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DETAILS PAGES 37 & 40

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Welcome to the 2023 Spring/Summer Issue of the UNT Off-Campus Housing Source, the student’s guide to off-campus living in Denton, Texas. With unprecedented growth in this year’s freshman class and projections of continued growth for the next several academic years, our publication and website will be in great demand and an important resource for all students when it comes to off-campus student housing needs. The Off-Campus Housing Source is distributed free of charge on the main campus, Discovery Park and throughout the greater Denton area. This publication is distributed during the calendar year and made available to all students attending campus tours, orientations and seasonal events and the UNT housing fair. This guide is also available to the general student population and university employees via campus-wide outdoor distribution locations, academic buildings, cafeterias, and residence halls. Campus-wide distribution is exclusive!

We would like to recognize Off Campus Student Services, Auxiliary Services, UNT Housing & Residence Life, Transportation Services, Dining Services and Facilities Management for their partnership, cooperative guidance and efforts. We would also like to thank the off-campus communities in Denton for their continued support, partnership, distribution efforts and the numerous merchants who make this guide available during seasonal leasing peaks.

The off-campus apartment communities highlighted in this publication are not endorsed by the Publisher nor The University of North Texas.

Advertising rates are available upon request. The information herein has been provided by either ownership or property management. Advertisers are not responsible for misprints, errors, omissions, or any other misinformation. All pricing information, lease terms, seasonal specials and other printed information is subject to change and may be discontinued without notice. Readers are hereby informed that the apartment communities represented in this publication are available on an equal opportunity basis. To view more photos and detailed information about the apartments participating in this publication, please visit our apartment search website on any of your personal devices at: offcampushousing.unt.edu

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Rick Whyte
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rick@ochsource.com
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IT Services
brad@ochsource.com
LIVING LARGE!
OFF-CAMPUS STUDENT LIVING COMMUNITIES IN DENTON

If you are a student at the University of North Texas and have decided to live off-campus, you've just hit the student lottery! Many student living communities in Denton have some of the most extensive community features and amenities offered to college students anywhere in the United States. When you hear statements like "awesome" and "over-the-top," it's not an exaggeration. These communities also boast some of the most student-focused programming. Just ask!

COMMUNITY FEATURES - Living at an Off-Campus Student Living Community is pretty awesome! Everything from resort-style swimming pools, outdoor grill areas, entertainment & gaming rooms, cybercafes, fitness centers to sports courts, tanning facilities, study-conference rooms, multi-leveled garages, pet parks and even planned social events. You name it and most Off-Campus Student Living Communities provide it! You can easily place an entertainment and services value in the hundreds of dollars per month on the features, amenities and services provided by these communities.

INDIVIDUAL LIABILITY LEASES - You are only responsible for your own monthly lease. You are literally leasing by the bedroom. For example, if you live in a 3 bedroom apartment with 2 other roommates, you are only responsible for your own negotiated monthly rent when payment is due. You are not responsible if your roommate's rent or other financial responsibilities.

FULLY FURNISHED - The apartment's common living area will be fully furnished with updated kitchens appliances. Usually, bedrooms will be furnished with a bed, dresser, desk, walk-in closet and your own private bathroom. Some communities even provide flat-screen TVs, complimentary cable and free Wifi. All you'll need are your clothes, a few personal items and you'll be ready to rock when the semester starts!

ROOMMATE MATCHING - You love the place but, you're looking for a roommate to offset your monthly rent. Most student living communities can provide roommate matching programs. Just ask!

UTILITY CAP - A Utility Cap is just like a utility allowance and it is provided on a per person basis. The standard is between $25-$40 per month. Unless you are a "utility-monster" your cap rate should cover your monthly utility bills. Utility Overages will be divided equally between roommates. This is as close as it gets to an "All Bills Paid" community.

TRANSPORTATION - Most Student Living Communities in Denton are either within walking or biking distance from campus or are serviced by a UNT Shuttle Bus Route (see page 16-17). Taking the shuttle to campus is both cost effective and a real time saver for students. Let's face it, the cost of gas and a campus parking permit can add up quickly, not to mention the time it takes to find a parking spot.

PLANNED SOCIAL EVENTS - Most Off-Campus Student Living Communities provide events so residence will continue to engage in campus life at the University. These student communities also host movie-watching events, pool parties and breakfast, lunch or dinner events throughout the semester! Such residence activities can really contribute to a great student living experience.

Below is a list of Off-Campus Student Living Communities ready to serve you and your off-campus housing and lifestyle needs . . .

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A lease agreement is a legally binding document and should not be taken lightly. Make sure that you fully understand your rights and responsibilities outlined in the lease agreement before signing. Never feel hurried when negotiating or reviewing your lease agreement and make sure the leasing agent reviews the contract with you line by line. If any individual listed on the contract does not fulfill their lease obligations, you will be held in breach of contract and legal action can and will be taken against you. This breach will effect your credit rating and your ability to lease another apartment in the future. All parties listed on the agreement will be held equally accountable. Do not assume anything concerning your lease agreement! Apartment communities are allowed to include any provisions they choose in their contracts so, if you don’t understand a particular clause in the agreement, ask for clarification. If you do not agree with a particular provision, maybe your landlord can compromise. If any changes are made to the lease agreement, make sure to get changes in writing. Usually, you will need to date and put your initials next to any changes. Remember, never accept a verbal commitment. Get it in writing! If you are feeling pressured to sign a lease that you do not fully understand, stop! Never lose sight that you are in control. If it doesn’t feel right, take your business elsewhere. We recommend that you ask your community leasing agent a few questions before finalizing the deal. Below are a few suggestions and recommendations:

- Roommates - We recommend all parties on the lease be present during the signing of the lease agreement.
- Lease Terms - Make sure you understand the length of time of the agreement.
- Walk the Unit - Before you occupy your apartment, make sure to walk the space and make a list of damages or concerns before occupying the unit. We recommend taking a video or photos.
- Deposits - Get a receipt of your paid security deposit, find out if your deposit is fully refundable. Understand the difference between a fee versus a deposit. What is refundable and what is not.
- Rent Due Date - What is the amount of your monthly rent, what form of payment does your community accept, and when is your rent due date. Are there financial penalties for a late payment?
- Utilities - Who is responsible for payment of electricity, water, gas, trash, etc.
- Discounts or Specials - Many apartment communities offer student discounts, waive fees and have move-in specials. Review specials and then get it in writing.
- Pet Fees / Pet Deposits / Pet Rent & Rules - Review terms, conditions and community pet rules and policies. Clarify what monies are refundable.
- Lease Expiration - Review and have a clear understanding of your lease expiration date.
- Maintenance - Does the property provide 24-hour emergency maintenance?
- Parking - Are there any parking rules, regulations or restrictions concerning your vehicle or visitor’s vehicles? Find out what is the community’s towing policy.
- Community Rules - Ask for a copy of the rules and regulations for your apartment community.
- Guest Policies - Make sure you understand your new apartments guest policies.
- Intention to Vacate - Usually a written notice must be submitted in advance. Find out the submission policy. Most communities will ask for a 30 or 60 day intention to vacate notice.
Once you’ve signed your lease agreement, make sure to get your new mailing address for your apartment community. Even if you’ve pre-leased your apartment, you’ll need to let the world know that you’re going to have a new address. This can be accomplished at Eagle Post at the University Union, First Level, Room 112 or dropping by Denton’s Main Post Office located just north of Downtown Square at 101 E. McKinney Street. Ask for a Change-of-Address form. You can also go on-line (see below).

