

Homes for Rent - At/Under FMR (as of 02/10/25)											
	Bed	Bath	Deposit	County	City	Address	Contact Info	Available	Notes	Listing Link	Date Added
995	S	1	1295	Amador	Jackson	Address Not Disclosed	Megan Galino (209) 217-7407	Now	(209) 217-7407 Bright and airy studio located in downtown Jackson. Quaint backyard is a shared space with room to make your personal space. Good size closet and storage space in the bathroom. Kitchen has a new refrigerator and stove. Owner will pay water, sewer and garbage. Walking distance to Main Street, grocery stores and restaurants. <u>water, sewer and garbage included</u>	https://www.trulia.com/home/address-not-disclosed-jackson-ca-95642-2062610306?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/30/2025
1035	1	1	1035	Amador	Jackson	225 Broadway	Application Online	02/08/2025	This historic building has been completely remodeled into 9 luxury 1 bedroom, 1 bath apartments. Each unit offers granite counter tops, energy efficient appliances and heating/air units, gas stoves, luxury vinyl plank/tile flooring throughout and a coin operated laundry facility. One unit downstairs has hardwood floors throughout and two units upstairs have balconies to enjoy the neighborhood beauty. WATER, SEWER, GAS & GARBAGE included in rent. Over \$100 a month in savings. Primly situated within walking distance of downtown Main St., shopping, dining, entertainment, library, hospital and countless outdoor activities, these high end apartments are a must see! Wired for Xfinity cable and internet.	https://www.trulia.com/building/225-broadway-placement-225-broadway-jackson-ca-95642-1051631015?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	2/1/2025
1200	2	1	1300	Amador	Volcano	18700 Cad Clara Rd	Shawn (209) 762-0914	03/01/2025	2 bed, 1 bath (888 square feet) \$1200 per month, Security deposit - \$1300 Cats...Fixed (\$200 deposit per), No dogs, No smoking in house or on property, 2 occupants max, Boating/Swimming/Hiking/Zipline waiver Features Electric range, Propane wall heater, Electric washer/dryer, Free water (well), Free sewer (septic tank), Free garbage (1 can), Mini split (AC/Heat), Gas generator for power outages, 2 large ponds, Very private location Located on 31 forested acres (landlord and four other rentals on property) Located 25 minutes East of Jackson, CA near the town of Volcano/Daffodil Hill. Winding country roads with occasional ice and snow. The property is located at 3,200 feet on a gravel road. There are approximately 6-10 snow falls a year dropping anywhere from 2-12 inches. Main road is plowed regularly. The gravel road is plowed fairly regularly. All wheel drive or 4 wheel drive is recommended. Tire chains (not cables) will work in most cases. There are no online applications. Rental applications will be given in person during viewing. Must be employed at current job for a minimum of 1 year. Should be able to verify income. There are no online applications. Rental applications will be given in person during viewing. Viewing is tentatively scheduled for February 15 at noon. House will be tentatively available on March 1st., Please call to schedule an in person viewing. We will reply to phone calls only...no emails or text please., Keep in mind, the house will not be furnished other than what is listed above.	https://www.trulia.com/home/18700-cad-clara-rd-volcano-ca-95689-18203097?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Asticky%257Ccopylink	2/1/2025
1400	2	1	2800	Amador	Jackson	321 N Main St	(209) 217-5725	Taking Applications	DUPLEX. [UPDATE: THIS SITE KEEPS POSTING OLD PHOTOS. ENTIRE UNIT REMODELED. THERE IS NO CARPET OR LINOLEUM. PERGO & TILE NEW THROUGHOUT. KITCHEN UPDATED. NEW PAINT.] Large front bedroom, small back bedroom, living room, dining room, kitchen, bathroom. Close to schools, shopping, casinos, wineries. Small front yard, street parking. Unit available. Owner's on site. TENANT pays all utilities for their unit, separate meters. <u>Month to month rental. Indoor cat ok. No dogs.</u>	https://www.apartments.com/321-n-main-st-jackson-ca/bvlt0p8?utm_source=shared_listing&utm_medium=direct	1/27/2025
