



ALH|Podland Realty LLC dba ALH|Podland Rental Homes

SETTLEMENT CHARGES AT MOVE-OUT

CLEANING CHARGES

CLEAN REFRIGERATOR	\$75.00
CLEAN STOVETOP	\$30.00
CLEAN REPLACE STOVE DRIP BOLWS	\$35.00
CLEAN OVEN	\$50.00
CLEAN KITCHEN CABINETS (EACH CABINET)	\$25.00
CLEAN KITCHEN FLOOR	\$50.00
CLEANTUB/SHOWER AND SURROUND (EACH)	\$40.00
CLEAN TOILET AND SINK (PER BATHROOM)	\$30.00
CLEAN BATHROOM CABINET AND FLOOR AREA (PER BATHROOM)	\$45.00
CLEAN CARPET PER ROOM	\$100.00
VACUUM THROUGHT THE HOME	\$75.00
WINDOW CLEANING (PER WINDOW)	\$15.00
CLEAN GREASY PARKING SPACES	\$75.00
CLEAN FIREPLACE	\$35.00
COMPLETE HOME CLEANING (FULL HOUSE)	\$350.00

GENERAL REPLACEMENT CHARGES

REPLACE REFRIGERATOR SHELF	\$95.00
REPLACE STOVE/OVEN KNOB	\$75.00
REPLACE CERAMIC TILE ON COUNTERTOP	\$150.00
REPLACE COUNTERTOP (NOT GRANITE)	\$475.00
REPLACE DAMAGED OR BROKEN GRANITE COUNTER TOP IN KITCHEN	\$1500-\$2200
REPLACE DAMAGED OR BROKEN VANITY TOP (NOT GRANITE)	\$450.00
REPLACE GRANITE VANITY COUNTERTOP	\$750.00
REPLACE MIRROR	\$95.00
REPLACE MEDICINE CABINET	\$95.00
REPLACE KNOBS IN KITCHEN OR VANITY CABINETS (EACH)	\$20.00
REPLACE TOWEL BAR	\$65.00
REPLACE TUB/SHOWER ENCLOSURE (PER BATHROOM)	\$695.00
RE-GROUT BATH/SHOWER TILES	\$375.00
REPAIR PORCELAIN ON TUB/VANITY/ETC	\$400.00
REPLACE THERMOSTAT	\$150.00
REPALCE GARAGE DOOR OPENER (IF PROVIDED AND NOT RETURNED)	\$65.00
REMOVE JUNK AND DEBRIS FROM THE HOME	\$350.00
REPLACE DOORBELL BUTTON	\$35.00
REPLACE DOORBELL UNIT	\$85.00



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REPLACE GARAGE DOOR (EACH) \$1,050.00

FLOORING REPAIR

REMOVE CARPET STAIN (PER ROOM) \$95.00
REMOVE CIGARETTE BURNS IN CERPET/FLOOR \$95.00
DEODORIZE CARPET \$80.00
REPAIR CARPET (PER ROOM) \$400.00
REPAIR HARDWOOD FLOOR (PER ROOM) \$500.00
REPAIR LENILEUM (PER ROOM) \$185.00
REPLACE BATHROOM LINILEUM (EACH) \$385.00
REPLACE KITCHEN LINOLEUM \$485.00
REPLACE CERAMIC TILES (PER ROOM OR OCCURRENCE) \$250.00
CARPET SHAMPOO (WHOLE HOUSE, DEPENDS ON SIZE OF HOUSE) \$200-\$400

WALLS REPAIRS

REMOVE MILDEW AND TREAT SURFACE \$75.00
COVER CRAYON/MARKER/PEN MARKS/OIL SPOTS (PER SPOT ON WALL) \$150.00
REPAIR WHOLE IN THE WALL (PER WHOLE) \$150.00
REPAIR DRYWALL (PER WHOLE WALL OR CEILING) \$250.00
REPAINT WHOLE WALL OR CEILING (PER WALL) \$150.00
(WALL REPAIRS ARE FOR EACH OCCURRENCE, WHOLE, WALL, ETC.)
WHOLE HOUSE INTERIOR REPAINT \$3500-\$5500
WHOLE HOUSE EXTERIOR REPAINT \$5500-\$9000