Who to Notify:
- Bank / Credit Union
- Cable / Streaming Provider
- Community Church
- Credit Card Provider
- Dentist
- Doctor
- Texas Driver’s License
- Employer
- Extended Family
- Friends
- Insurance Provider
- Mobile Phone Provider
- Texas Motor Vehicle Registration
- Post Office
- Social Organizations
- University
- Utility Provider

The University of North Texas
Admissions & Registrar’s Office
Eagle Student Service Center
1147 Union Circle
Denton, Texas 76203
940-565-2111
my.unt.edu

Eagle Post
On-Campus Postal Service
University of North Texas
University Union, First Level - Room 112
1155 Union Circle
Denton, Texas 76203
940-369-8567
eaglepost@unt.edu

Denton Main Post Office
101 E. McKinney Street
Denton, Texas 76201
940-387-8555
usps.com

Texas Department of Public Safety
820 N. Loop 288
Denton, Texas 76209
( Driver’s License - Denton )
940-484-6666
txdps.state.tx.us

Who to Notify:

FIND YOUR PERFECT PLAN AT
DINING.UNT.EDU/APARTMENTLIFE

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UNT STUDENT LEGAL SERVICES
LEGAL CONSULTATION

If you’re a student in need of legal advice or representation due to a dispute at your off-campus residence or with a roommate, UNT Student Legal Services can help! All students enrolled at the University of North Texas have legal services readily available to them. This free service provided by Student Affairs, can assist students with a wide variety of legal guidance.

UNT Student Legal Services / Chestnut Hall
1800 Chestnut Street / Room 115 U / 940-565-2614 / studentlegal@unt.edu
SUPPORT THOSE WHO SUPPORT YOU!

LOOK FOR THE OFF-CAMPUS STUDENT SERVICES SCHOLARSHIP SPONSOR EMBLEM . . .

Student Living Communities that proudly display this emblem on their advertisements in this publication, participate on our search website, offcampushousing.unt.edu and the campus-wide distribution rack signage program are now defined as Sponsor Communities. A portion of their advertising proceeds provide scholarships for students at UNT in need of financial assistance through the Off-Campus Student Services Scholarship Program. Off-Campus Student Services is a Division of Student Activities. So, look for this emblem and lease and live at an Off-Campus Student Living Community that supports you!

Learn more about this program at info@ochsource.com
Choosing a roommate will be one of the more important decisions you make while attending The University of North Texas. If you are thinking about roommates, we suggest that you choose wisely. Everyone has heard the stories and you may have actually encountered a circumstance of a roommate gone bad yourself. Statistics indicate that your emotional happiness and positive social experiences while attending college are directly related to your living environment and your relationships with roommates. Dealing with continual conflict and personal strife can cause stress and put a real cloud over your daily activities. No doubt, choosing the correct roommate is an important path to your mental health and well-being. Remember that old wise tale, “your best friend isn’t always the best roommate.” Obviously, your emotional welfare at school should be a top priority and so should your finances. By now, you’ve weighed the costs of living off campus and yes, it might be somewhat more expensive than living the residence hall-life. If you do it right, living off campus can be a rewarding experience, as well as an opportunity to set the groundwork for living on your own. Living off-campus can also establish your credit history. A word to the wise, roommates can effect your credit rating and an irresponsible roommate literally holds a good credit rating in the palm of their hands, not to mention thousands of dollars of future rents due. It might not be a bad idea to discuss exactly how your roommates intend to pay for their portion of the rent, utilities, etc. If possible, have a parent/guarantor confirm that there won’t be any financial surprises during your lease agreement duration. Consider living at an Off-Campus Student Living Community. They offer individual liability leases to address those financial-ties and concerns... your roomates will have no impact whatsoever on your credit history.

A growing student trend is “Roommate Contracts.” You don’t need a lawyer, just sit down and draw up a document on your own or look for a template on-line. The agreement should address lifestyle preferences, household rules, etc. Once you’ve come to a mutually acceptable agreement, have your roommates sign the agreement. This may seem awkward, but it will prevent problems in the future and it will create an environment of respect where expectation are discussed and out in the open. Here are a few things to consider while drawing up your roommate contract:

- Get each roommate’s parent or parents as co-signers/guarantors on the lease agreement.
- Establish rules on when and how monthly rents and utilities will be paid.
- Create a personal folder for each person in the household (who should be contacted in case of an emergency, blood type, medical records and current prescriptions).
- Discuss study habits and the expected study environment. Establish some sort of daily hours for studying.
- Define a cleaning schedule for any common living areas like the living room, kitchen or shared bathroom.
- Discuss a food policy to determine if you will share a food expenses or shop individually.
- Establish lifestyle rules such as sleeping hours or personal habits like smoking or drinking.
- Weekend Guests - define your expectations and the responsibilities of visiting friends and guests.
- Calendar Review - Discuss upcoming events like class schedules, tests, social activities, job hours.
- Weekly Household Meetings - Get things out in the open, address any issue before it becomes a problem that can lead to stress.
- Transportation - Are you going to share a ride to campus? If so, create a carpool budget.
- Relationships - Create a significant others policy. Boyfriend and girlfriend issues can become real problems.
Now that you've found a place to call home, you'll need to select a moving date. Don't underestimate the task! A well planned and organized move will take hours where an unorganized one can turn into a weekend event. Once you have signed your lease, ask the apartment manager about any restrictions concerning move in hours at your new community. We recommend that you talk about your upcoming move with the leasing manager, they are experienced pros and will be able to assist you with just about any question or concern you might have about your upcoming move. They may even have a few suggestions. If you're just moving personal items and none of the big stuff, you won't need much help but, if you've got furniture you'll need to make moving arrangements with family or friends who can provide an SUV, pickup truck, van or you may even consider a rental truck (see page 77). If you are least 18 years old with a valid drivers license, you should qualify. We suggest that you make your reservations with a truck rental company a week in advance of your move-in date. If you're planning on moving during the weekend, it might be a good idea to make those reservations a few weeks in advance. Weekends can be get pretty crazy so, always confirm your reservation a few days before you actually pick up the rental truck. We also recommend that you make arrangements to pick up your rental truck as early in the morning as possible (long lines could mean a good wait - no fun!). Most rental centers also provide items you can rent or purchase such as dollies, boxes, blankets, tie-down ropes, tape, blankets, bubble wrap and other moving supplies. These items will be sold at a premium so, if you're interested in saving a few bucks, make a list of supplies needed and drop by your local super store before your move. This way, you'll be prepared and ready to go on moving day.

Here are a few time saving ideas to keep your move organized:
1. Be Realistic About What You Pack - let the size of your off-campus apartment determine what you bring. Remember, you can always bring more at a later date.
2. Pack in Advance - start packing a week before your moving date.
3. Pack Room Specific Items - place an empty box or two in each room and begin from there.
4. Mark Boxes - clearly mark on the side of each box the specific room and contents within. Directional arrows will keep things "right-side-up" during the move and makes unpacking that much easier.
5. Secure Your Items - use your towels, casual t-shirts, pants or whatever non-newsprint items you can find to secure any breakable items when packing. Be mindful that newspaper ink will bleed and damage personal items.
6. Pack Personal Items Separately - keep a smaller open box of important personal items with you on moving day. Things get hectic enough and you don't need to misplace your keys, wallet, phone or important paperwork during your move.

Remember, make the most of your move and have a couple of friends help. Let's face it, it's always more fun when you do things with friends, even a move! Show a little love and appreciation by throwing a "move-in" pizza party. Once you arrive at your new place with all your boxes in tow, call a local pizza delivery place and have them deliver a couple pizzas. As far as drinks go, get a cooler and load up your favorite beverages. Never underestimate the power of good friends, good food and cold drinks!

Last but not least, save all your receipts. In most cases your moving expenses are tax deductible. And don't forget to ask the truck rental company if they offer student discounts. Most storage and truck rental companies in Denton offer student discounts!
The Denton County Transportation Authority is your answer to getting there with ease. Whether commuting to work, heading to school or embarking on an adventure, we can get you there.

**TRAIN**

Our A-train can get you from Denton to Carrollton with connections to regional transit options.

**BUS**

Options like the Connect Bus, UNT Shuttles, and the North Texas Xpress make getting to school easier than ever!

**UNIVERSITY PASS PROGRAM**

This pass program for UNT students, faculty and staff offers local and regional passes at a discounted rate.

The UNT Shuttle Service is always evolving to meet student needs for both the Denton main campus and Discovery Park campus. Shuttle bus routes are designed to enhance student and pedestrian foot traffic and safety by keeping shuttle buses on the perimeter of both campuses. Routes arriving and departing from off-campus locations will now drop off riders at two primary locations, the University Union at Union Circle and the Bus Transfer Station located at Lot 20 on North Texas Blvd. Campus Circular Routes will travel between the Union Circle and Lot 20 stops at various designated points on campus. The UNT Shuttle Bus Service is free to everyone on campus, that’s right... the service is FREE! If you are interested in riding the DCTA Connect Bus Service you will need to provide a valid UNT ID for free passage.

