



New York
NEXT

Welcome to 157 Avenue C – 3C

This welcome booklet contains all you need to know in the beginning stages of your stay in New York. Please take the time to read through this welcome booklet as this will benefit you and give you all the necessary information about the apartment.

New York Next LLC
25 Broadway
New York, NY, 10004

contact@newyorknext.com
+1 917 242 8730

Amenities and common areas

Supervisor

The supervisor can help you with needs for the apartment such as clogged bathtub or leakage. If you have any issues or questions in regards to the apartment or building, please contact New York Next. Seymour **646 235 5259**

Laundry

There is no Laundry in the building. Laundromats and dry cleaners are located on avenue C.

Apartment Information

Wi-Fi

The Wi-Fi username and password is listed on a document on the fridge. It is also written on the router in the apartment. Please keep in mind that downloading illegal content will result in loss of Wi-Fi.

Guest policy

Overnight guests are allowed. Please notify New York Next before the arrival of the guests. New York Next must approve all guests, and add them on the building's list of people who have permission to enter.

A guest cannot stay more than 3 consecutive nights, and a total of 6 nights per month, unless otherwise agreed with New York Next and the other tenants in the apartment.

Closet space

Room 1 in the apartment has its own closet. So does room 2. Room 3 and 4 has their own closet in the hallway.

Furniture and supplies provided by New York Next

New York Next provides the furniture that is already in the room. Duvets, pillows and sheets are also provided.

Move-In

Before you move in, all necessary payments must have been completed. Move-ins are between 3pm and 7pm. Please schedule the move in with your relocation consultant at New York Next.

The consultant will give you the keys and show you both the apartment and the building. If there are any issues with the apartment, please list the issues in an email within 5 days after the move-in.

Move-Out

Move-out is before 11.59am of the last day of your lease. One of New York Next's consultants will schedule a time with you in order to check the apartment. If everything is in order, you will receive your security deposit right away. You will leave the key with us.

House Rules

1. The apartment should look presentable at all times. All tenants are responsible for cleaning. The cleaning expenses should be shared equally.
2. There should not be any noise after 11pm.
3. Please throw out the garbage on a regular basis. Rotate on taking out the trash. The trash room is located by the elevators. Make sure to separate trash and recycling.
4. Please divide the kitchen and bathroom cabinets equally.
5. If you lock yourself out, try reaching one of the other tenants. If that does not work, please contact New York Next.
6. Do not let the A/C or other appliances stay on when you leave the apartment.
7. It is extremely important that you clean the bathtub after every shower to prevent mold and clogged drains.
8. No smoking in the apartment. This includes vaporizers.
9. A guest cannot stay more than 3 consecutive nights, and a total of 6 nights per month, unless otherwise agreed with New York Next and the other tenants in the apartment.
10. When you move out, please remove all your belongings from your room, the kitchen and the bathroom. Make sure it is as clean as when you moved in.

For maintenance, move out procedure or other questions:

support@newyorknext.com

Questions about rent or security deposit:

payments@newyorknext.com

Questions about extending lease or moving:

contact@newyorknext.com

WiFi Login:

Username: TC8715D4D-5G **Password:** TC8715D451D4D

Payments

On the 20th of each month, you will receive an electronic invoice for the rent, which is due on the 1st of the following month. You have four ways of paying the rent:

1. Online

You can pay online through an application called Wave. You can pay directly with your credit card, which is very convenient. Payments incur a 3% administration fee.

2. Checks

Payment may not be made by a check drawn on a bank outside of the United States. The check needs to be a certified check from an American bank.

3. Wire transfer

Payments incur a fee that you will have to pay. The fee varies depending on your bank, but it is usually \$35 per transfer.

Payment information for wire transfer:

Account Name: New York Next LLC

Account Number: 483070744395

Routing number: 026009593

Account Address: 25 Broadway New York, NY 10004

Swift Code: BOFAUS3N

4. Cash

You can call the office and schedule a time to come and pay your rent in cash. You will receive a receipt if you pay with cash.

Late payments

Late payments will result in a 5% late fee. Please see the lease agreement for further details.

Security deposit

Once the apartment has been checked for damages, we will give you back the security deposit.