

UC Davis Off-Campus Tour Sheet

Compare options and take notes while details are fresh.



Property Snapshot

| | | |
|----------------------|-------------------------|-----------------|
| Property Name | Tour Date | Staff / Contact |
| Address | Phone | Email |
| Website / Apply Link | Lease Start / End Dates | |

Monthly Cost Checklist

Write the amount on each applicable item.

| | | | | |
|-----------------|---|-----------------------------|---|------------------------------|
| Base Rent | + | Utilities Estimate | + | Internet / Tech Fee |
| Parking | + | Trash / Pest / Package Fees | + | Furniture Fee / Rental |
| Pet Rent / Fees | + | Renters Insurance | + | Other Required Fees |
| | - | Specials / Credits | = | Estimated True Monthly Total |

Application + Move-In Costs

| | | | | |
|-----------------|---|----------------------------|---|------------------------|
| Application Fee | + | Admin / Processing Fee | + | Security Deposit |
| First Month Due | - | Move-In Specials / Credits | = | Move-In Total Estimate |

Lease Type + Roommate Questions

- Individual / by-the-bed lease Joint lease Entire unit lease Roommate matching

If a roommate leaves, who is responsible? _____

Sublease / Relet / Transfer Rules _____

Daily Life Notes

| | | |
|-----------------------------|-------------------------------|------------------|
| Laundry | Bike Storage | Package Delivery |
| Maintenance Request Process | After-Hours Emergency Contact | |

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Use the same questions for each tour so listings are easier to compare.



Safety + Access Questions



How are building or unit keys, fobs, or codes handled?



Are exterior and common-area lights working and bright at night?



Where is bike storage, and how is it secured?



How are urgent maintenance issues handled after hours?



What are the guest, noise, and parking policies?

Before Signing Checklist

- I reviewed the lease type and responsibility language
- I asked for required fees in writing
- I confirmed parking, utilities, and maintenance process
- I know who to contact before signing if something is unclear
- I compared estimated monthly total and move-in total

Tour Notes

Final Gut Check

Does this option fit the student's budget, commute, daily routine, and safety expectations?

Decision: Yes Maybe No

Not legal advice: This worksheet is for general educational use. Read the lease and ask the property or a qualified professional for guidance.