As you begin your search for off-campus housing, remember to ask if the community is serviced by the UNT Shuttle Bus Service. This is a great way to save time and money on campus parking fees. The Shuttle Service also supports green initiatives at the University of North Texas and the city of Denton.

A campus transportation program provided to students during the academic school year is the Evening e-Ride Service. This free service is available Monday - Thursday, 7am - 2pm and Friday - Saturday, 4pm - 2am during the academic year. Students can reach the e-Ride dispatch at 940-565-3014. This is a complimentary service for students with a valid UNT ID. Callers must give name, campus pick-up location and campus destination. e-Ride evening services are provided within a designated zone on the UNT main campus.

Another free service is the Late Night Lyft Program which runs 7 days a week between 2am - 7am during the Fall and Spring semesters. The UNT Shuttle Service operates a variety of schedules throughout the year. For the most current routes and schedules, please go to the DCTA website at: dcta.net/getting-around.

**TRANSPORTATION SERVICES UNT SHUTTLE BUS ROUTES**

Routes & Times Begin at the University Union GO ZONE ON-DEMAND

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Real time locator. Get the app: transitapp.com

**OFF-CAMPUS BUS ROUTES**

**EVENING OFF-CAMPUS BUS ROUTES**

**ON-CAMPUS BUS ROUTES**

**OFF CAMPUS HOUSING SOURCE** • 19
Your Guide to Campus Parking

Make sure your Parking Permit Matches the Parking Lot Sign

Explore Other Transportation Options...

- Off-Campus Shuttle
- Bus Route Services
- Campus Circular
- Campus Express
- Commuter Bicycle Lane Access

We Are Here to Help!

Need Parking Assistance?
Visit Us
transportation.unt.edu
- Live Chat

Transit Help?
Email Us
transportation.services@unt.edu

Car Trouble on Campus?
Call Us
940-565-3020

Got a ticket?
@UNTtransit

TRANSPORTATION SERVICES
UNT CAMPUS PARKING & PERMITS

Whether you choose to live on or off campus and you own a motor vehicle, a permit is required to park on campus at The University of North Texas. Parking is an auxiliary operation and receives no direct funding from either the state or the university. Parking operates through parking permits generated from students, faculty/staff and visitors parking on campus. Controlled parking areas include all campus parking lots and most campus streets. Signs have been placed to designate parking areas. Any student parking a motor vehicle on campus, must obtain a parking permit, which will allow the vehicle to be parked in areas designated by the permit. The university no longer utilizes metered parking around campus, hourly parking is now processed by Parkmobile. The pay-for-parking App is easy to use and a perfect service for the student on the go. Just download the Parkmobile App and you’ll be set. Bicycles are not charged a fee to park on campus. Please note, the university is not responsible for stolen or damaged bicycles. It is highly recommended that you lock your bike when parking on campus.

UNT Transportation Services is responsible for issuing parking permits of all types. In addition, transportation services takes payments for permits, all campus citations and coordinates visitor parking and special event parking reservations. Parking permits and citations can be paid online at: transportation.unt.edu/parking. This link also provides additional information on parking permits, parking regulations, Parkmobile, parking maps, parking garage locations, visitor parking and frequently asked questions. Below is a list of parking permits available on the university campus and the costs associated with each permit type.

STUDENT PARKING PERMITS
- **EAGLE** - Student - $150 per Semester
  - R - Resident - $275
  - RR - Resident Reserved - $400
  - RM - Remote - $195
  - MC - Motorcycle - $125
  - EVN - Evening - $140
- **Parkmobile Parking**

FACULTY & STAFF PARKING PERMITS
- **A** - Faculty / Staff Reserved - $700
- **FS** - Faculty / Staff - $250
- **HD** - Hall Director - $700
- **MC** - Motorcycle - $125
- **TF** - Teaching Fellow - $125 per Semester
- **BV** - Business / Vendor - $275
- **HF** - Honorary Retiree - No Charge

UNT DISCOVERY PARKING
- EAGLE, RM, FS, MC, R - Permits are Valid
- Parkmobile Parking

GARAGE PARKING
- **HSG / UCG Access** - Daily & Hourly Rates
  - HSG Reserved Access - $1,200
  - HSG Annual Access - $675
  - HSG Access - $375 per Semester
  - HSG / UCG Access - Daily & Hourly Rates
(All Parking Pricing is subject to change.)

THE UNIVERSITY OF NORTH TEXAS TRANSPORTATION SERVICES
- Highland Street Parking Garage
  - 621 Central Avenue
  - Denton, Texas 76201
  - 940-565-3020
  - transportation.services@unt.edu

HOURS OF OPERATION
- Monday - Friday: 7:30am - 5:30 pm
- Saturday & Sunday: Closed

FOR ALL PARKING INQUIRIES
- transportation.unt.edu/parking
Live off-campus? With OCSS, you can:

- Engage with UNT students, faculty, and staff at OCSS events
- Discover campus resources for off-campus students
- Find off-campus housing and roommates
- Learn about family and child care resources
- Do much more!