1250	1	1		Amador	River Pines	14739 River Trl	Amador County Property Management (209) 223-9900	Now	This cute single-level approx 900sf cottage sits on a good size lot. Sit on the deck and listen to the nearby river! All electric home, includes a refrigerator (as-is), washer/dryer hookups, and kitchen range. A wood stove and brand-new Daikin ductless heat/air will keep you cozy year-round. Tenant is responsible for all utilities: PG&E, River Pines water/sewer, ACES waste. Pets are negotiable with an added \$50.00 per month rent and additional deposit. Lease Term: 1 year. No smoking inside.	https://www.trulia.com/home/14739-river-trl-river-pines-ca-95675-18200552?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/14/2025

1895	3	1	2695	Amador	Ione	115 Ione St	Divine Properties (209) 427-1373	01/10/2025	Nestled on a corner lot, this charming 3-bedroom, 2-bath home is a gem in the delightful town of Ione. Enjoy the comfort of central heating and air, a beautifully landscaped and fenced yard perfect for relaxation, and the convenience of a 2-car garage. The home features an electric range and dishwasher, making daily living a breeze, and yard maintenance is included, so you can spend more time enjoying your home. A small dog may be considered, making this an ideal rental for those seeking a cozy and pet-friendly space. Dont miss out on this lovely home, schedule a viewing today! Smoking or cultivating of tobacco or ANY other products are prohibited on the entire property. One small dog only (on the approved breed list from our website) negotiable with an increased deposit of \$300 added to the base security deposit noted on listing (up to the maximum security deposit permitted by law which is 2X the monthly rent for non-furnished properties & 3X the monthly rent for furnished properties or if tenant has water furniture or fish tank). Owner requires tenant to carry renter's insurance throughout tenancy. Cost depends on the value of tenants personal property. Base cost begins around \$120/year and can typically be paid monthly. Information for this listing is deemed to be reliable but not guaranteed and should be independently verified. The owner/agent is not making any warranties or representations concerning any of the details or availability. Listing details are subject to change without notice.	https://www.trulia.com/home/115-ione-st-ione-ca-95640-18199169?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Astic%257Ccopylink	11/26/2024
1175	3	1	1175	Calaveras	Mountain ranch	5824 Swiss Ranch Rd	Maynard Management, Inc (209) 293-2225	03/21/2025	Tenant occupied until 2/28/2025 please do not disturb the occupants. Cute little home with a rustic garage/shop for storage and covered back deck offers privacy from the road. No marijuana growing opportunities available or allowed on this property. Please note marketing photos are not current. Beware of Craigslist ads using our property information!	https://www.trulia.com/home/5824-swiss-ranch-rd-mountain-ranch-ca-95246-300736586?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/23/2025
1775	3	2	2175	Calaveras	Copper	829 Sequoia Cir	Lian Zhao (415) 358-0745	02/05/2025	Updated a few years ago, new carpet, hardwood floors. Small front and back yard; storage; shaded carport; New A/C. A study room, a storage room added on. Back to large public area Association pools, storage, parks, boat launch. Please do not disturb the tenant Rent \$1975 for handyman. Rent \$2075 if not handy. Available on Feb 5th. Application fee \$45 per adult for credit and background checking; Accept Zillow application. Tenant to pay utilities, water and sewer base about \$208 a month, electricity, propane, and etc.. Income \$6000 or more a month; No eviction, no criminal records; Pets allowed, pet deposit needed; Security deposit one month rent	https://www.trulia.com/home/829-sequoia-cir-copperopolis-ca-95228-52450865?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/28/2025
