

DFW Apartment Renter Checklist — Dallas–Fort Worth

Companion to: Apartment Locating with DFW Apartment Locators, a DBA of Dallas Luxury Realty · Printable checklist · Rev. 2026-10

Before you search (45–60 days out)

- ☐ Budget set: rent plus utilities, parking, pet rent and renter's insurance
- ☐ Move-in date and lease length decided; flexibility noted
- ☐ Priority areas chosen by commute, walkability and lifestyle
- ☐ Must-haves listed: bedrooms, pets, parking, in-unit laundry, floor level, amenities

Documents to have ready

- ☐ Government photo ID for each adult applicant
- ☐ Proof of income: recent pay stubs, offer letter or tax returns
- ☐ Employer and current landlord contact details
- ☐ Pet records (vaccinations, weight, breed) if applicable
- ☐ Payment method for application and administrative fees

Touring and comparing

- ☐ Ask for the exact unit, floor and view you would lease — not only the model
- ☐ Confirm current specials and how they apply (net effective vs base rent)
- ☐ Note parking type and cost, package handling, guest policy and quiet hours
- ☐ Check cell coverage, water pressure, noise from roads or amenities
- ☐ Ask about renewal increases, transfer policies and early-termination terms

Applying

- ☐ List DFW Apartment Locators as your referral source on the guest card and application
- ☐ Review the lease, addenda and community rules before paying deposits
- ☐ Confirm deposit, administrative fee and pet fee amounts in writing
- ☐ Ask how long approval typically takes and when the unit is held

Move-in

- ☐ Set up electricity (and gas/water if separate) before move-in day
- ☐ Renter's insurance in place if required by the lease
- ☐ Document the unit's condition with photos on the move-in inventory form
- ☐ Confirm move-in rebate eligibility and timing with your locator (terms apply)

Opportunity.