Featuring

2023 SPRING HOUSING FAIR

Wednesday, March 29th

Check OFFCAMPUS.UNT.EDU or email OCSS@UNT.EDU for updates.
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<td>22</td>
<td>Quarter Apts.</td>
</tr>
<tr>
<td>4</td>
<td>Across the Street Apts.</td>
<td>23</td>
<td>Residences at the Union Apts.</td>
</tr>
<tr>
<td>5</td>
<td>Arbors of Denton Apts.</td>
<td>24</td>
<td>The Retreat at Denton Apts.</td>
</tr>
<tr>
<td>6</td>
<td>Audra Heights Duplex Homes</td>
<td>25</td>
<td>Ridge at North Texas Apts.</td>
</tr>
<tr>
<td>7</td>
<td>Audra Townhome Apts.</td>
<td>26</td>
<td>Sherman Crossing Duplex Homes</td>
</tr>
<tr>
<td>8</td>
<td>City Parc at Fry Street Apts.</td>
<td>27</td>
<td>Starlite Apts.</td>
</tr>
<tr>
<td>9</td>
<td>Crash Pads &amp; Hanger Apts.</td>
<td>28</td>
<td>Townhill Oaks Apts.</td>
</tr>
<tr>
<td>10</td>
<td>Forum at Denton Apts.</td>
<td>29</td>
<td>U Centre at Fry Street Apts.</td>
</tr>
<tr>
<td>11</td>
<td>Gateway at Denton Apts.</td>
<td>30</td>
<td>UC Denton Apts.</td>
</tr>
<tr>
<td>12</td>
<td>Grad House Apts.</td>
<td>31</td>
<td>UNT Housing &amp; Residence Life</td>
</tr>
<tr>
<td>13</td>
<td>Iconic Village Apts.</td>
<td>32</td>
<td>University Place Apts.</td>
</tr>
<tr>
<td>14</td>
<td>Jackson Chang Apts.</td>
<td>33</td>
<td>University View Denton Apts.</td>
</tr>
<tr>
<td>15</td>
<td>The Leonard Apts.</td>
<td>34</td>
<td>Uptown Apts.</td>
</tr>
<tr>
<td>16</td>
<td>Lights Apts.</td>
<td>35</td>
<td>The Venue Apts.</td>
</tr>
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<td>17</td>
<td>Metro Apts.</td>
<td>36</td>
<td>Vintage Pads Apts.</td>
</tr>
<tr>
<td>18</td>
<td>NTX Denton Apts.</td>
<td>37</td>
<td>Wolf Ridge Apts.</td>
</tr>
<tr>
<td>19</td>
<td>Oak Court Apts.</td>
<td>38</td>
<td>Zen Apts.</td>
</tr>
<tr>
<td>NO.</td>
<td>APARTMENT NAME</td>
<td>PHONE</td>
<td>STARTS</td>
</tr>
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<tr>
<td>NO.</td>
<td>APARTMENT NAME</td>
<td>PHONE</td>
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</tr>
<tr>
<td>20</td>
<td>Park Place Denton Apts.</td>
<td>940-287-3991</td>
<td>$925*</td>
</tr>
<tr>
<td>21</td>
<td>Place to Be Properties</td>
<td>940-566-0033</td>
<td>Call</td>
</tr>
<tr>
<td>22</td>
<td>Quarter Apts.</td>
<td>940-382-8800</td>
<td>$605*</td>
</tr>
<tr>
<td>23</td>
<td>Residences at the Union Apts.</td>
<td>940-353-5869</td>
<td>$775*</td>
</tr>
<tr>
<td>24</td>
<td>The Retreat at Denton Apts.</td>
<td>817-997-4136</td>
<td>$765*</td>
</tr>
<tr>
<td>25</td>
<td>Ridge at North Texas Apts.</td>
<td>940-382-7118</td>
<td>$505*</td>
</tr>
<tr>
<td>26</td>
<td>Sherman Crossing Duplex Homes</td>
<td>940-220-3863</td>
<td>$2,050*</td>
</tr>
<tr>
<td>27</td>
<td>Starlite Apts.</td>
<td>940-382-0111</td>
<td>$669*</td>
</tr>
<tr>
<td>28</td>
<td>Townhill Oaks Apts.</td>
<td>940-566-0060</td>
<td>$825*</td>
</tr>
<tr>
<td>29</td>
<td>U Centre at Fry Street Apts.</td>
<td>940-808-1808</td>
<td>$924*</td>
</tr>
<tr>
<td>30</td>
<td>UC Denton Apts.</td>
<td>940-220-4715</td>
<td>$619*</td>
</tr>
<tr>
<td>31</td>
<td>UNT Housing &amp; Residence Life</td>
<td>940-565-2610</td>
<td>Call</td>
</tr>
<tr>
<td>32</td>
<td>University Place Apts.</td>
<td>940-382-8800</td>
<td>$701*</td>
</tr>
<tr>
<td>33</td>
<td>University View Denton Apts.</td>
<td>940-382-5331</td>
<td>$915*</td>
</tr>
<tr>
<td>34</td>
<td>Uptown Apts.</td>
<td>940-384-7600</td>
<td>$749*</td>
</tr>
<tr>
<td>35</td>
<td>The Venue Apts.</td>
<td>940-600-4224</td>
<td>$719*</td>
</tr>
<tr>
<td>36</td>
<td>Vintage Pads Apts.</td>
<td>940-382-0111</td>
<td>$668*</td>
</tr>
<tr>
<td>37</td>
<td>Wolf Ridge Apts.</td>
<td>940-566-6617</td>
<td>$899*</td>
</tr>
<tr>
<td>38</td>
<td>Zen Apts.</td>
<td>940-382-8800</td>
<td>$639*</td>
</tr>
</tbody>
</table>
QR Code technology can be a valuable informational source for any students looking for Off-Campus Housing in Denton. We have assembled an off-campus student living community QR Code Index on these pages to assist you with quick access to everything you'll need to know about what community might best meet your off-campus living needs. It's Easy! Just select the camera mode on your smartphone, point the screen at the QR Code on this page and your mobile phone will link you to that specific communities website.

14 Fifty-One
833-831-6345
Email: 1451@tontiproperties.com
See Page 36

33 Degrees North
940-323-8633
Email: 33n@greystar.com
See Pages 36 & 36

Arbors of Denton
940-320-2026
Email: leasing@arborsofdenton.com
See Pages 37 & 62

City Parc at Fry
940-384-7272
Email: cityparc@frystreet@americancampus.com
See Pages 38 & 52

Denton Student Apts.
940-382-0111
Email: dsa@valiantresidential.com
See Pages 66 & 67

Forum at Denton
940-566-2146
Email: leasing@forumdenton.com
See Pages 38 & 52

Gateway at Denton
940-323-9010
Email: gatewaydenton@redstoneresidential.com
See Pages 39 & 56

The Leonard
940-323-9933
Email: theleonard@clsiving.com
See Page 42

NTX Denton
940-213-1029
Email: ntx@assetliving.com
See Page 42 & 70

Park Place Denton
940-287-3991
Email: leasing@parkplace.denton.com
See Pages 43 & 61

Retreat at Denton
817-997-4136
Email: info@retreatdenton.com
See Page 44

Ridge at North Texas
940-382-7118
Email: theridge@redstoneresidential.com
See Pages 44 & 65

U Centre at Fry
940-808-1808
Email: ucentre@frystreet@americancampus.com
See Page 45 & 52

UC Denton
940-220-4715
Email: leasing@ucdenton.com
See Pages 45 & 55

University View Denton
940-382-5331
Email: uvdenton@redstoneresidential.com
See Pages 45 & 56

Uptown
940-384-7600
Email: uptown@americancampus.com
See Pages 46 & 70

The Venue
940-600-4224
Email: leasing@thevenueliving.com
See Pages 47 & 59

OCSS SCHOLARSHIP SPONSOR
Support the Communities that support the Off-Campus Student Services Scholarship program (See more information on pages 12-13)
The University of North Texas continues to move forward as one of the premier institutions of higher learning in the State of Texas and a top research institution regionally and nationally. The university has gone to great lengths to improve the student’s on-campus and off-campus living experience with the addition of several facilities that are currently under construction or have been recently completed. Projects include the Arts Studio Facility (2022), the Bruzy UNT Golf Facility (2021), Joe Greene Residence Hall (2019), the UNT Welcome Center (2019), Eagle Landing Dining Hall (2021), The Lovelace & McNatt Families Indoor Athletic Practice Facility (2020), and the expansion of Parking Lot 20 and the UNT Shuttle Bus Transfer Station (2019). With the completion of the University Union renovation (2016), the addition of the Art & Visual Arts Buildings (2019), Rawlings Residence Hall (2015) and several other renovations like the UNT Basketball Coliseum throughout the main campus, The University of North Texas campus is experiencing unprecedented growth.

The addition of UNT’s Welcome Center, Joe Greene Residence Hall and the University's free standing Eagle Landing Dining Hall have had an immediate impact on the student's on-campus living experience. Other University projects, such as the expansion of Parking Lot 20 and the addition of UNT’s Shuttle Bus Transfer Station on North Texas Blvd. have greatly enhanced the off-campus student's daily transit experience.

With UNT Dining Services’ Eagle Landing now operational, off-campus students might want to re-think their budget and secure an off-campus commuter meal plan (see page 10). A commuter meal plan just might be the way to go in Fall 2022. And, as students navigate their way living off-campus, there are three major considerations to remember, Shelter, Sleep and Diet. Prioritizing “THE BIG 3” will ensure that you will give yourself the best chance to succeed while attending the University of North Texas.

The two additions that effect off-campus students first and foremost, is the parking expansion of Parking Lot 20 and the university’s Shuttle Bus Transfer Station on the west side of campus. There is finally a reprieve from the daily anxieties of campus traffic and congestion, finding a place to park and then getting to class on time. Students can now park at Lot 20, walk over to the shuttle bus transfer station and take an express bus route to class. This is an exciting time at the University at North Texas and with all these campus facilities now operational, it’s easy to see why the university is experiencing unprecedented student growth. Did you know that this year’s freshman class is an estimated 1,500 students larger than any incoming class in university history! So, check out what’s happening around campus this fall.

GET TO CLASS ON TIME. PARK AT LOT 20 & TAKE THE EXPRESS BUS TO ALL CAMPUS LOCATIONS

An additional 1,100 parking spaces have been added at Parking Lot 20 along with a new covered shuttle bus transfer station. The Transfer Bus Station includes restrooms, student rider seating, vending machines and shuttle bus route status screens (to come at a later date). The UNT Transportation Services Shuttle Bus Transfer Station acts as a covered pick-up and drop-off point servicing the west side of campus.

