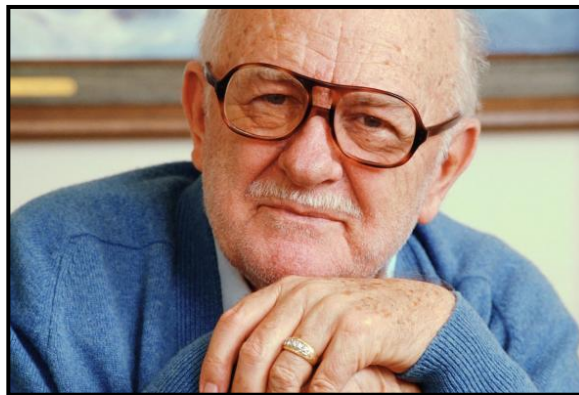


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# **PLACES TO RENT GUIDE**

## **(BROWN COUNTY, WI)**



*As a service to local landlords and Housing Choice Voucher Program participants, ICS provides this listing of available units. ICS does not endorse any landlord; all renters are responsible for using their discretion in choosing a landlord.*

**If you need assistance in choosing a unit, contact your Housing Specialist at (920) 498-3737.**

## East Side – Green Bay, De Pere, Allouez, Bellevue, Denmark, Wrightstown & Greenleaf

2	724 Cherry St	\$575.00	John 819-8457	Includes heat and water, tenant pays electric, 1 stall garage, Avail 11/1/12
1	623 N Irwin Ave	\$485.00	Bao Qin He (920) 471-9961	Owner pays water, tenant pays heat and elec.
Various	335 N Washington St	na	Kasie 608-251-6000	LL pays gas & water, tenant pays electricity (Heat & Water heat are electric),
1	583 Clement St	\$400.00	Jason 569-9342	LL pays water, appliances included, no garage, pets ok.
2	2255 Imperial Lane Apt 9, 10, 11, 12 and 15	\$525.00	Bao Qin He (920) 471-9961	New floor, new painting. window air condition
1	Eastman Av (Parkside Apts)	\$425.00	Blue Frog 920-659-3764	LL pays gas & water (Heat & Water Heat are gas), tenant pays electricity, newly remodeled.
3	1336 E. Walnut	na	Elaine at 437-6006	na
4	1375 Cherry St	\$850.00	Kyle 920-327-0259	Water included, Washer and Dryer Hook ups, Cats and Dogs ok with deposit
2	704 N Irwin Av	\$625.00	Anita 819-3370	LL pays gas heat and water, tenant pays electricity (Water Heat is electric), no pets.
1	1785 Edison(2 units)	\$440.00	Abbie 819-0437	coin-ops and storage in the basement
1	821 E Walnut Upper	\$800.00	Mike 819-2297 Ledgeview Group LLC	Water included in rent, tenant pays gas/electric.
na	517 Newhall St	\$450.00	Sandy 369-8990 or 469-2727	Single Family home, LL MAY allow pets depending, tenant pays water/utilities
1	1138 & 1142 E. Walnut St.	\$475.00	Teresa 499-1398	H & W included Coin-op & storage. AC in unit. ample parking
2	724 Cherry St (2) BDRM upper and (2) BDRM lower	\$675.00	John 819-8457	H & W included Includes single stall garage
1& 2	1930 Basten St. #2 & 6	\$440-550	(920) 437-0681 ext. 1 to set up a showing	units include heat, water and hot water utilities Storage unit & Coin ops
2	546, 568, 572 and 582 Spinnaker Lane	\$675.00	Bao Qin He (920) 471-9961	1.5 Bath room, center air, and full basement with laundry hook up. New floor, new painting

