

Longwood Manor
5-Nov-24

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Longwood Manor 2401 Benson Street Philadelphia PA 19152 LPM 95%						Atrium Apartments 2555 Welsh Road Philadelphia Pa 19114 215-464-8065 Kamison Corp Management 1982 Avg. LOW HIGH Sq. Rent/ RENT REN1 Ft. Sq.Ft.				Welshwood Apartments 2661 Willits Road Philadelphia Pa 19114 215-676-3440 Sigma Management 1972 Avg. LOW HIGH Sq. Rent/ RENT RE1 Ft. Sq.Ft.				Heatherwood Apartments 9200 Busleton Ave Philadelphia Pa 215-698-1467 Altman Management 1972 Avg. LO1 HIGH Sq. Rent/ RENT RENT Ft. Sq.Ft.				Blue Gras Estates 9213 Blue Grass Road Philadelphia Pa 19114 215-671-8804 Altman Management 1950 Avg. LOW HIGH Sq. Rent/ RENT RENT Ft. Sq.Ft.				Winchester Walk 2600 Welsh Road Philadelphia Pa 19114 215-969-7330 Premier Property 1951 Avg. Low High Sq. Rent/ RENT RENT Ft. Sq.Ft.				
	No of Units	Low Rent	High Rent Per LRO	Sq. Ft.	Avg. Rent/ Sq.Ft.																					
						1045	1045	500	2.09									945	1,120	460	2.23					
1 Bedroom	58	1,290	1,340	750	1.63	1,215	1,420	700	1.86	1024	1121	760	1.40	1090	1220	813	1.33	1,050	1,225	660	1.70	1,395	1,525	800	1.45	
2 Bdr.	60	1,670	1,695	950	1.57	1,570	1,695	900	1.64	1216	1,464	1,036	1.23	1170	1300	917	1.35	1,155	1,330	930	1.32	1,800	1,875	900	1.38	
Shop/Office	2	n/a	n/a											1,360	1,540	1,088	1.42									
						1,925	1,975	1,000	1.52									1,470	1,595	1,050	1.45					
TOTAL		120	No Specials			Special- 1 months rent free				No specials				\$99.00 SD / \$25 off mthly m								1K off of 1st mth / 500 1st mth				
# Of units						120				225				300				220				116/318				
Security Deposit						1 Month				Lease Protect Program				1 Month				1 Month				1 Month				
Application Fee						\$ 75.00 application fee per applicant				\$35.00 for each application				\$40.00 for each appllication				\$35.00 per applicant				\$35.00 per applicant/Free App				
S/T / Corp Available						N				N				Y				N				N				
Heat/Hot Water						Included				Included				Included				R				R				
Cooking Gas						Resident				Included				Included				R				R				
Electric						Y				Included				R				R				R				
Air Conditioning						Y				Y Included				R				Y				Y				
Laundry Room						Included				Y				Y				Y				Y				
Pool						N/A				Y				Y				N				Y				
Distance						Subject				Next to JH				Next to JH				1.56 miles from JH				Next to JH				
COMMENT: Longwood						COMMENTS: Atrium				COMMENTS: Welshwood				COMMENTS: Heatherwood				COMMENTS: Blue Grass				COMMENTS: Winchester Walk				
Fitness Center						Management pays all utilities				A/C Central				A/C Central				A/C Central				Resident Pays all utilities				
Refrigerator, Gas Range						Cats welcome				Refrigerator				Dishwasher				Cable Ready				Free Garage				
Dishwasher						Dishwasher in all Units				Dishwasher in all Units				Garbage Disposal				Swimming Pool/Sun Deck				Fitness Center				
DR Ceiling fans						Garbage Disposal				Garbage Disposal				Laundry Facility				Laundry Facility				Storage/Basement				
Cable Ready						On-site laundry				Cable				On-Site Parking				Fully equipped eat in kitchen				Includes own Washer and Dryer				
Covering on all windows						Elevators				DR Ceiling Fans				New Windows				Range				Dogs & Cats Allowed 80lb weight limit				
on-site parking						Balconies				Covering on all Windows				Ceiling Fans				Refrigerator				\$250.00 Non-refundable Pet Fee				
ceramic tile in upgraded kitchens						DR Ceiling Fans				On-Site Parking				Mini Blinds				On-site laundry				\$35.00 Monthly Pet Fee				
garbage disposal						Covering on all Windows				Clubhouse				Controlled Access Entry				On-Site Parking				Pool/ Sun Deck				
30 Day SG						Pool				Pool				Spacious Closets				Covering on all Windows				Dishwashers				
Passport Program						\$250 Non-Reundable Pet Fee				No Application Fee				Water included				Individual controlled heating				Microwaves				
Accent Wall						\$15 Monthly Pet Fee				Dogs & Cats 20lbs & under Alk				\$250 Non-Reundable Pet Fee				Cats Welcome Must be declawed				Sky lights 2nd floor				
Spacious Closets						includes all utilities				\$300.00 Non-Refundable Pet F Cats only				\$250 Monthly Pet Fee				\$250 Pet Fee/\$25 month				Business center				
						App Fee Waived				\$20 Monthly Pet Fee				\$25Monthly Pet Fee								Ceiling Fans				
						Elevators				Heat, Hot Water and Cooking Gas				Included								amentie fee of \$100.00				
						Rec room				Included																
						Storage				Elevatc																
						Smoke free																				