Eagle Landing is designed as a setting for scholarly and social interaction between students, faculty and staff. The dining hall is two-stories, providing seating for 700 and offers three fresh meals a day with late night options. Eagle Landing features several unique cuisine experiences and numerous seating layouts. The Landing offers a variety of dining experiences. Congratulations to UNT Dining Services for providing the university community with a nationally recognized facility with state-of-the-art food services for the on-campus and off-campus student community. For information on UNT Dining Services off-campus commuter meal plan options, please visit: dining.unt.edu or call: 940-565-2462.
NEW
OFF-CAMPUS
STUDENT LIVING COMMUNITY
QR CODE
INDEX

offcampushousing.unt.edu

SEE PAGES
30 - 31

VERY
COOL!

APARTMENT
LISTINGS SECTION

Proud Sponsor of
The University of North Texas

offcampushousing.unt.edu

QR CODE
INDEX

SEE PAGES
30 - 31

VERY
COOL!
All participating community leasing rates and listing information are subject to change without notice. Rates are posted as of March 15, 2023.

1. **14 FIFTY-ONE APARTMENTS**
   - **RATES START AT $785***
   - PER BED LEASE OPTION
   - URL: 14fiftyone.com
   - Email: 1451@tontiproperties.com
   - Denton Map: 24-25
   - Apartment Index: 26-27
   - QR Code Index: 30
   - 833-831-6345
   - 1451 Centre Place Drive
   - Denton, Texas 76205
   - Distance from UNT: 1.4 Miles
   - 123 Units / 478 Beds
   - Furnished
   - Bedrooms: 2, 4, 5
   - Lease Terms: 5, 10, 12 Months
   - Utilities: Included, Electric Cap: $35
   - Application Fee: $15
   - Administration Fee: $99
   - Deposit: $250
   - Pet Fee: $275 / Pet Deposit: $125

2. **33 DEGREES NORTH APARTMENTS**
   - **RATES START AT $715***
   - PER BED LEASE OPTION
   - URL: 33northapartments.com
   - Email: 33north@tpco.com
   - Display Ad: 63
   - Denton Map: 24-25
   - Apartment Index: 26-27
   - QR Code Index: 30
   - 940-323-8633
   - 919 Eagle Drive
   - Denton, Texas 76201
   - Distance from UNT: 3 Blocks
   - 127 Units / 423 Beds
   - Furnished
   - Bedrooms: 1, 2, 3, 4
   - Lease Terms: 5, 10, 12 Months
   - Utilities: Electric Cap: $20
   - Application Fee: $20
   - Administration Fee: $75
   - Deposit: $250
   - Pet Fee: $275 / Pet Rent: $25 Monthly

3. **800 SOUTH WELCH APARTMENTS**
   - **RATES START AT $1,160***
   - PER UNIT LEASE OPTION
   - URL: theyorkshireliving.com
   - Email: leasing@800southwelch.com
   - Display Ad: 72
   - Denton Map: 24-25
   - Apartment Index: 26-27
   - 972-479-9510
   - 800 S. Welch Street
   - Denton, Texas 76201
   - Distance from UNT: 2 Blocks
   - 8 Units
   - Unfurnished
   - Bedrooms: 1, 2
   - Lease Terms: 12 Months
   - Utilities: Resident Pays: Electric, Water & Trash
   - Application Fee: $50
   - Deposit: $200
   - Pet Fee: $300 / Pet Rent: $20 Monthly

4. **ACROSS THE STREET APARTMENTS**
   - **RATES START AT $774***
   - PER BED & UNIT LEASE OPTIONS
   - URL: dentonstudentapartments.com
   - Email: dsa@valiantresidential.com
   - Display Ad: 66-67
   - Denton Map: 24-25
   - Apartment Index: 26-27
   - 1621 W. Oak Street
   - Leasing Office: 2411 W. Hickory Street
   - Distance from UNT: 1 Block
   - 53 Units / 70 Beds
   - Furnished
   - Bedrooms: Studio, 1, 2, 3
   - Lease Terms: 5, 10, 12
   - Utilities: Electric & Water Allowance
   - Resident Pays: Electric, Water, Gas, Trash & Pest Control
   - Application Fee: $50
   - Deposit: Up to 2 Months Rent
   - Pet Fee: $300 / Pet Rent: $20 Monthly

5. **ARBORES OF DENTON APARTMENTS**
   - **RATES START AT $649***
   - PER BED LEASE OPTION
   - URL: arborsofdenton.com
   - Email: leasing@arborsofdenton.com
   - Display Ad: 62
   - Denton Map: 24-25
   - Apartment Index: 26-27
   - QR Code Index: 30
   - 940-320-2026
   - 1103 Bernard Street
   - Denton, Texas 76201
   - Distance from UNT: 1/2 Mile
   - 191 Units / 367 Beds
   - Furnished
   - Bedrooms: 1, 2, 3
   - Lease Terms: 5, 10, 12 Months
   - Utilities: Included, Electric Cap: $35
   - Application Fee: $75
   - Administration Fee: $50
   - Deposit: $250
   - Pet Fee: $275 / Pet Deposit: $125

6. **AUDRA HEIGHTS DUPLEX HOMES**
   - **RATES START AT $1,900***
   - PER UNIT LEASE OPTION
   - URL: audraheights@goodshomes.com
   - Email: audraheights@goodshomes.com
   - Display Ad: 73
   - Denton Map: 24-25
   - Apartment Index: 26-27
   - 940-242-3247
   - 1200 - 1415 Bayfield Street
   - Denton, Texas 76209
   - Distance from UNT: 3.3 Miles
   - 72 Units
   - Furnished
   - Bedrooms: 3
   - Lease Terms: 12 Months
   - Utilities: Resident Pays Electric, Water, Trash
   - Application Fee: $45
   - Deposit: $1,850 Refundable
   - Pet Fee: $500

*All rates & fees are subject to change.*

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**36 • OFF CAMPUS HOUSING SOURCE**

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**OFF CAMPUS HOUSING SOURCE • 37**
7. **AUDRA TOWNHOMES**
   940-326-7204
   1201-1305 Good Lane
   Denton, Texas 76209
   Distance from UNT: 3.3 Miles
   30 Units
   Unfurnished
   Bedrooms: 3, 4
   Lease Terms: 12 Months
   Utilities: Resident Pays Electric, Allocated Water
   Application Fee: $45
   Deposit: $2,100 / $2,400 Refundable
   Pet Fee: $150 / Pet Deposit: $150 / Pet Rent: $25 Monthly
   Administration Fee: $150 / Community Fee: $25
   Email: townhomes@goodshomes.com
   Display Ad: 68
   Denton Map: 24-25
   Apartment Index: 26-27

RATES START AT $2,100*
PER UNIT LEASE OPTION
URL: audratownhomes.com

8. **CITY PARC AT FRY STREET APARTMENTS**
   940-384-7722
   1310 Scripture Street
   Denton, Texas 76201
   Distance from UNT: 3 Blocks
   138 Units / 420 Beds
   Furnished
   Bedrooms: Studio, 1, 2, 4
   Lease Terms: 5, 10, 12 Months
   Utilities: Included, Electric Cap: $25
   Application Fee: $50
   Deposit: $150
   Pet Fee: $200 / Pet Deposit: $200 / Pet Rent: $25 Monthly
   Email: cityparcatfrystreet@american-campus.com
   Display Ad: 52-53
   Denton Map: 24-25
   Apartment Index: 26-27
   QR Code Index: 30

RATES START AT $799*
PER BED LEASE OPTION
URL: cityparc.com

9. **CRASH PADS I & II / HANGER APARTMENTS**
   940-382-8800
   814 Bernard Street
   Leasing Office: 1003 Eagle Drive
   Denton, Texas 76201
   Distance from UNT: 2 Blocks
   56 Units / 72 Beds
   Unfurnished
   Bedrooms: 1, 2
   Lease Terms: 5, 10, 12
   Utilities: Electric & Water Allowance
   Resident Pays: Electric, Water, Gas, Trash & Pest Control
   Application Fee: $50
   Deposit: $100 - $500 / Administration Fee: $150
   Pet Fee: $300 / Pet Rent: $20 Monthly
   Email: jcrent@usa.net
   Display Ad: 66-67
   Denton Map: 24-25
   Apartment Index: 26-27
   QR Code Index: 30