DOOR REPAIRS

REPAIR HOLE IN HOLLOW CORE DOOR \$85.00
REPAIR FORCED DOOR DAMAGE \$95.00
REPLACE AN INTERIOR DOOR *\$325.00
REPLACE AN EXTERIOR DOOR *\$485.00
REPALCE SLIDING GLASS DOOR \$775.00
REPLACE SLIDING DOOR SCREEN \$95.00
RE-HANG THE DOOR THAT WAS TAKEN OFF HINGES \$75.00
REPAIR DOOR DAMAGE (PER DOOR) (per occurrence) \$150.00

(ALL PRICES ARE PER DOOR, PER HOLE, ETC)

* Painting charges will also apply



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WINDOW REPAIRS AND WINDOW TREATMENTS

REPLACE WINDOW PANE DUE TO RESIDENT DAMAGE OR NEGLIGENCE	\$275.00
REPLACE VENITIAN OR MINI BLINDS (PER BLIND, PER WINDOW)	\$75.00
REPLACE WINDOW SHADE	\$75.00
REPLACE WINDOW SCREEN	\$95.00
REPLACE VERTICAL BLINDS (SLIDING DOOR)	\$175.00
REPLACE BROKEN GLASS (PER PANE, PER WINDOW)	\$125.00
BLINDS WILL NOT BE REPAIRED IF DAMAGED, THEY WILL BE REPLACED INSTEAD.	

LOCKS REPAIR/REPLACEMENT

REPLACE KEYS (PER KEY)	\$7.00
REPLACE EXTERIOR DOOR LOCK (PER LOCK, PER DOOR)	\$125.00
REPLACE INTERIOR DOOR LOCK (PER LOCK, PER DOOR)	\$75.00
REPLACE A DEAD BOLT LOCK (PER LOCK, PER DOOR)	\$195.00

PLUMBING REPAIRS AND ACCESSORIES

REPLACE KITCHEN FAUCET	\$395.00
REPLACE BATHROOM FAUCET	\$295.00
REPLACE SHOWER HEAD	\$195.00
REPLALCE TOILET TANK LID	\$135.00
REPLACE WHOLE TOILET	\$465.00
REPLACE TOILET SEAT	\$75.00
REPLACE GARBAGE DISPOSAL	\$250.00
SNAKE TO TOILET	\$250.00
CLEAR SEWER LINE	\$250.00

ELECTRICAL REPAIR REPLACEMENT

REPLACE LIGHT BULB (PER BULB)	\$3.50
REPLACE LIGHT FIXTURE GLASS GLOBE	\$35.00
REPLACE THE WHOLE LIGHT FIXTURE	\$125.00
REPLACE ELECTRICAL OUTLET/SWITCH (PER PLATE)	\$22.00
REPLACE ELECTRICAL COVER PLATE (EACH)	\$5.50

GROUNDS AND EXTERIOR

CUT GRASS FRON AND BACK IF LEFT UNCUT AFTER MOVE-OUT	\$60.00
CLEAN GUTTERS IF NOT CLEANED PRIOR TO MOVE-OUT	\$185.00
TRIM BUSHES IF NOT DONE PRIOR TO MOVE OUT	\$65.00



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MINOR YARD CLEAN UP (SUCH AS TOY REMOVAL, TRASH REMOVAL)	\$225.00
MAJOR YARD CLEAN-UP SUCH AS LEFTOVER TIRES, LARGE BAGS OF TRASH, FURNITURE, GRILLS, OTHER COOKING DEVICES, ETC.	\$425.00

EXTERMINATING

IF COCKROACHES ARE FOUND ON THE PROPERTY AFTER YOUR MOVE-OUT, YOU WILL BE CHARGE A FEE FOR EXTERMINATING	\$550.00
IF FLEAS ARE FOUND ON THE PROPERTY AFTER YOUR MOVE OUT, YOU WILL BE CHARGE AN EXTERMINATING FEE FOR FLEAS	\$475.00

OTHER CHARGES

MAINTENANCE FEES ON AN HOURLY BASIS (PER HOUR)	\$65.00
TRIP CHARGE AND ONE HOUR OF WORK	\$80.00
BATTERIES REPLACEMENT (EACH SET)	\$15.00

Based on our Moving-Out Policy, excluding normal wear and tear, the above mentioned fees will apply to any repair, replacement or cleanings associated with the property upon move-out.

By initialing below, I agree that I have been provided the Settlement Charges at Move-Out and am aware of the fees charged. These fees are applicable outside of normal wear and tear and will only go into effect if the Moving-Out Policy will be disregarded.