

APPLICATION FOR RESIDENTIAL TENANCY

1. PREMISES APPLYING FOR:

Street: _____

Suburb: _____ Postcode: _____

2. RENT:

Amount: \$ _____ Per week Payable in advance weekly / fortnightly / Calendar Monthly

3. BOND:

Amount: \$ _____ *4 weeks if \$250 & under. 6 weeks if \$251 & over*

4. PREFERRED TENANCY:

6 Months 12 Months Other _____

Date available to occupy property: _____

5. PERSONAL DETAILS:

Applicant 1:

Mr Mrs Ms Miss

Full Name: _____

Date of Birth _____

Phone: (H) _____ (W) _____ (M) _____

Email: _____

Applicant 2:

Mr Mrs Ms Miss

Full Name: _____

Date of Birth _____

Phone: (H) _____ (W) _____ (M) _____

6. IDENTIFICATION:

Applicant 1:

Drivers licence No: _____ Car Registration No: _____

Passport No: _____ Pension Type & No: _____

Applicant 2:

Drivers licence No: _____ Car Registration No: _____

Passport No: _____ Pension Type & No: _____

7. EMPLOYMENT:

Applicant 1

Occupation: _____

Business Name: _____

Address of Business: _____

Supervisor/Manager: _____ Contact No: _____

Length of Service: _____ Gross Weekly Income: \$ _____

Other Income Source: _____

Applicant 2

Occupation: _____

Business Name: _____

Address of Business: _____

Supervisor/Manager: _____ Contact No: _____

Length of Service: _____ Gross Weekly Income: \$ _____

8. IF NOT CURRENTLY EMPLOYED:

Applicant 1:

Income/Source: (Specify e.g. Centrelink, pension, other) _____

Amount: \$ _____ Per Week / Fortnight / Annum

Applicant 2:

Income/Source: (Specify e.g. Centrelink, pension, other) _____

Amount: \$ _____ Per Week / Fortnight / Annum

9. STUDENT:

Applicant 1:

TAFE/University: _____ Student No: _____

Faculty/Course: _____

Income/Source: _____ Amount: \$ _____

Applicant 2:

TAFE/University: _____ Student No: _____

Faculty/Course: _____

10. RENTAL HISTORY:

Applicant 1:

Current Address: _____

Current Landlord/Agent: _____

Telephone No: _____ Current Rent: \$ _____

Reason for vacating Premises: _____

_____ Period of occupancy: _____

IF YOU OWN YOUR OWN HOME:

Period of occupancy: _____ Reason for vacating: _____

Is your property currently listed for sale with an agent? Yes / No

If yes: Agent property is listed with: _____ Telephone No: _____

Applicant 2:

Current Address: _____

Current Landlord/Agent: _____

Telephone No: _____ Current Rent: \$ _____

Reason for vacating Premises: _____

_____ Period of occupancy: _____

IF YOU OWN YOUR OWN HOME:

Period of occupancy: _____ Reason for vacating: _____

Is your property currently listed for sale with an agent? Yes / No

11. PERSONAL/BUSINESS REFERENCES: (Someone not related to you)

Applicant 1:

Name: _____ Telephone No: _____

Relationship: _____

Applicant 2:

Name: _____ Telephone No: _____

12. RELATIVES: (Closest relative not residing with you)

Applicant 1:

Name: _____

Address: _____

Telephone No: _____ Relationship: _____

Applicant 2:

Name: _____

Address: _____

Telephone No: _____ Relationship: _____

13. OTHER OCCUPANTS: (Full details of all persons who will reside at the property)

Name: _____ Age: _____

Name: _____ Age: _____

Name: _____ Age: _____

Name: _____ Age: _____

Name: _____ Age: _____

14. PETS

Type of pet: _____ Breed: _____

Colour: _____ Age: _____ Desexed: Yes / No

Type of pet: _____ Breed: _____

Colour: _____ Age: _____ Desexed: Yes / No

15. SMOKER:

Applicant 1:

Smoker: Yes / No If Yes: Inside / Outside

Smoker: Yes / No If Yes: Inside / Outside

16. RENT PAYMENT METHOD:

The applicant/s understand that the Agent will accept rent payments in the following form/s

Internet Transfer and Bpay ONLY.