Various	Locations throughout GB	na	Contact = Carib Apartment Homes (920)498-2613	Amenities = Call for Details
Various	Locations throughout GB	na	Niebler Properties reeneep@nieblerproperties.com	Wide variety of units available with a range of bedroom sizes & unit types.
Various	Locations throughout GB	na	Darren 360-6148 / 562-1380	Wide variety of units available with a range of bedroom sizes & unit types.
3	920 & 935 N. Webster Ave	\$575.00	Nelson Team @ 920-498-2525	Water included in rent. Unit has a Yard
3	1500 Main street	\$775.00	Nelson Team @ 920-498-2525	All utilities included. Unit has a 1 stall garage with yard. Pets are acceptable.
4	801 Doty st	\$800.00	John Van Dreel-(920)434-6732	4 bedroom home with W&D hook-ups and 2 stall garage.No Pets
2	2251 Imperial Lane Apt 8	\$600.00	Bao Qin He (920) 471-9961	New floor and painting w/window air unit
2	1315 Weise St	\$600.00	Eleonore Weczera 414-366-6509	W&D, fenced yard, No pets
3	3066 Albert Drive	\$795.00	Mike 920-819-2297	1 stall garage and rent includes water
4	2724 Finger Rd	\$1,000.00	Michael Zolper 920-621-9510	client pays all utilities
4	1143 E Walnut	\$895.00	Mike 920-445-9152	Tenant pays electric Landlord pays water and gas (heat)
3	1321 Klaus St	\$885.00	Bao He: 920-471-9961	2 bathrooms, 2 car garage, new floor and painting, tenant pay electric and gas, owner pays water
4	1369 Klaus St	\$1,000.00	Bao He: 920-471-9961	living rooms, dining room, new floor, paint, and furnance, tenant pays electric and gas, owner pays water
3	1216 Reber St	\$875.00	Bao He: 920-471-9961	2 bathrooms, 2 stall garage, tenant pays electric and gas, owner pays water
2	586-574 Spinnaker Ln	\$695.00	Bao He: 920-471-9961	1.5 bathrooms, central air, basement with laundry set up, tenant pays gas and electric, owner pays water
2	2251 Imperial Lane	\$600.00	Bao He: 920-471-9961	Owner pays heat and water, tenant pays electric
1&2	845 Bader St	\$585.00	Bay Manor Senior Apt 469-2706	55+ Heat and Water included, community room and kitchen, cats allowed
1&2	2129 Manitowoc Rd	\$585.00	Bay Manor Senior Apt 469-2706	55+ Heat and Water included, community room and kitchen, cats allowed
1&2	Highridge Ave; Denmark	\$399-\$421	Denmark Non-Profit Housing 863-6643	All utilities included, cat and dogs welcome

1&2	De Pere	\$395-\$475	Joan Steckart	each unit has its own water heater and air conditioner, heat is furnished, on side coin operated washer/dryer
1	1405 S Norwood	\$420.00	Jay 336-6402	water included

### West Side – Green Bay, De Pere, Howard, Ashwaubenon, Hobart, Flintville, Suamico & Pulaski

4	222 Perkins Ave	?	Kyle	?
2	816 Mather Street Green Bay WI, 54303	\$600.00	Debbie Mleziva 920-713-3277	1 stall garage Shared Basement and fenced in yard.
Various	Fox Heights Ln & Marvelle Ln	na	Kathy 494-7905	Wide variety of units available with a range of bedroom sizes & unit types.
1	1490 Capitol Dr	\$500.00	499-0135	LL pays heat, water heat and water. Tenant pays electricity. Outside patio with gas grill & lounge area.
3	3613 S Timber Trl, Suamico, WI	\$850.00	Jim 843-475-5063	Tenant pays all utilities (Heat – Gas, Water Heat – Electric). Central Air.
1&2	440 Howard Blvd	na	Desiree 360-1460	LL pays heat, water heat and water. Tenant pays electricity.
1	830 Lincoln St	\$425.00	Nelson-Minahan Realtors 920-432-7176	LL pays water and heat, tenant pays electricity Cats ok with proof of declawing and neutering/spaying Security locked buildings-coin op laundry on site.
2	610 Howard St	na	Bryan (920) 287-4907	Rent and utilities are negotiable – LL is willing to work with tenant if over Voucher Payment Standard. House is completely remodeled. LL is seeking a tenant with a clean rental background and long term residence.