RATES START AT $835*
PER BED & UNIT LEASE OPTIONS
URL: dentonstudentapartments.com

10. **FORUM AT DENTON APARTMENTS**
    940-566-2146
    201 Inman Street
    Denton, Texas 76205
    Distance from UNT: 1.2 Miles
    347 Units / 1,044 Beds
    Furnished
    Bedrooms: 1, 2, 3, 4
    Lease Terms: 5, 12 Months
    Utilities: Resident Pays Electric, Water, Trash
    Application Fee: $25
    Administration Fee: $150 / Community Fee: $25
    Pet Fee: $150 / Pet Deposit: $150 / Pet Rent: $25 Monthly
    Email: leasing@forumdenton.com
    Display Ad: 58
    Denton Map: 24-25
    Apartment Index: 26-27
    QR Code Index: 30

RATES START AT $720*
PER BED LEASE OPTION
URL: forumdenton.com

11. **GATEWAY AT DENTON APARTMENTS**
    940-323-9010
    1201 Cleveland Street
    Denton, Texas 76201
    Distance from UNT: 1/2 Mile
    228 Units / 696 Beds
    Furnished
    Bedrooms: 2, 3, 4
    Lease Terms: 12 Months
    Utilities: Based on Usage
    Application Fee: $30
    Deposit: $100
    Pet Fee: $425 / Pet Rent: $35 Monthly
    Email: gatewaydenton@redstoneresidential.com
    Display Ad: 56-57
    Denton Map: 24-25
    Apartment Index: 26-27
    QR Code Index: 30

RATES START AT $695*
PER BED LEASE OPTION
URL: gatewayatdenton.com

12. **GRAD HOUSE APARTMENTS**
    214-300-1881
    2416 - 2430 W. Prairie Street
    Denton, Texas 76201
    Distance from UNT: 1 Blocks
    8 Units / 32 Beds
    Furnished
    Bedrooms: 4
    Lease Terms: 12 Months
    Utilities: Included, Trash Fee: $10
    Application Fee: $50 / Guarantor: $50
    Administration Fee: $20 Monthly
    Deposit: $300
    Pet Fee: $500 / Pet Rent: $30 Monthly
    Email: dong_wu1@hotmail.com
    Display Ad: 66-67
    Denton Map: 24-25
    Apartment Index: 26-27

RATES START AT $750*
PER BED LEASE OPTION
URL: dentonstudentapartments.com

13. **ICONIC VILLAGE APARTMENTS**
    940-382-0111
    2411 W. Hickory Street
    Denton, Texas 76201
    Distance from UNT: 4 Blocks
    75 Units / 114 Beds
    Unfurnished
    Bedrooms: Studio, 1, 2, 3
    Lease Terms: 5, 10, 12
    Utilities: Electric & Water Allowance
    Resident Pays: Electric, Water, Gas, Trash & Pest Control
    Application Fee: $50
    Deposit: $100 - $500 / Administration Fee: $150
    Pet Fee: $300 / Pet Rent: $20 Monthly
    Email: jcrent@usa.net
    Display Ad: 71
    Denton Map: 24-25
    Apartment Index: 26-27
    QR Code Index: 30

RATES START AT $671*
PER BED & UNIT LEASE OPTIONS
URL: dentonstudentapartments.com

14. **JACKSON CHANG APARTMENTS**
    940-565-0627
    1600 W. Hickory Street
    Denton, Texas 76201
    Distance from UNT: Varies
    Over 20 Locations
    Unfurnished
    Bedrooms: Studio, 1, 2
    Lease Terms: 9-12 Months
    Utilities: Resident Pays - Varies
    Application Fee: $30
    Deposit: $300 - $500
    No Pets
    Email: jcrent@usa.net
    Display Ad: 71
    Denton Map: 24-25
    Apartment Index: 26-27

RATES START AT $795*
PER UNIT LEASE OPTION
URL: jcrent.com

*ALL RATES & FEES ARE SUBJECT TO CHANGE
LIVING OFF CAMPUS?

WE ARE HERE FOR YOU

24 / 7 / 365
15 **THE LEONARD APARTMENTS**  
940-323-9933  
1541 Meadow Street  
Denton, Texas 76205  
Distance from UNT: 1.2 Miles  
192 Units / 564 Beds  
Furnished  
Bedrooms: 1, 2, 3, 4  
Lease Terms: 5, 10, 12 Months  
Utilities: Electric Cap $10, Water  
Application Fee: $50  
Administration Fee: $150  
Amenities Fee: $25 Monthly  
Pet Fee: $250 / Pet Rent: $15 Monthly  
**Rates Start at $775**  
**Per Bed Lease Option**  
URL: livetheleonard.com  
Email: theleonard@clsliving.com  
Denton Map: 24-25  
Apartment Index: 26-27  
QR Code Index: 30

16 **LIGHTS APARTMENTS**  
940-382-0111  
1607 W. Oak Street  
Leasing Office: 2411 W. Hickory Street  
Denton, Texas 76201  
Distance from UNT: 1 Block  
39 Units / 44 Beds  
Unfurnished  
Bedrooms: 1, 2  
Lease Terms: 5, 10, 12  
Utilities: Electric & Water Allowance  
Resident Pays: Electric, Water, Gas, Trash & Pest Control  
Application Fee: $50  
Deposit: $100 - $500 / Administration Fee: $150  
Pet Fee: $300 / Pet Rent: $20 Monthly  
**Rates Start at $800**  
**Per Bed & Unit Lease Options**  
URL: dentonstudentapartments.com  
Email: dsa@valiantresidential.com  
Display Ad: 66-67  
Denton Map: 24-25  
Apartment Index: 26-27  
QR Code Index: 30

17 **METRO APARTMENTS**  
940-382-8800  
627-707 Bernard Street  
Leasing Office: 1003 Eagle Drive  
Denton, Texas 76201  
Distance from UNT: 3 Blocks  
44 Units / 80 Beds  
Unfurnished  
Bedrooms: 1, 2  
Lease Terms: 5, 10, 12  
Utilities: Electric & Water Allowance  
Resident Pays: Electric, Water, Gas, Trash & Pest Control  
Application Fee: $50  
Deposit: $100 - $500 / Administration Fee: $150  
Pet Fee: $300 / Pet Rent: $20 Monthly  
**Rates Start at $647**  
**Per Bed & Unit Lease Options**  
URL: dentonstudentapartments.com  
Email: dsa@valiantresidential.com  
Display Ad: 66-67  
Denton Map: 24-25  
Apartment Index: 26-27  
QR Code Index: 30

18 **NTX DENTON APARTMENTS**  
940-213-1029  
101 E. Daugherty Street  
Denton, Texas 76205  
Distance from UNT: 1.2 Mile  
142 Units / 426 Beds  
Furnished  
Bedrooms: 1, 2, 4  
Lease Terms: 12 Months  
Utilities: Included, Electric Cap: $30  
Application Fee: Waived  
Deposit: Waived  
Pet Fee: $300 / Pet Rent: $30 Monthly  
**Rates Start at $599**  
**Per Bed Lease Option**  
URL: livetnxdenton.com  
Email: ntx@assetliving.com  
Display Ad: 70  
Denton Map: 24-25  
Apartment Index: 26-27  
QR Code Index: 30

19 **OAK COURT APARTMENTS**  
940-566-6617  
1600 W. Oak Street  
Leasing Office: 1616 W. Oak Street  
Denton, Texas 76201  
Distance from UNT: 1 Block  
18 Units  
Unfurnished  
Bedrooms: 1, 2  
Lease Terms: Call for Details  
Utilities: Resident Pays Electric  
Application Fee: $45  
Deposit: $600 & Up  
Pet Fee: $100 / Pet Deposit: $400  
**Rates Start at $1249**  
**Per Unit Lease Option**  
URL: parkplacedenton.com  
Email: leasing@parkplacedenton.com  
Display Ad: 61  
Denton Map: 24-25  
Apartment Index: 28-29  
QR Code Index: 31