975	S	1	975	Calaveras	Mokelumne Hill,	8379 Clark St	Mark Borchin (209) 304-7324	Now	Fresh paint, Hardwood floors, Freshly renovated, furnished studio apartment off of garage with covered area and private entrance. Small kitchenette Renter is responsible for 1/3 of utilities, electricity, and water To be shared With main house tenant. Tenant in Studio pays 1/3 of utilities and main house pays 2/3 of utilities. Washer and dryer hook-ups are shared on the outside back porch. Last months rent is due at signing. Short term - month to month or long term	https://www.trulia.com/home/8379-clark-st-mokelumne-hill-ca-95245-52440872?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/20/2025

2050	3	2	2050	Calaveras	Copper	2065 Arrowhead St	Erica Paul (415) 727-2286	02/01/2025	<p>Available February 1, 2024 (move-in date flexible). Showing by appointment only. Please fill out a Zillow application. Email or text for an appointment. Easy Freeway and close to Lake Tulloch (launch access), grocery stores, or golf.</p> <p>This spacious 1,785 sq. ft., 3-bedroom, 2-bath home offers the perfect blend of rural tranquility and urban amenities with endless views of the mountains.</p> <p>Highlights include: Large Open Kitchen: Ample cabinet space and a functional layout Great Room: Over 400 sq. ft. of versatile living space, with breathtaking views. Master Suite Retreat: Unwind in the luxurious Jacuzzi tub after a long day + walk in closet. Abundant Parking: Room for vehicles, toys, or guests. Convenient Appliances: Refrigerator and washer and dryer. Bonus Perks: Your HOA membership (covered by the owner) at Copper Cove includes access to a boat launch and additional community benefits.</p> <p>The owner pays for HOA and pest control. Tenant pays for water, gas, and electric.</p>	<p>https://www.trulia.com/home/2065-arrowhead-st-copperopolis-ca-95228-52449185?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink</p>	1/1/2025
1795	3	2	1795	Calaveras	Copperopolis	4817 Little John Rd	Mother mother lode property management, inc. (209) 532-8147	Taking applications	<p>Newly redone with a lovely front porch. Nicely maintained with updated kitchen, stainless steel appliances, lots of light through the windows and lots of parking with a carport. Woodburning stove, swamp cooler and garage!</p> <p>Please drive by and check location then give us a call at x 13 to schedule a showing!</p> <p>12 month lease. NO Pets. NO Smoking!</p>	<p>https://www.apartments.com/4817-little-john-rd-copperopolis-ca/11yv5z6?utm_source=shared_listing&utm_medium=direct</p>	1/13/2025
1195	2	1	1195	Calaveras	Angels Camp	612 Stanislaus Ave	Online application	Now	<p>Thank you for your interest in this property! Please be sure to drive by this home to confirm this is an area you are interested in first. If you decide you would like to apply for this property, the applications are outside of our office doors during our office hours. Please take an application and return it to the office fully completed with the necessary documents. On our application policy (attached to the application), is a list of everything needed for a completed application.</p> <p>Pets are negotiable for most of our properties.</p> <p>Again, thank you for your interest and we will look forward to working with you!</p>	<p>https://www.trulia.com/building/2-bed-1-0-bath-750-soft-1-195-612-stanislaus-ave-angels-camp-ca-95222-2282269062?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253As ticky%257Ccopylink</p>	12/19/2024
