

# The Gardner

# The Flats

 2 Bedrooms

 2 Bathrooms

 1,070 Sq. Ft.



## The Flats Features

- 9" Ceilings
- Secured Building
- Secured Elevator Access
- Smart Thermostat
- Smart Entry Locks
- Open Concept
- Natural Lighting
- Personalized, Secure and Managed 1Gb High Speed Wi-Fi Internet
- Washer and Dryer Included
- Vinyl Plank Flooring Throughout
- Large Island with Granite Counter
- Stainless Steel Appliances
- Balconies
- Penthouse Suites with Private Patio
- Views Of The Marketplace at Evans Farm
- Convenient to Vibrant Commercial



SCAN ME



[EVANSFARMMARKETPLACE.COM](http://EVANSFARMMARKETPLACE.COM)

5833 EVANS FARM DRIVE, LEWIS CENTER, OHIO 43035

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# The Flats

 1-3 Bedrooms

 1-2 Bathrooms

## About The Flats

Welcome to The Flats; a vibrant new concept to Lewis Center. When minutes matter. Live where you work and play.

The Flats offers 1-, 2-, and 3-bedroom apartments with balconies. Located above retail space, you will have local businesses, restaurants, and shopping all within walking distance.

Evans Farm Marketplace proudly introduces to you the next phase in New Urbanism Living. New Urbanism is characterized by a planning and development approach based on the principles of how cities and towns had been built for the last several centuries: walkable blocks and streets, housing and shopping in close proximity, and accessible public spaces. In other words: New Urbanism focuses on human-scaled urban design.



SCAN ME

### UTILITIES

- **Internet** (Wi-Fi router included)
- **Cable** \$70.00 (optional)
- **Trash/Sewer** \$62.00 (average)
- **Water** (based on usage)
- **AEP Electric** (based on usage)

### SHORT TERM FEES

- No discounts
- **6 months:** Additional \$100.00 / month
- **9 months:** Additional \$75.00 / month

### PET FEES

- **Pet rent:** \$30.00/month per pet
- **Pet privilege fee:** \$250-\$300 based on pets weight (non-refundable)
- **Limit:** 2 pets with a combined weight of 100 lbs. per household (restricted breeds)

### OLENTANGY SCHOOL DISTRICT

- Arrowhead Elementary
- Shanahan Middle School
- Olentangy High School

### PRICE

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### DEPOSIT

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### SPECIALS

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