

**OBJECTIVE 4: DESCRIBE METHODS AND PROCEDURES TO OBTAIN HOUSING AND RELATED SERVICES INCLUDING LOW COST COMMUNITY HOUSING**

## **HOUSING LESSON 4**

### **LEVEL: INTERMEDIATE - ADVANCED**

- Objective 2:** Ask appropriate questions to rent a unit
- ESLRS:** Effective Communicator  
Self Directed Learner
- SCAN SKILLS:** Locates, understands and interprets information  
Participates in conversation and discussion  
Participates as member of a team  
Interprets and communicates information

**Review the list of questions below. This is important information you need to know before you decide to rent a place. Practice reading the questions and answers with a partner.**

| <b>QUESTIONS ABOUT LOCATION AND AVAILABILITY</b>   |  |
|--|--|
| 1. When is the apartment available?  | <b>It will be available on the first of next month</b> |
| 2. Is it currently <b>occupied</b> ?   | <b>Yes, someone is renting it right now.</b>           |
| 3. When can I move in?   | <b>You can move in next month</b>                      |
| 4. Where is it located?  | <b>In Fountain Valley</b>                              |
| 5. How far is it from the _____ school?<br><i>elementary</i><br><i>middle</i><br><i>high</i> | <b>About 1 mile</b>                                    |
| 6. Is there a park nearby?   | <b>Yes, there is.</b>                                  |
| 7. What is the neighborhood like?  | <b>It is a safe neighborhood.</b>                      |
| <b>QUESTIONS ABOUT RENT AND DEPOSITS</b>   |  |
| 1. What is the monthly rent?   | <b>\$ 795.00</b>                                       |
| 2. When is the rent due?   | <b>Rent is due on the first of the month.</b>          |
| 3. How much is the <b>security deposit</b> ?   | <b>First month's rent as security deposit.</b>         |
| 4. What are the <b>penalties</b> for late payment?   | <b>You will be charged \$30.00 for late payment.</b>   |

|   |   |
|---|---|
| 5. Is there a <b>grace period</b> ?                       | <b>No, there isn't.</b>   |
| <b>QUESTIONS ABOUT LEASE</b>                              |   |
| 1. Is there a <b>lease</b> ?                              | <b>Yes, there is.</b>   |
| 2. How long is the lease?                                 | <b>A minimum of one year.</b>   |
| 3. What are the penalties for <b>breaking the lease</b> ? | <b>You will be charged rent until the unit is re-rented.</b>  |
| 4. What are the terms for <b>renewing the lease</b> ?     | <b>As long as you are a tenant in good standing, there should be no problem in renewing the lease.</b>                |
| 5. Can I <b>sublet</b> ?                                  | <b>No, subletting is not allowed.</b>   |
| 6. Can I have roommates?                                  | <b>Yes, but remember you are responsible for the lease.</b>   |
| <b>QUESTIONS ABOUT UTILITIES/PARKING/PETS</b>             |   |
| 1. Does the rent include <b>utilities</b> ?               | <b>Yes, gas and electricity.</b>  |
| 2. Which utilities am I responsible for?                  | <b>You are responsible for water.</b>   |
| 3. Is parking available?                                  | <b>Yes, there is a carport.</b>   |
| 4. How many parking spaces will I have?                   | <b>Each unit is assigned one parking space.</b>   |
| 5. Is parking assigned?                                   | <b>Yes, it is.</b>  |
| 6. Where can guests park?                                 | <b>Guests cannot park in tenant parking spaces. There are visitor spaces in the front of the building for guests.</b> |
| 7. Are pets allowed?                                      | <b>No, you can't have any pets.</b>   |

| <b>OTHER QUESTIONS</b>  |  |
|---|--|
| 1. Are <b><u>laundry facilities</u></b> available on the <b><u>premises</u></b> ? | <b>Yes, there is a laundry room that is shared by 8 units.</b>   |
| 2. How is trash removal handled?  | <b>Trash is picked up every Thursday from the trash bins placed at the end of the carport. You are responsible for placing your trash in those bins.</b> |
| 3. Is there an <b><u>on-site</u></b> office?                                      | <b>No, there isn't an on-site office.</b>  |
| 4. Is there a 24-hour number for maintenance emergencies?                         | <b>Yes, you will have access to a 24-hour number where you may call in any emergency maintenance problems.</b>   |
| 5. What <b><u>modifications</u></b> am I allowed to make?                         | <b>You must get approval from the manager prior to making any modifications.</b>   |
| 6. When can we see it?  | <b>You can make an appointment now.</b>  |

**PRACTICE: Unscramble the following questions and rewrite them in the correct order.**

located                    is                                    where                                    it  
1. \_\_\_\_\_ ?

the                    how                    rent                    is                    much  
2. \_\_\_\_\_ ?

does                    include                    rent                    the                    utilities  
3. \_\_\_\_\_ ?

available                    when                                    it                                    is  
4. \_\_\_\_\_ ?

high                    school                    far                    is                    it                    from                    how                    the  
5. \_\_\_\_\_ ?

neighborhood                    what                                    the                                    like                                    is  
6. \_\_\_\_\_ ?

deposit                    how                    much                    security                    the                    is  
7. \_\_\_\_\_ ?

see                    when                                    we                                    it                                    can  
8. \_\_\_\_\_ ?

long                    lease                    is                    the                    how  
9. \_\_\_\_\_ ?

