Rental Tenancy Application Form

Ryan | Property

S P E C I A L I S T S

RYANPROPERTY.COM.AU

Residential Tenancy Application

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

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S P E C I A L I S T S

A. AGENT DETAILS

Ryan Property Specialists

Address: Suite 3 / 619 Canterbury Road, Surrey Hills VIC 3127
Phone: 03 9899 6099
Email: kym@ryanproperty.com.au

B. PROPERTY DETAILS

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

   Postcode

2. **Have you inspected the property? (Please tick if YES)** ☐

3. **Lease commencement date?** ___ | ___ | ___ dd/mm/yy **Lease term?** ___ Years ___ Months

4. **Property Rental?**

   $ ___ per week OR $ ___ per month

5. **How many people will normally occupy the property?**

   ___ Adults ___ Children ___ Ages of Children

C. PERSONAL DETAILS

6. **Please give us your details**

   Mr ☐ Ms ☐ Miss ☐ Mrs ☐ Other ☐

   Given name/s ___ Surname ___

   Date of Birth ___ Driver's licence number ___

   Driver's licence expiry date ___ Driver's licence state ___

   Passport no. ___ Passport country ___

   Pension no. (If applicable) ___ Pension type (if applicable) ___

7. **Please provide your contact details**

   Home phone no. ___ Mobile phone no. ___

   Work phone no. ___ Fax no. ___

   Business Email address ___

   Personal Email address ___

D. UTILITY CONNECTIONS

connectnow.
We get things sorted.

Phone: 1300 554 323
Fax: 1300 889 598
Email: info@connectnow.com.au

A Free Service –
Connecting Your Utilities & Home Services Has Never Been Easier

connectnow is a simple and convenient time saving service assisting you to connect your Electricity, Gas, Phone, Internet and Pay-TV to a choice of Australia's leading providers. connectnow can also assist with discounted quotes for removalists, van/truck hire, cleaning services and security monitoring. No longer do you need to call each service provider individually, wait on hold and repeatedly give your personal details. We take care of it all for you – with the one phone call. This is a value-added service independent of your tenancy application—you are not obligated to use connectnow.

A connectnow representative will make all reasonable efforts to contact you within **One** working day of receiving an application. If connectnow was unable to contact you within this period please contact connectnow on 1300 554 323 to ensure connection is completed. While the connectnow service is **FREE**, standard service provider connection fees and charges still apply. You pay NO extra charges as a result of using the connectnow service.

Call me to connect my utilities ☐ Yes ID: 25578

Signature ___ Date ___

PLEASE NOTE

All applicants will be required to provide **100 points** of identification as detailed below:

Drivers Licence	50 points
Passport	50 points
Proof of Age Card	50 points
Student ID	50 points
Rates Notice	50 points
Copy of recent utility account	30 points each
Copy of recent telephone account	30 points
Concession or Pension Card	10 points

* Photocopy of Photo ID is required

1. This application is accepted subject to the availability of the property on the due date and no action shall be taken by the applicant against the owner and/or the agent should any circumstances arise whereby the property is not available for occupation on the due date.

2. Initial rent payments must be made by cash or bank cheque within 24 hours after approval of application. No personal cheques accepted.

3. Security deposits are to be paid separately by bank cheque made out to the RTBA upon collection of keys. No personal cheques accepted.

4. Keys will not be handed over until the lease agreement has been signed by all applicants.

5. The TENANT agrees to accept the property in an "as is" condition and understands and accepts that the landlord is not obliged to make any improvements to the property.

E. TENANCY COLLECTION STATEMENT

The information on this form is being collected by De Freitas & Ryan Melbourne ("we"/"us"). It is a condition of application for a tenancy for any property managed by us, or in conjunction with other agents, that you consent to us collecting and using your personal information. We require this information so we can consider your application to rent a property.

We may provide this information and any or all information provided to us by any party to third parties including landlords, landlords' agents and solicitors and various government or statutory authorities in the interests of openness and transparency between all parties concerned. We may also contact personal and credit referees you nominate and exchange personal information according to normal commercial practice. You authorise us to conduct a tenant check with National Tenancy Database ("ntd"). Your information will be listed on the ntd and may be made available to other users or the ntd in the future. You may contact the ntd directly to verify the accuracy of the information on the ntd and to request any amendments.