Please note that Raine & Horne North East **DO NOT** accept Cash or Cheque in the office.

17. PLEASE ANSWER THE FOLLOWING QUESTIONS:

- | | |
|--|----------|
| 1. Has your Tenancy ever been terminated by a landlord or Agent? | Yes / No |
| 2. Have you ever been refused a property by a landlord or Agent? | Yes / No |
| 3. Are you in debt to another landlord or Agent? | Yes / No |
| 4. Have any deductions ever been made from your rent bond? | Yes / No |
| 5. Is there any reason known to you that would affect your future rental payments? | Yes / No |

18. 100 POINTS OF ID– This application will not be processed until 100 points has been achieved by the applicant and copied as part of the application.

- Last Four (4) rent receipts OR rent statements from Agent / Landlord (40 points)
- Passport (30 points)
- Last Four (4) employer pay slips (30 points)
- Medicare Card (10 points)
- Photo ID– Not something you have already supplied. (30 points)
- Drivers Licence (required) (40 points)
- Bank Statement (30 points)
- Current utility bill (20 points)
- Copy of birth Certificate (10 points)

DECLARATION:

I hereby offer to rent the property from the owner under a lease to be prepared by the Agent. Should this application be accepted by the landlord I agree to enter into a Residential Tenancy Agreement. I acknowledge that this application is subject to the approval of the owner/landlord. I declare that all information contained in this application is true and correct and given of my own free will. I declare that I have inspected the premises and I am not bankrupt.

I authorise the Agent to obtain person information from:

- (a) The owner or the Agent of my current or previous residences;
- (b) My personal referees for this application
- (c) My current and past employers
- (d) Any person who maintains any record listing or database of defaults by tenants; and authorise and consent to each of those persons providing requested personal information about me to the Agent.

If I default under a rental agreement, I agree that the Agent may disclose details of any such default to a tenancy default database, and to agents/landlords of properties I may apply for in the future. I am aware that the Agent will use and disclose my personal information within this application in order to:

- (a) Communicate with referees, employees, landlords, third party operators of tenancy reference databases, other agents and select a tenant. (b) Communicate with the owner and select a tenant. (c) Prepare lease/tenancy documents. (d) Allow tradespeople or equivalent organisations to contact me. (e) Lodge/claim/transfer to/from a Bond Authority. (f) Refer to Tribunals/Courts & Statutory Authorities (where applicable). (g) Refer to collection agents/lawyers (where applicable) (h) Complete a credit check with a tenancy default database.

I am aware that if information is not provided or I do not consent to the uses to which personal information is put, the agent cannot provide me with the lease/tenancy of the premises. I am aware that I may access personal information on the contact details above and that I may be able to correct his information if it is inaccurate, incomplete or out-of-date.

The applicant acknowledges:

- 1. That the landlords insurance will not cover the tenant's contents and it is advised that the tenant should obtain contents and public liability insurance. 2. That the terms and conditions were available at the time of applying as these form part of the tenancy agreement and the tenant agrees with these terms & Conditions. 3. That upon being advised of approval of this application by the agent (within 2 clear business days) a legal tenancy agreement is created and if the tenant(s) choose not to proceed, the agent will begin procedures to relet the property and MAY choose to recover costs incurred from the reletting as set down by the Residential Tenancies Act 1995. If I wish to withdraw I must do so in writing prior to the application being approved. 4. That unless agreed otherwise the tenant shall be liable for all water costs pertaining to the property as per SA Water calculations. Costs to be calculated on a daily basis. 5. That the landlord has the right to increase rent during the term of a fixed tenancy in accordance with the Residential Tenancies Act 1995. 6. Only those listed in section 9 of this application will reside at the property. 7. It is the Tenants responsibility to check all services i.e. phone, gas, electricity are connected to the property before this application is lodge to the Agent. 8. Bond guarantees from Dept. Community & Families or SA Housing Trust **ARE** accepted.

