



HOW TO FIND OFF-CAMPUS HOUSING

1. Identify and prioritize the features you're looking for – before you even start sorting through the ads. First, list your “absolutes” – These are your own housing guidelines that you won't break, no matter what. Money, location and space requirements are the most common for students, but your personal “absolutes” should reflect whatever is important to you.

Next, list and prioritize features that are “pluses.” These are housing features desirable but negotiable. They might include convenience of parking, “character” of the apartment/house and/or proximity to campus. Don't worry about what most students do. There's no standard housing arrangement. You should live in a situation that works for you.

2. Familiarize yourself with the Ann Arbor rental market. Learn a little about Michigan landlord-tenant laws. See our “OFF-CAMPUS HOUSING” booklet available online at www.housing.umich.edu. The TENANT'S RIGHTS & DUTIES booklet can be found at the Ann Arbor City Clerk's office and on our Web site at www.housing.umich.edu.

Get an idea of the location of things within Ann Arbor. Use our OFF-CAMPUS HOUSING MAP and the online NEIGHBORHOOD MAP. Spend a couple hours walking around the campus area. Get a sense of how far things are from your classroom buildings, the library, the campus recreation buildings and anywhere else you'll be visiting often.

- A. Property in Ann Arbor cannot be shown to prospective tenants until 90 days of the current lease period have passed, unless an exception applies.
- B. Property in Ann Arbor cannot be rented to prospective tenants until 90 days of the current lease period have passed, unless an exception applies.

3. Check out the listings on the University Housing Web site www.housing.umich.edu. On the Web site, landlords advertise apartments and houses for rent under HOUSING LISTINGS. In the ROOMMATE FINDER AND SUBLET SERVICE you will find ads from students with available sublets, as well as from students looking for housing and/or roommates. There are checklists available to help differentiate the units on our Web site.

4. If you have any questions, speak with someone. The person at the Housing Information Office front desk will answer questions or put you in touch with an off-campus housing advisor. Don't worry about sounding naive or asking “stupid” questions. Ask for clarification if you do not fully understand the answer. Signing a lease is a big commitment, it makes sense to be as informed as possible.

5. Start contacting landlords, property managers or potential co-tenants who have advertised places that look like they might be of interest. Ask lots of questions on the phone, by e-mail or in person. If the place still sounds interesting, arrange to see it. The landlord or co-tenant will often offer one of these options: arrange to meet you and accompany you to the place; meet you at the place; suggest that you go to the place and meet with the current tenant(s); or set up an appointment for you to visit later. For your safety and convenience, as well as that of the current tenants, we suggest you make an appointment to be shown the rental property by the landlord.

6. Look at more than one place before making a decision. Take notes. Ask more questions. Test out the way you plan to commute to and from school. Review your list of what is imperative and what is a bonus to you in housing.

7. Once you've decided on a place, contact the landlord. Depending on the landlord's policies and the time frame, you may be offered to complete an application or an actual lease for the place. Review the document(s) carefully. Make sure you know what you're signing, especially if you pay any money (application fee, security deposit, rent) at that time. Contact Student Legal Services or an advisor at the Housing Information Office if you have specific questions. If the landlord has made any specific promises about rental rates, improvements to the property, etc., get them in writing before signing the lease.



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515 East Jefferson Street
Ann Arbor, MI 48109-1316
Telephone: 734-763-3164
Fax: 734-764-6806
E-Mail: housing@umich.edu
Web site: www.housing.umich.edu

YOUR GUIDE TO OFF-CAMPUS HOUSING RESOURCES

Ann Arbor has a broad range of off-campus housing options from which to choose. The information in the boxes below can help you explore those options. We have tried to include resources that will be useful to you whether your search begins from afar or here in Ann Arbor. There are also many additional resources available on our Web site.

To help make the work of finding and securing housing easier, the Housing Information Office has advisors available to answer off-campus housing questions, provide a general orientation to the city and assist you in starting your search. Please feel free to contact us by phone, fax, e-mail or visiting our office.

RENTAL LISTINGS

Ads from landlords registered with our office and students who wish to sublet and/or find roommates are posted on our Web site: www.housing.umich.edu

It may also be helpful to search the classified sections of the MICHIGAN DAILY or ANN ARBOR NEWS for ads listing available housing in and around Ann Arbor.

ROOMMATE FINDER & SUBLET SERVICE

On-line Roommate Finder and Sublet Service

Students advertise their housing available to share or sublet, types of housing they seek, or if looking for a roommate. Located at our web site: www.housing.umich.edu

SPECIFIC OFF-CAMPUS HOUSING OPPORTUNITIES

ICC Co-ops: Student-owned and operated cooperatives, often less expensive than other housing options.

(734) 662-4414

www.icc.coop

Homeshare: Home providers and home seekers of all ages establish cooperative living arrangements with assistance from counselors at the Housing Bureau for Seniors.

(734) 998-9345 or 998-9339

www.med.umich.edu/chs/senior.htm#home

Office of Greek Life: Undergraduate, graduate, and professional fraternities and sororities.

(734) 936-3686

www.umich.edu/~greeks

HELPFUL PUBLICATIONS

Off-Campus Housing Map

Includes a map of the University of Michigan and the greater Ann Arbor Area. Location, contact information and rental rates for apartment complexes in the area are included on this map.

Off-Campus Housing Booklet

Includes important information and advice about living in Ann Arbor such as average rental rates, questions to consider when looking for housing, basic landlord/tenant law and available Ann Arbor resources.

Locating Housing Checklist

Is a notepad-style checklist designed to assist prospective tenants when evaluating many potential places to live. Monetary concerns utilities and services, location and parking can be compared using this checklist.

Off-Campus Housing packets containing the above publications are available for free from the Housing Information Office. Stop by and pick one up or make a request via e-mail (housing@umich.edu), phone, fax or mail. Additionally, most of our publications are, or will be, on our web site:

www.housing.umich.edu

OTHER AREA RESOURCES

Publications

ANN ARBOR NEWS
340 E. Huron
Ann Arbor, MI 48106

Classified section lists housing ads in the greater Ann Arbor area.
(734) 994-6989

MICHIGAN DAILY
420 Maynard
Ann Arbor, MI 48109

Classified section lists close-to-campus housing ads.
(734) 764-2459

ANN ARBOR OBSERVER
201 Catherine
Ann Arbor, MI 48104

Publishes the ANN ARBOR CITY GUIDE, a detailed and useful orientation to Ann Arbor.
(734) 769-3175

Web sites

www.annarbornews.com

Ann Arbor Chamber of Commerce
www.annarborchamber.org

www.michigandaily.com

Ann Arbor Convention and Visitors Bureau
www.annarbor.org

www.arborweb.com