

Cadence Union Station

Your Fee Breakdown

Last updated on February 19, 2026

Essential to Help You Find Your Way

Essential fees and utilities to help you understand your base costs and requirements.

| Fee Name | Cost | Frequency | Fee Type | Recipient |
|--------------------|-------------|---------------------|----------|-----------------------|
| Application Fee | \$27 | Per Person | Required | Cadence Union Station |
| Unit deposit | \$500 | Per unit+conditions | Required | Cadence Union Station |
| Water/Sewer Rebill | Usage based | Monthly | Required | Cadence Union Station |
| Stormwater Rebill | Usage based | Monthly | Required | Cadence Union Station |
| Electric Rebill | Usage based | Monthly | Required | Xcel Energy |
| Water Rebill | Usage based | Monthly | Required | Cadence Union Station |
| Gas Rebill | Usage based | Monthly | Required | Cadence Union Station |
| Beecher Insurance | \$13 | Monthly | Required | Cadence Union Station |
| Utility Admin Fee | \$6.20 | Monthly | Required | Cadence Union Station |
| Trash | Usage based | Monthly | Required | Cadence Union Station |

Features That Matter

Optional services, amenities, and rentable spaces to enhance your living experience.

| Fee Name | Cost | Frequency | Fee Type | Recipient |
|--------------------------------|--------------------------|-----------------|----------|-----------------------|
| EV Charging (Rentable) | \$175 | Monthly | Optional | Cadence Union Station |
| Compact Car Parking (Rentable) | \$175 | Monthly | Optional | Cadence Union Station |
| Parking | \$175 | Monthly | Optional | Cadence Union Station |
| Storage (Rentable) | \$100 | Monthly | Optional | Cadence Union Station |
| Tandem Garage (Rentable) | \$300 | Monthly | Optional | Cadence Union Station |
| Guest Suite | \$150 | Per night | Optional | Cadence Union Station |
| Pet Deposit | \$300 | One time | Optional | Cadence Union Station |
| Pet Rent | \$35 (max per state law) | Monthly per Pet | Optional | Cadence Union Station |

Just Life Things

Fees that may apply based on specific circumstances, changes, or lease modifications.

| Fee Name | Cost | Frequency | Fee Type | Recipient |
|----------------------|---|-----------------|-------------|-----------------------|
| Late payment | 5% of base rent only , assessed on the 8th if unpaid | Situational | Situational | Cadence Union Station |
| Early termination | 1 month rent | One time | Situational | Cadence Union Station |
| Transfer fee | 100% of actual rent | One time | Situational | Cadence Union Station |
| Non-sufficient funds | \$20 | Per transaction | Situational | Cadence Union Station |
| Key replacement | \$10 | One time | Situational | Cadence Union Station |
| New lock | \$25 - 250 | One time | Situational | Cadence Union Station |
| Fob replacement | \$50 - \$75 | One time | Situational | Cadence Union Station |

To make budgeting clearer, we've outlined the fees you may come across as a current or future resident. This list is meant to help you get a better sense of both initial and monthly costs. You can estimate your monthly fixed expenses by starting with your apartment rent and adding any required fees, optional add-ons, or situational fees that may apply. Please note that pricing may change and can vary depending on your move-in date and selected lease term. Standard Security Deposit subject to change based on screening results; total security deposit(s) will not exceed any maximum prescribed by applicable law. Resident may be responsible for maintaining insurance pursuant to the Lease or for covering related costs. Some fees may not apply to apartment homes receiving subsidies or subject to an affordability program. Resident is responsible for damages that exceed ordinary wear and tear. Some items may be taxed under applicable law. This form does not modify the lease, and all fees are subject to the terms of the lease. Additional fees, including situational fees, may apply in specific situations as detailed in the lease. A sample lease agreement may be requested prior to the application process. Residents may be responsible for activating and maintaining utility services, including but not limited to electricity, water, gas, and internet, as well as utility service fees, as specified in the lease agreement. In the event of any conflict between this information and the lease, the terms of the lease govern and control.