1995	3	1	2600	Calaveras	Copper	1633 Loliondo Ranch Rd	Mother Lode Property Management, Inc. (209) 532-8147	01/11/2025	<p>A little slice of paradise on a beautiful working cattle ranch. This historic home has been beautifully restored and continues to stand as a focal point against the Sierra Nevada mountain range. Boasting high ceilings, original hardwood floors and an updated kitchen with a large pantry. A screened porch offers a quiet outdoor space to entertain friends right off of the formal dining room. The living room has a fireplace to enjoy on chilly days and large windows offering lovely natural light. Please note that the wood stove is the ONLY source of heat. Tenants have access to immediate yard ONLY.</p> <p>12 month lease. NO SMOKING ON PROPERTY DUE TO FIRE HAZARD!! No pets preferred but may be considered on a very limited basis with maximum deposit and excellent references.</p>	<p>https://www.trulia.com/home/1633-loliondo-ranch-rd-copperopolis-ca-95228-97383915?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink</p>	12/20/2024
950	5	1	950	Tuolumne	Sonora	142 South Washington Street - 5	Century 21 Wildwood Properties (209) 586-3258		<p>Studio apartment conveniently located Downtown Sonora. Water, Sewer and Trash service included in rent.</p> <p>Qualifications for this home include established credit and a steady source of income, however, a bankruptcy, foreclosure, or late medical bill(s) may be considered. A co-signer or additional deposit may be OK for those not meeting the minimum requirements. Pets are OK on a case-by-case basis, per our pet policy, and with an additional deposit. All premises are non-smoking premises.</p>	<p>https://www.zillow.com/b/142-south-washington-street-5-sonora-ca-Cfy2jd/</p>	2/4/2025
1295	2	1		Tuolumne	Twain Harte	22771 Twain Harte Dr	Mother Lode Property Management, Inc. (209) 532-8147		<p>Newer Paint and Flooring! Lovely 2 bedroom 1 Bathroom apartment walking distance to Downtown Twain Harte! Nice shared laundry area, good parking access, efficient, ez access to town, public transportation, summer concerts and events! Check it out! Tenants pay \$65 each month for water/sewer.</p> <p>12 month lease. No Smoking. No Pets.</p>	<p>https://www.zillow.com/b/22771-twain-harte-dr-twain-harte-ca-5YTtnM/</p>	1/22/2025

1775	3	2	2500	Tuolumne	Soulsbyville	20900 Oman Dr		Available March 15th	<p>\$1775 per month with a \$2500 deposit 10 month lease that rolls into month to month.</p> <p>Great schools k-12th</p> <p>Part of the willow springs community with access to park, courts and 2 ponds</p> <p>Dish washer, Washer and dryer, Heating and cooling, Wood burning stove, New kitchen appliances</p> <p>2 decks both with "on top of the world" view, 14min drive to downtown Sonora Do not disturb current occupants</p> <p>NO SMOKING</p> <p>Must have good credit, proof of income and excellent rental history for all tenants over age of 18</p> <p>Pets will be considered (small dog or cat)</p> <p>Utilities are tenants expense 10 month lease followed by month to month \$1775 a month rent \$2500 deposit</p> <p>No smoking</p>	<p>https://www.zillow.com/homedetails/20900-Oman-Dr-Soulsbyville-CA-95372/16204585_zpid/</p>	2/9/2025
2300	4	2	2300	Tuolumne	Twain Harte	22519 Lina Ln	Step Up Property Management (209) 532-7837	01/29/2025	<p>Welcome to this stunning 4-bedroom, 2-bathroom house located in the beautiful Twain Harte, CA. This partially furnished home offers a comfortable and convenient lifestyle. As you step inside, you'll be greeted by a spacious living area with a cozy propane fireplace, perfect for those chilly evenings. The open floor plan seamlessly connects the living room to the kitchen, which features modern appliances including a refrigerator, dishwasher, and built-in microwave. The house also boasts a 2-car garage and extra storage space, providing ample room for all your belongings. Escape to your own private oasis with both a covered patio and a private patio, ideal for outdoor entertaining or simply enjoying a peaceful moment. The central heat and/or air conditioning ensure year-round comfort, while the jetted bathtub offers a luxurious retreat. The master suite is a true highlight, complete with a walk-in closet for all your storage needs. Convenience is key with a washer and dryer hook-ups included in the house, making laundry a breeze. Whether you're looking to relax in the jetted bathtub, entertain guests on the patio, or simply unwind in the spacious living area, this house has it all. Don't miss out on the opportunity to make this beautiful Twain Harte house your new home. Contact us today to schedule a tour and experience the comfort and convenience for yourself.