

## Rate Your Viewings

Address	Rank (1 - 5)	Features You Like	Pros / Cons
1.			
2.			
3.			
4.			
5.			
6.			
7.			
8.			



The nomad's  
guide to finding  
the right place.

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## Searching

### When to start searching for a new apartment:

- 1 - 1½ months to your move-in date to get the most accurate reflection of apartments and availabilities
- Some rental websites show future availabilities which could coincide with a future move-in date

### Choosing the best listing site:

- Rentfaster
- Rentals.ca
- Zumper
- Kijiji
- Facebook Marketplace
- Ask your friends; put out an ISO; drive by areas looking for rental signs

### Set your filters:

- Set your price limit min. - max.
- Area / neighbourhood / location
- Pets / utilities / style of home

### Using features in your home that you love, create your top 10 list of must haves and wants. Examples:

- In-suite Laundry
- AC
- No carpets
- Balcony

**Tip:** Use this list of yours to help rank different units!



## Viewing

### Ways to keep track of the different apartments:

- Spreadsheets with addresses
- Use a ranking system
- Writing down known landmarks close to the building
- Taking pictures and videos

### Ask the right questions during a tour:

- What is included in rent?
- Are there any extra costs that you should be aware of?  
Ie. Associated condo fees
- Noise levels between apartments?
- Heat / AC?
- What are the amenities?
- What is the security in the building like?

### Look for red / green flags on the property:

- How well is the property maintained?
- Is it clean?
- Are they presenting what is being advertised?

### What are the building's amenities:

- Will you utilize them?
- Is there anything you need to be aware of regarding the condo's bylaws / apartments rules?
- Visitor parking? Bike rooms?

### What is located close by that benefits you the most?

- Work?
- School?
- Grocery and Convenience?
- Leisure Activities?

## Selection

### What are your first impressions of the apartment:

- How detailed was the tour?
- Were all of your questions answered?
- What is the condition of the appliances, walls, floors of the apartment?

### What are the additional fees and what is included in rent:

- What is included in rent?
- Do they have an estimate on the additional utilities?
- Are there any extra costs that a renter should know of?

### Know when and where to compromise on your ideal apartment:

- Finding the perfect apartment vs. dealing with furniture that is too big to fit into it
- The direction the windows are facing
- The floor the apartment is on
- Modern living vs contemporary
- In-suite laundry vs shared
- Location – close to work or favourite activities?

### What does the entire rental application process entail:

- What kind of references and supporting documents are you meant to provide?
- What are the given alternate solutions to unique rental situations?
- Fully understanding any promos that are offered and how they are applied to your monthly rent or lease term