20 **PARK PLACE DENTON APARTMENTS**  
940-287-3991  
1519 Scripture Street  
Denton, Texas 76201  
Distance from UNT: 2 Blocks  
179 Units / 341 Beds / Furnished  
Bedrooms: Studio, 1, 2, 3, 4  
Lease Terms: Call for Details  
Utilities: Resident Pays Electric  
Application Fee: $50  
Deposit: $150 & Up  
Pet Fee: $400 / Pet Rent: $25 Monthly  
**Rates Start at $925**  
**Per Bed Lease Option**  
URL: parkplacedenton.com  
Email: leasing@parkplacedenton.com  
Display Ad: 61  
Denton Map: 24-25  
Apartment Index: 28-29  
QR Code Index: 31

21 **PLACE TO BE PROPERTIES**  
940-566-0033  
525 S. Carroll Blvd., Suite 100  
Denton, Texas 76201  
Distance from UNT: Varies  
Over 50 Locations  
Furnished & Unfurnished  
Bedrooms: Studio, 1, 2, 3, 4  
Lease Terms: 12 Months  
Utilities: Varies, Trash Fee: $10-$20  
Application Fee: $60 / Guarantor: $60  
Deposit: $600 & Up  
Pet Fee: $500 / Pet Rent: $30 Monthly  
**Rates Start at $1249**  
**Per Bed & Unit Lease Options**  
URL: ptbproperties.com  
Email: leasing@placepobproperties.com  
Display Ad: 54  
Denton Map: 24-25  
Apartment Index: 28-29

22 **QUARTER APARTMENTS**  
940-382-8800  
1003 Eagle Drive  
Denton, Texas 76201  
Distance from UNT: 2 Blocks  
64 Units / 110 Beds  
Unfurnished  
Bedrooms: 1, 2, 3, 4  
Lease Terms: 5, 10, 12  
Utilities: Electric & Water Allowance  
Resident Pays: Electric, Water, Gas, Trash & Pest Control  
Application Fee: $50  
Deposit: $100 - $500 / Administration Fee: $150  
Pet Fee: $300 / Pet Rent: $20 Monthly  
**Rates Start at $605**  
**Per Bed & Unit Lease Options**  
URL: dentonstudentapartments.com  
Email: dsa@valiantresidential.com  
Display Ad: 66-67  
Denton Map: 24-25  
Apartment Index: 28-29  
QR Code Index: 30

**ALL RATES & FEES ARE SUBJECT TO CHANGE**
**RESIDENCE AT THE UNION APARTMENTS**  
940-353-5869  
2211 W. Hickory Street  
Denton, Texas 76201  
Distance from UNT: Varies  
163 Units / 3 Locations  
Unfurnished  
Bedrooms: Studio, 1, 2  
Lease Terms: 6 - 12 Months  
Utilities: Resident Pays Electric, Water Allocation, Gas, Trash  
Application Fee: $50  
Administration Fee: $100  
Deposit: $100 / $200  
Pet Fee: $350 / Pet Rent: $20 Monthly  
**RATES START AT $775* PER UNIT LEASE OPTION**  
URL: residencesattheunion.com  
Email: residencesattheunion@lincolnapts.com  
Display Ad: 64  
Denton Map: 24-25  
Apartment Index: 28-29

**THE RETREAT AT DENTON APARTMENTS**  
817-997-4136  
155 Precision Drive  
Denton, Texas 76201  
Distance from UNT: 1.5 Miles  
189 Units / 700 Beds  
Furnished  
Bedrooms: 2, 3, 4  
Lease Terms: 12 Months  
Utilities: Resident Pays Electric, Water & Sewage  
Application Fee: $50  
Administration Fee: $150  
Deposit: $100  
Pet Fee: $300 / Pet Rent: $35 Monthly  
**RATES START AT $765* PER BED LEASE OPTION**  
URL: retreatdenton.com  
Email: info@retreatdenton.com  
Denton Map: 24-25  
Apartment Index: 28-29

**RIDGE AT NORTH TEXAS APARTMENTS**  
940-382-7118  
2700 Colorado Boulevard  
Denton, Texas 76210  
Distance from UNT: 3.1 Miles  
288 Units / 876 Beds  
Furnished  
Bedrooms: 1, 2, 3, 4  
Lease Terms: 12 Months  
Utilities: Included, Electric Cap $25  
Application Fee: $25  
Administration Fee: $100  
Covered Parking: $25 Monthly  
Pet Fee: $200 / Pet Rent: $25 Monthly / 2 Pet Limit  
**RATES START AT $505* PER BED LEASE OPTION**  
URL: theridgeatnorthtexas.com  
Email: theridge@redstoneresidential.com  
Display Ad: 65  
Denton Map: 24-25  
Apartment Index: 28-29  
QR Code Index: 31

**SHERMAN CROSSING DUPLEX HOMES**  
940-220-3863  
3816 - 4025 Sheraton Road  
Denton, Texas 76209  
Distance from UNT: 3.1 Miles  
58 Units  
Unfurnished  
Bedrooms: 3, 4  
Lease Terms: 12 Months  
Utilities: Resident Pays Electric, Water, Trash  
Application Fee: $45  
Deposit: $2,000 / $2,100 Refundable  
Pet Fee: $500  
**RATES START AT $2,050* PER UNIT LEASE OPTION**  
URL: smarthomestx.com  
Email: sherman@goodshomes.com  
Display Ad: 73  
Denton Map: 24-25  
Apartment Index: 28-29

**TOWNHILL OAKS APARTMENTS**  
940-566-0060  
516 N. Oak Street  
Denton, Texas 76201  
Distance from UNT: 1/2 Mile  
32 Units  
Unfurnished  
Bedrooms: 1, 2  
Lease Terms: 12 Months  
Utilities: Resident Pays Electric  
Deposit: $800  
No Pets  
**RATES START AT $825* PER UNIT LEASE OPTION**  
Display Ad: 72  
Denton Map: 24-25  
Apartment Index: 28-29

**UC DENTON APARTMENTS**  
940-220-4715  
200 S. Bonnie Brae Street  
Denton, Texas 76201  
Distance from UNT: 1 Mile  
240 Units / 792 Beds  
Furnished  
Bedrooms: 1, 2, 4  
Lease Terms: 5, 10, 12 Months  
Utilities: Resident Pays Water, Trash, Electric Cap $20  
Application Fee: $30  
Deposit: $150 to Full Month’s Rent  
Pet Fee: $300 / Pet Rent: $30 Monthly  
**RATES START AT $619* PER BED LEASE OPTION**  
URL: ucdenton.com  
Email: leasing@ucdenton.com  
Display Ad: 55  
Denton Map: 24-25  
Apartment Index: 28-29  
QR Code Index: 31
### UNT Housing & Residence Life

940-565-2610  
University of North Texas  
UNT Welcome Center  
1417 Maple Street  
Denton, Texas 76203  
3,575 Units / 6,350 Beds  
Furnished  
Bedrooms: Private Singles, Singles, Doubles, Triples  
Lease Terms: 9 Months / Academic Year  
Utilities: Included  
Lease Terms: 9 Months / Academic Year  
Utility: Included  
Lease Terms: 5, 10, 12 Months  
Bedrooms: 1, 2, 3  
Lease Terms: 12 Months  
Utilities: Resident Pays Electric, Water, Trash  
Application Fee: $40  
Administration Fee: $55  
Deposit: $150  
Pet Fee: $200 / Pet Deposit: $200 / Pet Rent: $25 Monthly  
Deposit: $600 & Up  
Pet Fee: $100 / Pet Deposit: $400 / Pet Rent: $25 Monthly  
Deposit: $150  
Pet Fee: $250 / Pet Deposit: $400 / Pet Rent: $25 Monthly  
Deposit: $250  
Pet Fee: $250 / Pet Deposit: $400 / Pet Rent: $25 Monthly  
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Deposit: $150  
Pet Fee: $200 / Pet Deposit: $200 / Pet Rent: $25 Monthly