</p> <p>Home can be offered partially furnished or completely unfurnished.</p> <p>Pets/Dogs/Cats are considered solely at the discretion of the homeowner and an additional monthly increase in rent of \$45/month per pet may apply. Breed Restrictions are enforced.</p>	<p>https://www.apartments.com/22519-lina-lin-twain-harte-ca/d7rwwej?utm_source=shared_listing&utm_medium=direct</p>	1/26/2025

Rooms for Rent											
Rent	Bed	Bath	Deposit	County	City	Address	Contact Info	Available	Notes	Listing Link	Date Added
900	1	1	875	Amador	Jackson	216 Westview Dr	Jeffrey Klaus (510) 369-5010	Taking applications	<p>Ready to move in. Fully remodeled home</p> <p>Rooms for Rent with Shared Bathroom/Kitchen/Living Room/Laundry Room Shared Occupancy with Owner and Single Mother with Child</p> <p>We have 2 bedrooms (11'x11') available with a shared bathroom each rents for \$875 plus utilities split equally among each adult.</p> <p>We have a beautiful remodeled 3 bedroom 2 bath home with two rooms currently for rent with shared bathroom, Kitchen, Living Room, and Laundry will be a shared space all individuals must clean, respectful, and responsible.</p> <p>Garage has been converted into a studio which is occupied by the owner the future tenants will be sharing the kitchen and middle bathroom with house guests. Tenant/Owner is employed and recently graduated from high school, he is very quiet, responsible, and respectful of all shared spaces.</p> <p>* Pets allowed on a case by case basis with an additional deposit and rent.</p> <p>Renter is responsible a portion of all the utilities, split equally among the adults sharing the space.</p>	<p>https://www.trulia.com/home/216-westview-dr-jackson-ca-95642-18210207?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink</p>	1/21/2025
920	1	1		Amador	Jackson	185 Placer Dr		Taking applications	<p>\$920 + Utilities</p> <p>Kitchen and Living areas shared</p> <p>No smoking (designated area)</p> <p>Laundry room shared (scheduled times)</p> <p>Credit report/ renters' history/ Eviction Report/ Criminal Report</p>	<p>If you'd like to apply for the Community Garden Apartments, here is the link to the application: http://tenant.rentredi.com/</p> <p>You'll need the shareable unit code: DOI-169</p>	1/6/2025

House Sharing Possibilities - Above Fair Market Rent (Over Fair Market Value)											
Rent	Bed	Bath	Deposit	County	City	Address	Contact Info	Available	Notes	Listing Link	Date Added
1450	2	1	900	CALAVERAS	SAN ANDREAS	460 Russell Rd	Nicole Sydnor (209) 956-9024	Taking Applications	Spacious 2Bed/1Bth apartment in San Andreas! Upstairs unit, beautiful view of the rolling hills from bedroom balcony ! Large living space, two bedrooms, (1) bathroom, open kitchen space! Will have New flooring, fresh paint and include appliances! Property has off street parking with carports, a sparkling pool for the summer months and on-site laundry room for extra convenience! Close to shopping centers, but still tucked in the hills that allows for quiet country living! Metzger Management Company (DRE# 01911181) -Tenants Pay Utilities. -Month to Month Lease	https://www.trulia.com/home/460-russell-rd-san-andreas-ca-95249-2080120648?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/30/2025
1300	1	1	1300	Calaveras	Angels Camp	1392 Bush St #3	Jessica Bowman (209) 559-1407	02/15/2025	LONG TERM RENTAL available now! Downtown Angels Camp. One bedroom, one bathroom, adorable historical apartment. Huge yard and covered back porch. Must have good credit, excellent references and proof of income. No pets. \$1300/month. Water and sewer included. Tenant pays for PGE and propane.	https://www.trulia.com/home/1392-bush-st-3-angels-camp-ca-95222-2053615628?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/11/2025