Signed by Applicant 1.)..... Date:.....

Signed by Applicant 2.)..... Date:.....

Utilities – Free Service

Direct Connect is a FREE service that connects all of your utilities.

Once we have received this application we will call you to confirm your details. Direct Connect will make all reasonable efforts to contact you within 24 hours of the nearest working day on receipt of this Application to confirm the information on this Application and explain the details of the services offered. Direct Connect is a utility one stop connection service.

Please tick utilities required:

<input type="checkbox"/>	Electricity	<input type="checkbox"/>	Gas	<input type="checkbox"/>	Phone	<input type="checkbox"/>	Internet
<input type="checkbox"/>	Insurance	<input type="checkbox"/>	Removalist	<input type="checkbox"/>	Pay TV	<input type="checkbox"/>	Cleaning

DECLARATION AND EXECUTION: By signing this application, I/we: consent to Direct Connect arranging for the connection and disconnection of the nominated utility services and to providing information contained in this application to utility providers for this purpose; acknowledge having been provided with terms and Conditions of Supply of Direct Connect and having read and understood them together with the Privacy Collection Notice set out below; declare that all the information contained in this application is true and correct and given of their own free will; expressly authorise Direct Connect to provide any information disclosed in this Application to a supplier or potential supplier of the Services in accordance with the Privacy Collection Notice and to obtain any information necessary in relation to the Services; expressly authorise Direct Connect to provide any information disclosed in this Application to an information provider for the purpose of that information provider disclosing it to a supplier or potential supplier of the Services in accordance with the Privacy Collection Notice and to obtain any information necessary in relation to the Services; consent to Direct Connect contacting me by telephone or by SMS in relation to the marketing or promotion of all of the services listed under the heading “Utility Connections” above even if we/I have not applied for the connection of those services in this application. This consent will continue for a period of 1 year from the date of our/my execution of this application/until 28 days after we/I disconnect the last of the services in respect of which this application is made; acknowledge that this consent will permit Direct Connect to contact us/me even if the telephone numbers listed on this application form are listed on the Do Not Call Register; understand that under the requirements of the Privacy Act 1988, Direct Connect will ensure that all personal information obtained about me/us will be appropriately collected, used, disclosed and transferred and will be stored safely and protected against loss, unauthorised access, use, modification or disclosure and any other misuse; authorise the obtaining of a National Metering Identifier (NMI) for my residential address to obtain supply details; consent to Direct Connect disclosing my/our details to utility providers (including my/our NMI and telephone number); declare and undertake to be solely responsible for all amounts payable in relation to the connections and/or supply of the Services and hereby indemnify Direct Connect and its officers, servants and agents and hold them indemnified against any charges whatsoever in respect of the Services; acknowledge that, to the extent permitted by law, Direct Connect shall not be liable for any loss or damage (including consequential loss and loss of profits) to me/us or any other person or any property as a result of the provision of the services or any act or omission by the utility provider or for any loss caused by or in connection with any delay in connection, disconnection or provision of, or failure to connect or disconnect or provide, the nominated utilities; acknowledge that whilst Direct Connect is a free service I/we may be required to pay standard connection fees or deposits required by various utility providers; acknowledge that the Services will be provided according to the applicable regulations and that the time frames and terms and conditions of the nominated utility providers bind me/us and that after hours connections may incur additional service fees from utility providers; acknowledge that the real estate agent listed on this application form may receive a benefit from Direct Connect in connection with the provision of the service being provided to me/us by Direct Connect; and acknowledge the entitlement of Direct Connect and its associates, agents and contractors, to receive a fee or remuneration from the utility provider and that such fee or remuneration will not be refunded to me as a rebate in connection with the provision of the utility connection services. By signing this application form, I warrant that I am authorised to make this application and to provide the consents, acknowledgements, authorisations and other undertakings set out in this application form on behalf of all applicants listed in this application form.