



“There is nothing like staying at home for real comfort.”
–Jane Austen



Welcome to The Cliffs Apartments

**Centrally located in Clifton’s Nature District,
Near the Gaslight District**

Located adjacent to Mt. Storm Park and near the Byrd Nature Preserve, The Cliffs is an outdoor lover’s dream. Whether you are taking a dip in our resort-style outdoor pool, playing with your furry friends in our on-site dog park, or simply strolling through our quiet, park-like grounds, The Cliffs has so much to offer! Our outdoor picnic area, with a grill, provides an additional sense of community and opportunity to enjoy the outdoors.

We have recently updated our landscaping to enhance and complement our naturally beautiful surroundings. The Cliffs truly is a community set apart. You can rest easy in knowing that you have found the best home in the best area to help you be the best you. The Cliffs is a special community that has **A premier community that is so convenient and close to all that Cincinnati has to offer!**

For our residents on the go, we offer the best location in the area. We are minutes from great local shopping/ dining in the Gaslight and Northside. Additionally, we are located next to I-75, so we are just minutes away from Downtown, Northern Kentucky, Oakley/ Hyde Park, Kenwood, Blue Ash and much, much more!

The Cliffs are also walking distance to Cincinnati State, 1.4 miles from University of Cincinnati, and less than 5 miles from Xavier University. Also near-by are most area hospitals and medical offices. Plus, attractions like King’s Island, Cincinnati Premium Outlets, Newport on the Levee, and Fountain Square are just a short drive away. In addition, we are on several major METRO bus lines. You couldn’t ask for a better location!

Whether you are looking for modern or vintage, hardwood or carpet, or a community that will accept the 4-legged members of your family, The Cliffs has it all! Many different styles available at very affordable prices.

The Cliffs Apartments

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The Cliffs Apartments

Living on a budget? The Cliffs makes it easy!

We make planning your life easy, because so many of your utilities are included in your rent. When you live at The Cliffs, in every apartment, your heat, water, sewer, trash, and recycling. In addition to your very affordable monthly rent, you will only have to pay a small fee for covered/ assigned off-street parking, your electric bill, and your cable/ internet bundle through Cincinnati Bell- That's all!

So many different floor plans!

So much to choose from!

The Cliffs Apartments has it all!



Our beautiful and quiet grounds are perfect for enjoying the changing of the seasons and, maybe, taking the furry family members for a walk.

The Cliffs Apartments:

- Studio: 500 sq. feet for \$500
- 1 Bedroom/ 1 Bath: 600- 675sq. feet, renting for \$615- \$675
- 2 Bedroom/ 1 Bath: 775- 850 sq. feet renting for \$815-\$825
- 2 Bedroom/ 2 Bath: 900- 1,000 sq. feet renting for \$950
- 3 Bedroom/ 2 Bath: 1,100 sq. feet renting for \$1250

A Real Sense of Community to Include Every Member of Your Family

We are members of this community as well, so we work very hard to keep it a great place to live. In part, this is why we have an on-site leasing office and offer 24-hour maintenance, to assist you in any way we can in making your home the best it can be.

Your pets are very important part of our community as well. However, there are a few breeds that we are unable to accept: German Shepherd, Pit Bull, Bull Terrier, Doberman, St. Bernard, Chow, Rottweiler, American Bull Dog, or anything mixed with these breeds. We are unable to accept any animal in excess of 70 lbs. For liability purposes, there is a \$150 refundable pet deposit and \$20 per month/ per animal in pet rent.

If you love it here as much as we do, your application process will never be easier. All you will need to do is complete the application form, provide written proof of your income, and pay the \$100 security deposit, plus the \$25 application fee. Students will need to obtain a Lease Guarantor, in addition to completing the application. The processing period only takes 24 hours, and, then, WELCOME HOME TO THE CLIFFS APARTMENTS!