

EPLING ESTATES COMMUNICATES

JUNE 2016

EDITION 173

WHAT'S HAPPENING

Air conditioning maintenance

If your property has central air, please remember to replace the furnace filter every two months. If there is a through the wall air conditioner, please clean the filter about once a month during heavy use. To clean the filter (for through the wall units only), simply remove the filter from the AC unit and spray it off at the kitchen sink with the vegetable sprayer. Regular cleaning and filter replacements will make the AC unit last longer, blow colder air, and keep the dust down in your home ☺. If you need help or training to change or clean a filter, please call the office and we will send someone out free of charge to give you a step-by-step!

Free flowers; it's as easy as 1 - 2 - 3



If you...

- 1) Purchase up to \$20 worth of flowers – save your receipt.
- 2) Plant these in any existing flowerbeds in your front yard.
- 3) Return your receipt to us by June 30, 2016.

We will...

Send you a check for the purchase price of the flowers – up to \$20.



Calendar

06/01/2016 • Rent due date
 06/05/2016 • AutoPays processed
 06/15/2016 • Deferrals processed



Discounts

Prepay 12 mos ► Get ½ mo free
 Prepay 18 mos ► Get 1 mo free
 Prepay 24 mos ► Get 2 mos free



Featured Property

Address: 4049 Lor-Ron Avenue, Kent, OH 44240

Features: \$899/mo * 3/Bed * 2/Bath * Large living room * 2 coat closets
 Ceramic tile in the kitchen, dining, laundry, and walk-in pantry
 Master bedroom has walk-in closet and attached bath

Specials: \$200 credit off the first month's rent with a two year lease

Property	Description	\$\$\$	Available
1339 Southeast Avenue	Tallmadge * 3/Bed * 2/Gar * 1.855 Acres * Deck * RENOVATED	\$137,000	NOW!!!
4049 Lor-Ron Avenue	Brimfield * 3/Bed * 2/Bath * Walk-in pantry * Ceramic * Pets OK	\$899/mo	06/13/16
4689 Gerland Circle	Rootstown * 3/Bed * 2/Bath * AC * DW * Patio * 2/Acre * Pets OK	\$1019/mo	07/06/16
4350 Lynn Road	Rootstown * Professional office * 10,000 ft ² * Taking reservations	\$15/ft ² /yr	Build to suit
4400 Lynn Road	Rootstown * Vacant land * 2.052 ac * 705' frontage * Zoned C-2	\$259,000	NOW!!!

\$50 for rental referrals
☺ We are happy to add you to our waiting list ☺
\$500 for sales referrals

(330) 325-5000
 OFFICE

WWW.EPLINGESTATES.COM
 4300 LYNN ROAD • SUITE 201 • RAVENNA, OH 44266

(330) 325-5005
 FAX