

Residential Tenancy Application

For your application to be processed you must answer all questions (including the reverse side)

Fewster Property Group- RLA 162923

Suite 14, 13-23 Unley Rd,
PARKSIDE SA 5061
Ph: (08) 8357 3500
Email: suzie@fewster.com.au



What is the address of the property you would like to rent?

| | | | | | | |
|--------------------------|----------------------|----------------------|----------------------|----------------------|--|----------------------|
| Lease commencement date? | | | Lease Term? | | How many people will normally occupy the property? | |
| Day | Month | Year | Years | Months | Adults | Children |
| <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> | <input type="text"/> |

APPLICANT 1

1. Please give us your details

Mr Mrs Miss Ms Dr Other

Given name/s Surname

Date of Birth Car registration no. & State

Drivers licence/Passport no. Licence state/ Passport country Expiry Date

Pension/Medicare no. (if applicable) Pension type (if applicable)

Home phone no. Mobile phone no.

Work phone no. Email address

What is your current address?

APPLICANT 2

1. Please give us your details

Mr Mrs Miss Ms Dr Other

Given name/s Surname

Date of Birth Car registration no. & State

Drivers licence/Passport no. Licence state/ Passport country Expiry Date

Pension/Medicare no. (if applicable) Pension type (if applicable)

Home phone no. Mobile phone no.

Work phone no. Email address

What is your current address?

UTILITY CONNECTIONS



MAKES MOVING EASY

This is a FREE service that connects all your utilities and other services.

Direct Connect can help arrange for the connection or provision of the following utilities and other services:

Electricity Gas Phone Internet Pay TV

Insurance Cleaning Removals Truck or van hire

Please tick this box if you would like Direct Connect to contact you in relation to any of the above utilities and other services.



We guarantee that when you connect with one of our market leading electricity and gas suppliers, your services will be connected on the day you move in. Please refer to Direct Connect's Terms & Conditions for further information.

Once Direct Connect has received this application Direct Connect 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 your information and explain the details of the services offered. Direct Connect is a one stop connection service. Direct Connect's services are free. However, the relevant service providers may charge you a standard connection fee as well as ongoing service charges.

DECLARATION AND EXECUTION: By signing this application, you:

1. Acknowledge and accept Direct Connect's Terms and Conditions (which are included with this application).
2. Invite Direct Connect to contact you by any means (including by telephone or SMS even if the Customer's telephone number is on the Do Not Call Register) in order to provide Direct Connect's services to you, to enter into negotiations with you relating to the supply of relevant services as an agent for the service providers, and to market or promote any of the services listed above. This consent will continue for a period of 1 year from the date the Customer enters into the Agreement
3. Consent to Direct Connect using the information provided by you in this application to arrange for the nominated services, including by providing that information to service providers for this purpose. Where service providers are engaged by you, they may use this information to connect, supply and charge you for their services.
4. Authorise Direct Connect to obtain the National Metering Identifier and / or the Meter Installation Reference Number for the premises you are moving to.
5. Agree that, except to the extent provided in the Terms and Conditions, Direct Connect has no responsibility to you for the connection or supply (or the failure to connect or supply) any of the services.
6. Acknowledge that Direct Connect may receive a fee from service providers, part of which may be paid to the real estate agent or to another person, and that you are not entitled to any part of any such fee.

By signing this application form, I warrant that I am authorised to make this application and to provide the invitations, consents, acknowledgements, authorisations and other undertakings set out in this application on behalf of all applicants listed on this application.

Signature of applicant 1: _____ Date...../...../..... Application sent to Direct Connect (if required)

Signature of applicant 2: _____ Date...../...../.....

APPLICANT 1

2. How long have you lived at your current address?

Years Months

Please tell us about this rented property
Name of landlord or agent

Landlord/agent's phone no. Weekly rent paid \$

Why are you leaving this address?

3. What was your previous residential address?

Please give us further information about this rented property
Name of landlord or agent

Landlord/agent's phone no. Weekly rent paid \$

How long did you live at this address?
 Years Months

Why did you leave this address?

4. Please provide your employment details

What is your occupation?

Employer's name *(inc. accountant if self employed or institution if a student)*

Employer's address

Contact name Phone no.

Length of employment Years Months Weekly income \$

5. Next of kin details (not residing with you)

Surname Given name/s

Home no. Work/mobile

Relationship to you

6. Please provide two personal references (not related to you) Please ensure each has agreed for you to nominate them as a referee and names must be given that can be contacted during business hours

1. Surname Given name/s

Home no. Work/mobile

2. Surname Given name/s

Home no. Work/mobile

APPLICANT 2

2. How long have you lived at your current address?

Years Months

Please tell us about this rented property
Name of landlord or agent

Landlord/agent's phone no. Weekly rent paid \$

Why are you leaving this address?

3. What was your previous residential address?

Please give us further information about this rented property
Name of landlord or agent

Landlord/agent's phone no. Weekly rent paid \$

How long did you live at this address?
 Years Months

Why did you leave this address?

4. Please provide your employment details

What is your occupation?