Your personal information will be added to our database and may be used for the secondary purposes of providing you with further information about properties and services marketed by us, and for marketing, planning, product development, research and other commercial purposes. De Freitas & Ryan Melbourne will have access to this database and your information.

From time to time we may also share personal information with partner businesses offering complementary products or services that we believe may be of interest to you. If you do not wish to receive marketing material or information about such complementary products or services please

mark this box ☐.

It is your responsibility to ensure information you provide to us is correct at all times. To access or make corrections to your personal information in conjunction with property rentals, please contact our office in the first instance. To view our full Privacy Statement please visit our office or our website at URL www.ryanproperty.com.au

F. DECLARATION

I hereby offer to rent the property from the owner under a lease to be prepared by the Agent. I acknowledge that I will be required to pay rental in advance and a security deposit and that this application is subject to the approval of the owner. I declare that all information contained in this is true and correct and given of my own free will. I declare that I have inspected the premises and am not bankrupt. Should my application be accepted by the owner I agree to enter into a Residential Tenancies Agreement pursuant to the Residential Tenancies Act 1997.

If section D is completed, I consent to the disclosure of this page of the application form to Connectnow Pty Ltd ACN 79 097 398 662 for the purpose of enabling Connectnow to offer the connection and disconnection services to me. Where Connectnow is requested to arrange for the provision of the services, I consent to Connectnow disclosing personal information it has collected about me to utility service providers for that purpose and to obtain confirmation of the connection or disconnection. I consent to Connectnow disclosing confirmation details (including NMI, MIRN, telephone number, Water Company) to the Agent. I acknowledge that the Agent, its employees and Connectnow may receive a fee/benefit from a service provider in relation to the connection of a utility service. **I acknowledge that neither Connectnow nor the Agent accepts any responsibility for: any delay in, or failure to arrange or provide for, any connection or disconnection of a utility, or for any loss in connection with such delay or failure.**

Signature Date

X

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G. APPLICANT HISTORY

8. What is your current address?

| |
| |
| Postcode |

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

| | Years | | Months |

10. Why are you leaving this address?

11. Landlord/Agent details of this property (if applicable)
Name of landlord or agent

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

12. What was your previous residential address?

| Postcode |

13. How long did you live at this address?

| | Years | | Months |

14. Landlord/Agent details of this property (if applicable)
Name of landlord or agent

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

Was bond refunded in full? | If not why not?

15. Please answer the following questions: yes   no

Have you ever been evicted by any landlord or agent?   ☐   ☐

Have you ever been refused another property?   ☐   ☐

Are you in debt to another landlord or agent?   ☐   ☐

H. EMPLOYMENT HISTORY

16. Please provide your employment details
What is your current occupation?

What is the nature of your employment?
(FULL TIME/PART TIME/CASUAL)

Employer's name *(inc.accountant if self employed)* Phone no.

Employer's address

Contact name | Position

Length of employment | Gross income per annum
| Years | | Months | $

Please provide any other source/s of income (per annum):
$

17. Please provide your previous employment details
Employer's name: *(inc.accountant if self employed)* Phone no.

Contact name | Position

Length of employment
| Years | | Months |

I. STUDY INFORMATION (if applicable)

18. Please provide university/tafe information if you are currently studying

Course Name

Name of Institution

J. OTHER INCOME (if applicable)

19. Please provide details of any other income
Centrelink Payment Type $ Per Week/Month

Other

K. CONTACTS / REFERENCES

20. Please provide a next of kin/contact in case of emergency
Surname | Given name/s

Relationship to you | Phone no.

Address

21. Please provide two personal references (not related to you)
1. Surname | Given name/s

Relationship to you | Phone no.

2. Surname | Given name/s

Relationship to you | Phone no.

L. OTHER GENERAL INFORMATION

22. Car Registration

23. Please provide details of any pets:
Breed / type   Council registration / number

1.

2.

M. OTHER INFORMATION REGARDING THIS APPLICATION

24. Have you applied for another property? (please circle and give details)

YES / NO

25. Joint Applications (if applicable)
If there are any additional applicants applying to share this property with you, please state their name/s below:

26. How did you find out about this property? (Please choose one)

Office Rental List   ☐   Work Colleague   ☐

De Freitas & Ryan website   ☐   Realestate.com.au   ☐

Realestateview.com.au   ☐   Friend or family member   ☐

Other   ☐

If 'Other' please specify _____

OFFICE USE ONLY

Property Manager name

Application faxed to Connectnow (if required) ☐