2250	2	2	2250	Calaveras	West Point	2190 Wood House Mine Rd	Mary Tucker 209-897-0307	Now	Home on 20 acre property with multiple houses on the property. Utilities included	Private Landlord - Call for application	1/6/2025
1250	1	1	1250	Calaveras	West Point	2190 Wood House Mine Rd	Mary Tucker 209-897-0307	Now	Home on 20 acre property with multiple houses on the property. Utilities included	Private Landlord - Call for application	1/6/2025
1195	1	1	1195	Tuolumne	Sonora	33/91 Summit Avenue	Frontier Property Management Today • 209-533-9966	Now	Coming beginning of February! Amazing View off patio! One bedroom One Bath with Carport and enclosed storage room. POOL. Electric heat and AC. Coin Laundry on site. Garbage and sewer included. Room for parking one car in complex. All others street parking. Directions: Hope Lane, Left onto Summit. Enter via Alley Way behind the building. Look for spot #33. Go up the stairs to the right. First on Right NO PETS! A one year minimum occupancy is required. Smoking is not allowed in any of our units.	https://www.frontierone.com/rental/91-summit-ave-apt-33-sonora-ca-95370/	2/10/2025
1195	1	1	1500	Tuolumne	Sonora	Address Not Disclosed	Steve Ornouski (209) 545-3999	02/10/2025	This is a 1 bedroom, 1 bathroom home,(2 occupants only) seasonal Creek behind it. Inside laundry, Eat in kitchen, spacious living room and bedroom. Carport with storage and a small fenced yard. just minutes to town. \$1500.00 Deposit, \$200.00 pet deposit and \$25.00 a month (1 small pet) Water and Sewer included. 1 year lease, GOOD CREDIT and references a must. If you see this ad it is still available, I prefer a phone call over text! Water and sewer included.	https://www.trulia.com/home/address-not-disclosed-sonora-ca-95370-2083520139?cid=shr%257Cwww_desktop%257Crent%257Cpdp%253Aoverview%253Ahero%257Ccopylink	1/24/2025
1495	2	1	1695	Tuolumne	Tuolumne	B/18424 Gardner Ave	Frontier Property Management 209-533-9966	02/05/2025	Up to date duplex in Tuolumne. Nice and bright inside and out. This home has laminate flooring, and carpet. In the kitchen you will see granite counter tops, electric stove top/oven, microwave, and breakfast bar. This cute unit is just minutes from public pool, park, and Black Oak Casino. Flat fee of \$550 paid each month on top of rent for all utilities! Directions: From Tuolumne Rd, Turn right onto Pine St, Turn left at the 1st cross street onto Gardner Ave A one year minimum occupancy is required. Smoking is not allowed in any of our units. Qualifications for renting a property: you must have good, established credit, a steady source of verifiable taxable income and minimum 2 years good rental history (within the last 7 years) (living with or renting from relatives does not count) or prior home ownership.	https://www.frontierone.com/rental/18424-gardner-ave-unit-b-tuolumne/	1/21/2025
1995	3	2	?	Tuolumne	Twain Harte	18431 Marquis Dr	(209) 284-1676	03/01/2025	Centrally located in beautiful Twain Harte. Large 1700 S.F. 3BD 2 BTH 4 Plex upstairs unit. Very clean and fresh with newer luxury vinyl plank floors. Laundry hookups in the unit and pellet stove for the winter time. Rent includes water, sewer and garbage	https://www.forrent.com/ca/twain-harte/18431-marquis-dr/0yhdxj1	1/16/2025

1550	1	1	1550	Tuolumne	Sonora	Front/494 Snell	(209) 533-9966	Now	<p>Beautifully remodeled 1 bedroom unit featuring everything new; wood laminate flooring, new carpet, kitchen & bathroom cabinets/countertops, fridge, dishwasher and microwave. The skylights throughout offer tons of natural light. New Heating and Air and a shared laundry room. Affordable Utilities @ \$150 per month.</p> <p>Washington St, turn left at the Red Church on Snell, keep right at the stop sign to stay on Snell and home is on the left.</p> <p><i>A one year lease is required. No smoking in unit or on property.</i></p>	https://www.frontierone.com/rental/newly-renovated-494-snell-st/	12/16/2024
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