### CALL FOR RATES

**PER BED LEASE OPTION**  
URL: housing.unt.edu  
Email: housinginfo@unt.edu

**PER UNIT LEASE OPTION**  
URL: universityviewdenton.com  
Email: uvdenton@edstoneresidential.com

**PER BED & UNIT LEASE OPTIONS**  
URL: dentonsstudentapartments.com  
Email: dsa@valiantresidential.com

**THE VENUE APARTMENTS**  
940-600-4224  
1407 Bernard Street  
Denton, Texas 76201  
Distance from UNT: 1 Mile  
279 Units / 387 Beds  
Unfurnished  
Bedrooms: 1, 2, 3  
Lease Terms: 12 Months  
Utilities: Resident Pays Electric, Water, Trash  
Application Fee: $40  
Administration Fee: $55  
Deposit: $150  
Pet Fee: $300 / Pet Rent: $20 Monthly

**RATES START AT $719***

**RATES START AT $668**

**RATES START AT $899**

**VINTAGE PADS APARTMENTS**  
940-382-0111  
2424 / 2524 W. Oak Street  
Denton, Texas 76201  
Distance from UNT: 1 Mile  
100 Units / 122 Beds  
Unfurnished  
Bedrooms: 1, 2, 3  
Lease Terms: 5, 10, 12  
Utilities: Electric & Water Allowance  
Resident Pays: Electric, Water, Gas, Trash & Pest Control  
Application Fee: $50  
Deposit: $100 - $500 / Administration Fee: $150  
Pet Fee: $300 / Pet Rent: $20 Monthly

**RATES START AT $639**

**WOLF RIDGE APARTMENTS**  
940-566-6617  
1616 W. Oak Street  
Denton, Texas 76201  
Distance from UNT: 1 Block  
32 Units  
Unfurnished  
Bedrooms: 1Jr., 1  
Lease Terms: Call for Details  
Utilities: You Pay Electric  
Application Fee: $45  
Deposit: $600 & Up  
Pet Fee: $100 / Pet Deposit: $400

**UNIVERSITY PLACE APARTMENTS**  
940-382-8800  
911 Bernard Street  
Denton, Texas 76201  
Distance from UNT: 1/2 Mile  
130 Units / 178 Beds  
Unfurnished  
Bedrooms: 1, 2  
Lease Terms: 5, 10, 12  
Utilities: Electric & Water Allowance  
Resident Pays: Electric, Water, Gas, Trash, Pest Control  
Application Fee: $50  
Deposit: $100 - $500 / Administration Fee: $150  
Pet Fee: $300 / Pet Rent: $20 Monthly

**RATES START AT $701***

**UNIVERSITY VIEW DENTON APARTMENTS**  
940-382-5331  
603 Eagle Drive  
Denton, Texas 76201  
Distance from UNT: 1/3 Mile  
172 Units  
Unfurnished  
Bedrooms: 1  
Lease Terms: 12 Months  
Utilities: You Pay Electric  
Application Fee: $25 per Applicant  
Administration Fee: $75  
Deposit: $250  
Pet Fee: $250 / Pet Rent: $25 Monthly

**RATES START AT $915***

**UP TOWN APARTMENTS**  
940-384-7600  
2601 W. Oak Street  
Denton, Texas 76201  
Distance from UNT: 1 Mile  
180 Units / 225 Beds  
Furnished  
Bedrooms: 1, 2, 3, 4  
Lease Terms: 5, 10, 12 Months  
Utilities: Included, Electric Cap: $25  
Application Fee: $50  
Deposit: $150  
Pet Fee: $200 / Pet Deposit: $200 / Pet Rent: $25 Monthly

**RATES START AT $749***

*ALL RATES & FEES ARE SUBJECT TO CHANGE*
All Roads Lead to Rome and All UNT Off-Campus Shuttle Bus Routes Begin and End at . . .

MONDAY - FRIDAY
NT121
CP 151
DP 141
DP143
BST161
CE171
DS 181
EOC196

WEEKENDS
MGP113
DP143

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HOURS OF OPERATION
Monday - Friday: 7:00 am - 11:00 pm
Saturday: 9:00 am - 11:00 pm
Sunday: 12:00 pm - 11:00 pm
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Duplex
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Houses
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leasing@placetobeproperties.com
www.ptbproperties.com

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- Great Floor Plans
- Community Parking
- Washer/ Dryer in Units
- Resort-Style Pool
- Pool-side Cabanas
- Grotto Hot-tub
- BBQ Grill Area
- Private Dog Park
- Up-Graded Kitchens w/ New Countertops
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  - Outdoor Basketball Court
  - Sand Volleyball Courts
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  - Extended Cable
  - Pet Friendly Community / Pet Park
  - Quick Access to I-35 & UNT Campus
  - Across from Denton’s Triangle Mall

- **COMMUNITY FEATURES**
  - UNT Shuttle - Colorado Express
  - Covered Parking Available
  - Hi-Speed Internet
  - Computer Cafe’ Center
  - Washer/Dryer in Each Unit
  - Roommate Matching Available
  - Individual Liability Lease
  - Community Coded Access Gate

- **CONVENIENCE FEATURES**
  - Covered Parking Available
  - Hi-Speed Internet
  - Computer Cafe’ Center
  - Washer/Dryer in Each Unit
  - Roommate Matching Available
  - Individual Liability Lease
  - Community Coded Access Gate

- **LOCATION**
  - 2700 Colorado Boulevard, Denton, Texas 76210 | 940-382-7118

**ALL RATES & FEES ARE SUBJECT TO CHANGE**

* - Great Community Features -
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Our communities are serviced by various UNT Shuttle routes.
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DENTON DISTRIBUTION PARTNERS

PARTICIPATING RETAIL MERCHANTS

The retail merchants below provide valuable seasonal retail space so that students looking for off-campus housing in Denton have access to our guide. We thank you all for servicing the student community!

7-11 Stores
Agua Dulce Mexican
Amarillo Ale Works
Ambro's Taco Mas
Amitea
Atomic Candy
Aura Coffee
Avis/Budget Rental
Backyard on Bell
Bearded Monk
Bell Avenue Self Storage
Best Western Denton
Best Western Premier
Bet the House Barbecue
Beth Marie's Ice Cream
Boomer Jack's Grill
Briscoe Alignment & Tire
Broadway Cafe
Bullseye Bike Shop
Candy Haven & Cakes
Cartwright's Ranch House
Caskey's
Catholic Campus Center
Cheestnut Tree
Chevron
Cigar Frog's
Clips USA
Comfort Inn
Cool Beans
Corner C Store
Crooked Crust Pizza
CubeSmart Storage
DCTA Downtown Station
Dan's SilverLeaf
Dark Age Tattoos
Denton County Brewing Co.
Denton County Burgers
Denton Side Bar
Denton Tattoo Co.
Denton Trading Co.
Denton Vape Shoppe
Denton Welcome Center
Dix Coney Island
Double Dave's Pizza
Drunchies Tacos
Dusty's Bar & Grill
Ekon Store
Exxon - McCormick
EZ Chek #4, #8, #9
Fairfield Inn
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Fera's Italian Restaurant
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Fry Street Public House
Fry Street Tavern
Fritly's Seafood
Fuzzy's Taco Shop
Game Changer
The Garage
Gared Up
Golden Chick
Great Clips
Greenhouse
Hampton Inn
Hanna's Restaurant
Harvest House
Hickory Street Lounge
Hilton Garden Inn
Holiday Inn Express
Holiday Inn Hotel
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Howard Johnson's
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Juice Lab
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Killer Tacos
Kolache Haven
La Mexicana
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Layne's Chicken Fingers
LSA Burger Co
Loco Cafe
Lone Star Exxon
Lucky Lou's
Mad World Records
Mashup Market
Mellow Mushroom
Metzler's BBQ
Midway Craft House
Midway Mart
Millennium Food Mart
More Fun Comics
Mulberry St. Cantina
More Fun Comics
Mr. Chopsticks
Mulberry St. Cantina
Naranja Cafe
Nirvana Smoke Shop
Oriental Express
Oriental Garden
Pedro's Tex-Mex
Pizza Snob
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Rock n' Roll Sushi
Rudy's BBQ
Rusty's Taco
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Smart Lookz
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Stop & Shop Food Mart
Studio 6 Extended
Super 8 Hotel
Super Cuts
Sushi Cafe
Sweetwater Grill
Tommy's Hi Tech Auto
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For More Information:
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