the end of the lease ?
- When the lease ends, do you automatically renew it for the same term (ie: year) or does it go month-to-month?
- Is subletting allowed and if so, what are the rules?
- Exactly when is the apartment available for move-in?
- Will you be able to see the specific apartment prior to signing the lease? If not, what happens if there is a problem with the unit?
- What utilities are included?
- How much of a security deposit is required?
- Is a credit check necessary? Do you need a co-signer?
- Is there a penalty for late payment of rent?
- Is there a penalty for early termination of the lease?
- Are there restrictions against pets? Extra fees?
- Are there rules about painting or hanging pictures?
- Is there extra storage available for large objects?
- Are there special hours or rules related to move-in?
- Are there laundry facilities on the premises?
- Is parking available?
- How are maintenance issues handled?

HELPFUL INFORMATION

Utility Companies

Baltimore Gas and Electric

www.bge.com
410-685-0123
800-685-0123

If you need to pay for all or part of the utilities in your new place and want to know how much you should budget, you can contact BGE with a specific address and get an annual average of the bill.

You will have service connection fees and in some cases a deposit will be required.

Verizon

www.verizon.com
410-954-6260

Verizon provides land line telephone service and is a DSL internet provider. You can set up new service on-line.

Comcast

www.comcast.com
800-COMCAST

Comcast provides television, internet and telephone services in the Baltimore area. You can set up your new service on-line.

Landlord Issues

Baltimore Neighborhoods, Inc.

www.bni-maryland.org
410-243-4400

Baltimore Neighborhoods, Inc is a non-profit that can assist you with landlord and leasing concerns and issues. They also have an extensive tip sheet library located on our website under the Publication section.

Maryland Attorney General's Office

www.oag.state.md.us
410-528-8662

The Attorney General's Consumer Protection Division has a Mediation Unit that can help you try to resolve a dispute with a landlord.

Legal Aid

410-539-5340

The Legal Aid Bureau, Inc. is a non-profit law firm that offers free legal services to people with limited incomes.