

1. How does renting work with LIT Homes?

Renting with us is **first come, first serve** and requires a **secured deposit** along with a **completed background check**. Once these steps are processed, your reservation is confirmed. To stay updated on availability, we encourage you to **join our waiting list**.

2. Can I rent the creative space separately from renting a room?

Yes! You can rent our **creative space** (the additional lounge area in the home) separately from renting a room. Both spaces are available for individual rental, giving you flexibility in how you use our facilities.

3. Do tenants have access to the creative space?

If you are a **tenant** with us, you have **full access to the creative space** at no additional cost. It's included in your rental agreement.

4. Do I need to be a tenant to take your courses?

No, you **do not** need to be a current or potential tenant to enroll in our courses. Our courses are a **separate offering** and are part of the expansion of LIT Homes, open to anyone interested in participating.

5. Where is your Charlotte Home Rental located?

Our **Charlotte Home Rental** is in the same building as the **creative space**. Both spaces are part of the same property, but each serves a different purpose to suit your needs.

6. What payment methods do you accept?

We accept the following payment methods:

- **PayPal**
- **Cash App**
- **Stripe**
- **Zelle**

7. Refund Policy?

We maintain a **no-refund policy**. We stand behind the quality and integrity of the services we provide. Our commitment is to deliver exceptional results, and we are confident that our work will meet your expectations. If you have any concerns, please reach out to us directly, and we'll be happy to address them.

8. Do you offer property tours?

Currently, we do not offer in-person property tours. However, you can watch a detailed **virtual tour** of the property on our website.

9. What's the application process?

Our application process includes the following steps:

- **Phone screening**
- **Background check**
- **Renters insurance** (required if leasing for 6 months or more)
- **Deposit payment**
- **First month's rent payment**
- **Signed rental agreement**

10. How do I join the waiting list?

Simply add your email on the website's contact page with your **requested rental dates** (move-in date through move-out date), and we will notify you immediately if an opportunity becomes available.

11. What is the minimum rental period?

We offer **customizable rental timeframes** with a minimum rental period of **2 months**. We work closely with our clients and tenants to accommodate their specific needs and preferences, ensuring flexibility in your rental arrangement.

12. What does the price include?

For short-term rentals, the rates are fixed and include all utilities. For long-term rentals, the rates do not include utilities, and the rental price may vary depending on the duration of the lease, whether it's for 3 months, 6 months, or 12 months.

13. Premise Parking

Parking is limited to 3 car spaces. License plate number is required per HOA community. Towing is enforced for unauthorized For more details, please visit:

www.adare.parkingattendant.com/adare/services.

14. Smoking or drugs Policy?

Smoking of any kind, including vaping, is not allowed on the premises. Additionally, the use of illegal substances or any contraband is strictly prohibited.

15. Are weapons permitted on premises?

Weapons are not allowed on the property at any time.

16. Pet Policy

A pet fee is required for those who have animals staying on the premises.