2	411 1/2 Mather St	\$700.00	Eleonore Weczera 414-366-6509	H & W included. W&D, fenced yard, No pets
1	817 William Charles Ct	\$430.00	Cindy 412-4594	Utility responsibilities based on number of household members.
1	411 8th st	\$375.00	Brett Lang 920-371-1593	Heat and water are included-storage shed-pets are OK
1	516 N Maple Ave	\$450.00	Bao Qin He (920) 471-9961	new parking lot, full basement with laundry hook up
1	426 S Maple Ave	\$450.00	Bao Qin He (920) 471-9961	First floor laundry. Window air condition
1	1721 Lenwood	\$600.00	Teresa 499-1398	H & W included coin op & storage in basement AC, garage ample parking
2	1130 Schanock Dr, Howard	\$750.00	Annette or John 920-429-0189	1Stall garage w/yard. W/D hookups, Recently remodeled, Quiet neighborhood
3	344 N Ashland Ave	\$850.00	Bao Qin He (920) 471-9961	Full basement with laundry hook up. One car garage
4	1203 S Broadway, lower	na	Diane 434-4748 or 819-5347	Attached garage, washer and dryer, shared basement, new windows and paint
1	1700 9th St. 1710 9th St. #2 & #3	\$440-460	(920) 437-0681 ext. 1 to set up a showing	units include heat, water and hot water utilities Storage unit in basement, coin-ops on site and are professionally managed.
1&2	231 Memorial Dr, Pulaski, WI	\$438-552	Vicki 822-4653	Age 62+ or disabled. Heat/Water Heat & Water included. Tenant pays electricity. Secure building and community room.
Various	Locations throughout GB	na	Darren 360-6148 / 562-1380	Wide variety of units available with a range of bedroom sizes & unit types.
Various	Locations throughout GB	na	Niebler Properties reneeep@nieblerproperties.com	Wide variety of units available with a range of bedroom sizes & unit types.
3	618 Phoebe st lower	\$650.00	John Van Dreel-920-434-6732	Very large lower unit (aprox 1800sq ft) Large yard. W&D hookups. No Pets
2	Elmore st	\$685.00	920-362-8983	Heat and water are included
3	307 Oak St	\$750.00	920-362-8983	Tennant pays all utilities

2	906 Lincoln Street	\$575.00	Debbie @ 920 713 3277	Water included with W&D. Newly updated/totally remodeled apartment with new appliances
Various	Locations throughout GB	na	Contact = Carib Apartment Homes (920)498-2613	Amenities = Call for Details
1	411 8th st	\$375.00	Kyle 920-327-0259	Water included, Cats and Dogs ok with deposit.
1&2	856 & 860 Phoebe st	\$425-\$525	Nelson-Minahan Realtors 920-432-7176	LL pays water and heat, tenant pays electricity Cats ok with proof of declawing and neutering/spaying Security locked buildings-coin op laundry on site.
4	1152 S. Greenwood Ave	\$875.00	Chad Fameree 920-639-0765	2 stall garage, with fenced in yard, dogs and cats allowed with extra fee. Tenant pays utilities, call for details
1	1490 and 1500 Capitol dr	\$500.00	Chuck @ 499-0135	Large one bedroom in very quite builing.Rent includes heat and water.
2	919 S. Greenwood, Upper Unit	\$650.00	Diane(920) 434-4748 or 819-5347	Victorian duplex with large eat-in kitchen. Newer refrigerator and electric range in kitchen. Back porch. The bathroom is large enough for the washer and dryer (provided by owner). Parking for two cars
3	828 11th Ave	\$885.00	Bao He (920) 471-9961	New floor and paint. Owner pays water, tenant pays electric and gas
2	440 Howard Blvd #119	\$855.00	Woodfield Village 920-434-2702	55 and older Senior Apartment, water and heat included, cats allowed with fee, one stall garage
1	824 3rd St	\$475.00	Walla LLC (Carol) 619-6197	Water included, no pets, park across the street with swimming pool and playground
2	824 3rd St	\$500.00	Walla LLC (Carol) 619-6197	Water included, no pets, park across the street with swimming pool and playground
2	440 Howard Blvd #314	\$711.00	Woodfield Village 920-434-2702	55 and older Senior Apartment, water and heat included, cats allowed with fee, one stall garage
1&2	231 Memorial Dr; Pulaski	Varies	Parkside Apartments 822-4653	55 and Older; Heat, Water, Sewer, and Garbage included
1&2	310 Clay St; Wrightstown	Varies	Pleasant View Apartments 1-800-944-4866	62+ or disabled of any age, handicap accessible