Employer's name *(inc. accountant if self employed or institution if a student)*

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Surname Given name/s

Home no. Work/mobile

Relationship to you

6. Please provide two personal references (not related to you) Please ensure each has agreed for you to nominate them as a referee and names must be given that can be contacted during business hours

1. Surname Given name/s

Home no. Work/mobile

2. Surname Given name/s

Home no. Work/mobile

7. Full names and ages of all OTHER persons who will reside at the property

| Names | Ages |
|-------|------|
| 1. | |
| 2. | |
| 3. | |
| 4. | |

8. Please provide details of any pets

| Breed/type | Council registration number |
|------------|-----------------------------|
| 1. | |
| 2. | |
| 3. | |

9. Registration, make & model of all vehicles permanently kept at the property

| |
|----|
| 1. |
| 2. |
| 3. |

10. THESE PREMISES ARE SMOKE FREE INSIDE.

11. Payment details

easyBondpay - provide same day Rental Bond Loans so you can ease the pain of moving home and pay your rental bond over 6 or 12 easy monthly instalments. Applying is easy and no credit rating is required. Simply tell us you're interested and we will do the rest – www.easybondpay.com.au

Please indicate how you propose to pay your bond:

Own funds Borrowed funds SA Housing Trust easyBondpay

Please indicate how you propose to pay your initial rent

Own funds Borrowed funds SA Housing Trust

Property rental

\$ Per week OR \$ per month

First payment of rent two weeks in advance

| |
|----|
| \$ |
| \$ |
| \$ |

Rental bond 4 / (6 weeks if rent more than \$250 per week)

Sub total (payable before possession of property)

Payment Method:

Direct or Internet Banking

Bpay

Cheque or Money Order

DECLARATION

The applicant acknowledges:

- 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.
- 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 and conditions.
- that upon being advised of approval of this application by the agent 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.
- 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.**
- Please Note: Our tenancy agreements contain a special clause stating:. NO SMOKING INSIDE THE PREMISES**

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 (including the reverse side) is true and correct and given of my own free will. I declare that I have inspected the premises and am not bankrupt.

I authorise the Agent to obtain personal information from:

- The owner or the Agent of my current or previous residence;
- My personal referees and employer/s;
- Any record listing or database of defaults by tenants;

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 in order to:

- communicate with the owner and select a tenant
- prepare lease/tenancy documents
- allow tradespeople or equivalent organisations to contact me
- lodge/claim/transfer to/from a Bond Authority
- refer to Tribunals/Courts & Statutory Authorities (where applicable)
- refer to collection agents/lawyers (where applicable)
- complete a credit check with NTD (National Tenancies 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.

Signature of applicant 1 _____ Date...../...../..... Signature of applicant 2 _____ Date...../...../.....

Property Manager name: Suzie Fewster

TENANCY APPLICATION FORM

Fewster Properties Pty Ltd

IMPORTANT – To consider your application, we require you to:

1. **FILL IN COMPLETELY AND SIGN THE APPLICATION FORM** with all relevant information and reference details, and all persons wishing to reside clearly indicated. **WE CANNOT PROCESS THIS FORM UNLESS ALL PARTS HAVE BEEN FULLY COMPLETED.**
2. Read and sign the **Privacy Act Acknowledgement Form**.
3. Provide required copies of **identification for the 100 point check**.

PROOF OF IDENTIFICATION REQUIRED – 100 POINT CHECK

We require each applicant 18 years and over to provide the following:

WE REQUIRE IDENTIFICATION FROM ALL 3 CATEGORIES WITH A TOTAL SUM OF 100 POINTS.

| Category | Identification Required per Applicant | Point Value |
|---|---|-------------|
| 1 <input type="checkbox"/> <input type="checkbox"/> | Current Agent Rent History Ledger / Report | 50 |
| 1 <input type="checkbox"/> <input type="checkbox"/> | Passport (Only if Non-Australian Resident) | 40 |
| 1 <input type="checkbox"/> <input type="checkbox"/> | Latest Telephone Account (Landline Only) | 40 |
| 1 <input type="checkbox"/> <input type="checkbox"/> | Latest Electricity or Gas Account | 40 |
| 1 <input type="checkbox"/> <input type="checkbox"/> | Current Drivers License – with photo | 40 |
| 1 <input type="checkbox"/> <input type="checkbox"/> | Proof of Age card – with photo | 40 |
| 2 <input type="checkbox"/> <input type="checkbox"/> | Tertiary Education Photo ID | 30 |
| 2 <input type="checkbox"/> <input type="checkbox"/> | Current Vehicle Registration | 30 |
| 2 <input type="checkbox"/> <input type="checkbox"/> | Passport (Australian Resident) | 20 |
| 3 <input type="checkbox"/> <input type="checkbox"/> | Medicare Card | 10 |
| 3 <input type="checkbox"/> <input type="checkbox"/> | Current Vehicle Registration Form | 10 |
| 3 <input type="checkbox"/> <input type="checkbox"/> | Citizenship Certificate | 10 |
| 3 <input type="checkbox"/> <input type="checkbox"/> | Birth Certificate (photocopy only – no scans) | 10 |
| 3 <input type="checkbox"/> <input type="checkbox"/> | Debit / Credit Card (photocopy) | 10 |

PROCESSING AND APPLICATION ACCEPTANCE / NON ACCEPTANCE

1. Your application will be processed with the information provided and submitted to the landlord for their acceptance or non-acceptance for tenancy. This will always be a landlord / owner decision.
2. We will endeavor to notify you by SMS if your application is unsuccessful.
3. Should your application be accepted, you will be asked to pay the bond and sign the lease within 24 hours. You will be asked to pay the bond in cash, bank cheque or money order.
4. Please inform us if your bond will be by SAHT Bond Guarantee.
5. Water charges may also apply – please check with the property manager.
6. It is a tenant responsibility to arrange connection of electricity, telephone and gas supply to the property, once the application is approved. However – we are able to assist in the process – please check with your property manager for utility connection services.