



# EVERGREEN

PROPERTY MANAGEMENT, INC.

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**Sergio Rushing**  
Leasing Associate

## Subleasing with Evergreen Property Management, Inc.

### Why We Offer Subleasing

Entering the New Year comes with many surprises and hopefully opportunities in your life. As we grow as individuals,

so do the aspects of our lives. These new opportunities require you to move and that can be difficult when you are in the middle of a Lease Agreement.

### Rent and Utilities Information

The biggest misunderstanding when it comes to subleasing is the responsibility of rent and utilities. Once you have decided to sublease, completed the proper forms, and paid the corresponding fee, you will continue to be responsible for rent and utilities until another tenant(s) has taken over the responsibilities of the lease agreement. This also includes tenants who have already vacated, but have not found other tenants to take over their lease. Please read page 7 article 20 of the lease for more information.

For additional information about Evergreen Property Management, Inc's subleasing options, please refer to the Resident section of our website at [www.ftcrent.com](http://www.ftcrent.com), or call the office at 970-226-5600.

As always, we are here to help. We offer subleasing as a courtesy to our tenants which will give you an option if there are changes in some facets of your life. To begin, please inquire with a sublease coordinator, Katie Rose at [katie@evergreenproperty.net](mailto:katie@evergreenproperty.net), or myself at [sergio@evergreenproperty.net](mailto:sergio@evergreenproperty.net) to get all the details necessary to begin your sublease! Thank you.

### DID YOU KNOW?

Did you know window condensation during brisk winter days can cause water damage to the sills and drywall around your windows? Warm, moist air from the rooms in your house will turn to water when it hits the cold glass and metal on windows. This liquid pools on the sills and eats away at the wood and drywall in the corners.

### MAINTENANCE TIP

There are a number of things you can do in the winter to reduce window condensation. Keep the air circulating by utilizing bathroom exhaust fans and ceiling fans set to clockwise. Move plants, which tend to give off a lot of moisture, away from windows. On more temperate days, crack the windows to allow the moist air to escape. Window insulation kits are a great resource, not only for preventing window condensation, but also to help keep the warm air inside and the cold air out. These kits include sticky tape and shrink film that can be easily applied and removed once the weather warms back up.

### WHAT'S HAPPENING IN NOCO?

- Jan. 6: First Friday Gallery Walk, Downtown Fort Collins
- Jan. 7: The Country Music Project, The Boot Grill, Loveland
- Jan. 8: Brewery Yoga for a Cause, Fort Collins Brewery
- Jan. 10: Money Matters: Need to Know Tax Info, Centennial Park Library, Greeley
- Jan. 13: The Old House Vintage Market, Larimer County Fairground "The Ranch," Loveland
- Jan. 14: Vision Map Workshop, Pathways, Fort Collins
- Jan. 21: A Night at the Opera (Chorus), Griffin Concert Hall at CSU, Fort Collins
- Jan. 22: Winterfest 2017, Fort Collins
- Jan. 26: Business After Hours, John Elway Chrysler, Jeep & Dodge Ram, Greeley

*Welcome to a New Year! - From Your Evergreen Staff*