4	802 3rd St	\$950.00	Shlomo Dary 90-471-1150	Washer/Dryer included, pets allowed w additional fee
2	202 S Oakland	\$600.00	Mike -Ledgeview Group LLC 819-2297	Upper water is included

### Project Based Units

Bedrooms	Unit Address	Rent \$	Landlord Contact information	AMENITIES
Various	Locations throughout Green Bay	NA	NHS/Nelson Minahan (920) 432-7176	Call for Details
Various	Denmark	NA	First Equity LLC (Wanda) (920) 863-5910	Call for Details

## HOUSING INSPECTION CHECKLIST

***Landlords or tenants can use the following list as a checklist to assess whether a unit will pass the HUD-established Housing Quality Standards inspection for the Housing Choice Voucher Program. This list is NOT all-inclusive, but is intended to be used as a general guide. It will help you determine any necessary repairs before the ICS inspector conducts the inspection on your unit. Doing so will speed up the processing of the case for Housing Choice Voucher Assistance by eliminating the need for re-inspection. Thank you for your cooperation.***

### EXTERIOR CHECKLIST:

- Is every exterior door substantially weather tight and rodent proof, with proper hardware and maintained in sound working condition
- Is the roof free of sagging, buckling, leaking, or holes?
- Are the roof shingles in good condition?

- Are the gutters and down spouts (if present) sound and free from hazards?
- Is the exterior of the building free of missing or large areas of broken siding?
- Is the exterior of the building free of broken or loose bricks and mortar?
- Are all exterior surfaces free from cracking, peeling, chipping, or loose paint?
- Are all windows free of signs of severe deterioration or broken glass panes?
- Are there screens on all windows? (All screens must be free of any tears)
- Is the yard free of trash and debris?
- Are there address numbers on the house that can be read from the street?

### **INTERIOR CHECKLIST:**

- Are interior walls and ceilings in sound condition without holes, large cracks, loose or broken plaster or sagging ceiling tiles?
- Do all doors open and close easily and have properly operating locksets?
- Is there an operable smoke detector next to every bedroom? (**Note: one smoke detector may cover all bedrooms; however, it must be within six (6) feet of each bedroom door.**)
- Is there an operable smoke detector on every floor of the unit?
- Are all interior surfaces free from cracking, peeling, chipping and loose paint?
- Is there at least one window per room?
- Are all windows easily opened and do they stay up when opened?
- Are all windows properly fitted and weather tight within the window frames
- Is there a door for each bedroom?
- Do all bedrooms have an exterior door or window?
- Is there a lock on the bathroom door that can be locked from the inside?
- Do all exterior doors have properly installed key locks in good working condition?
- Are floors in good condition and good repair?

### **BATHROOM:**

- Is there a tub or shower with cold and hot water?
- Is there a sink with cold and hot water?
- Is there a toilet in operating condition?
- If the bathroom has a shower, is there a shower curtain rod or shower door installed?
- Does the bathroom have a window that opens or a powered exhaust fan?
- Are the bathrooms free from leaks, odors or cracked fixtures?

### **KITCHEN:**



- Does kitchen have proper cabinet space?
- Does kitchen have proper counter space?
- Is there a sink with cold and hot water?
- Is there at least 1 outlet near the counter and an additional outlet for the refrigerator?
- Is there a stove present in good working condition?
- Is there a refrigerator present in good operating condition?
- Are bathroom and kitchen floors impervious to water (waterproof)?
- Is the heating equipment capable of providing adequate heat to all rooms used for living?
- Is the water heater, equipped and installed in a safe manner including all safety devices?
- Is the plumbing system in sound operating condition?
- Is the electrical wiring in good condition?
- Are there at least two (2) electric wall outlets per bedroom and living room?
- Do the kitchen and bathroom have a light fixture controlled by a wall switch?
- Are all electrical switches and receptacle plates in good condition and properly installed?