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for renewing terms what are the lease the

10. \_\_\_\_\_ ?  
spaces many will have I how parking

11. \_\_\_\_\_ ?  
grace is period there a

12. \_\_\_\_\_ ?  
removal how handled is trash

13. \_\_\_\_\_ ?  
park guests where can

14. \_\_\_\_\_ ?  
I roommates have can

15. \_\_\_\_\_ ?  
there is 24-hour maintenance number for a

**PRACTICE:**

Review the list of questions and write down five questions that are most important to you.

1. \_\_\_\_\_

2. \_\_\_\_\_

3. \_\_\_\_\_

4. \_\_\_\_\_

5. \_\_\_\_\_

Read the ad below and role play the conversation using the five questions you had chosen in the previous exercise.



**Duplex**  
**2 br/1.5ba.**  
**Call: 714-898-6958**

**A:** Hello. My name is \_\_\_\_\_ .

**I am calling about your ad for a duplex.**

**B:** Yes. How can I help you?

**A:** \_\_\_\_\_ ?  
**Write your first question here**

**B:** \_\_\_\_\_  
Write your partner's response here

**A:** \_\_\_\_\_ ?  
**Write your second question here**

**B:** \_\_\_\_\_  
Write your partner's response here

**A:** \_\_\_\_\_ ?  
**Write your third question here**

**B:** \_\_\_\_\_  
Write your partner's response here

**A:** \_\_\_\_\_ ?  
**Write your fourth question here**

**B:** \_\_\_\_\_  
Write your partner's response here

**A:** \_\_\_\_\_ ?  
**Write your fifth question here**

**B:** \_\_\_\_\_  
Write your partner's response here

**A:** Thank you for the information.

Read the ad below and practice the following conversation with a partner:

CONVERSATION 1



**Condo**  
**2 br/1ba.**  
**Pool and spa. a/c**  
**714-898-6969**

|           |   |
|-----------|---|
| <b>A:</b> | <b>Hello. My name is _____ .</b><br><b>I am calling about your ad for a condo</b>   |
| <b>B:</b> | Yes. How can I help you?  |
| <b>A:</b> | <b>Where is it located?</b>   |
| <b>B:</b> | In Garden Grove   |
| <b>A:</b> | <b>How much is the rent?</b>  |
| <b>B:</b> | \$899.00 per month.   |
| <b>A:</b> | <b>Does the rent include utilities?</b>   |
| <b>B:</b> | Yes, it does  |
| <b>A:</b> | <b>How far is it from the _____ school?</b><br><div style="text-align: center;"> <b>elementary</b><br/> <b>middle</b><br/> <b>high</b> </div> |
| <b>B:</b> | About 3 blocks.   |
| <b>A:</b> | <b>When is it available?</b>  |
| <b>B:</b> | You can move in next month.   |
| <b>A:</b> | <b>Thank you for the information.</b>   |

CONVERSATION 2



**8956 Bolsa Ave.  
Beautiful house.  
2br, 1 ½ ba, w/d.  
Lrg. Yd and gar.  
Call to see  
714-787-6954**

|           |   |
|-----------|---|
| <b>A:</b> | <b>Hello. My name is _____ .<br/>I am calling about your ad for a house</b> |
| <b>B:</b> | Yes. How can I help you?  |
| <b>A:</b> | <b>Where is it located?</b>   |
| <b>B:</b> | In Westminster  |
| <b>A:</b> | <b>How much is the rent?</b>  |
| <b>B:</b> | \$1600.00 per month.  |
| <b>A:</b> | <b>Does the rent include utilities?</b>                                     |
| <b>B:</b> | No, it doesn't.   |
| <b>A:</b> | <b>How much is the security deposit?</b>                                    |
| <b>B:</b> | We take first month's rent as security deposit.                             |
| <b>A:</b> | <b>Is there an onsite office?</b>   |
| <b>B:</b> | Yes, there is.  |
| <b>A:</b> | <b>Thank you for the information.</b>                                       |

CONVERSATION 3



**Charming  
Lge apt  
3br/2 ba.  
New cpt  
Gar, pool**

|           |   |
|-----------|---|
| <b>A:</b> | <b>Hello. My name is _____ .<br/>I am calling about your ad for an apartment.</b> |
| <b>B:</b> | <b>Yes. How can I help you?</b>   |
| <b>A:</b> | <b>Where is it located?</b>   |
| <b>B:</b> | <b>In Midway City</b>   |
| <b>A:</b> | <b>How much is the rent?</b>  |
| <b>B:</b> | <b>\$675.00 per month.</b>  |
| <b>A:</b> | <b>Does the rent include utilities?</b>   |
| <b>B:</b> | <b>Just water.</b>  |
| <b>A:</b> | <b>Are laundry facilities available on the premises.</b>                          |
| <b>B:</b> | <b>Yes, there are.</b>  |
| <b>A:</b> | <b>Is parking available?</b>  |
| <b>B:</b> | <b>Yes, each unit is assigned 2 parking spaces.</b>                               |
| <b>A:</b> | <b>Thank you for the information.</b>   |

**CLOZE PRACTICE: Fill in the blanks with the correct word.**

1. Where is it \_\_\_\_\_?
2. How \_\_\_\_\_ is the security \_\_\_\_\_?
3. How \_\_\_\_\_ is it from the elementary \_\_\_\_\_?
4. Does the rent \_\_\_\_\_ utilities?
5. \_\_\_\_\_ is it available?
6. Is \_\_\_\_\_ a park \_\_\_\_\_?
7. What is the \_\_\_\_\_ like?
8. \_\_\_\_\_ much \_\_\_\_\_ the rent?