



Varney's The Property People

Application For Tenancy



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RESIDENTIAL TENANCY APPLICATION

Date:

Proposed Property			
Full Name of Applicant (s)	DOB:		
Marital status	No. of Adults Residing	No. of Children Residing	Ages
Contact Phone No.	Home	Work	Mob
Email.	Passport No		
Car Registration No.	State	Drivers License No	State
Current Address			
Period of Occupancy	From: / /	To: / /	
Lessor/Agent Name			
Lessor/Agent Address			
Lessor/Agent Phone No			
Previous Address			
Period of Occupancy	From / /	To: / /	
Lessor/Agent Name			
Lessor/Agent Address			
Lessor/Agent Phone No			
Full Bond refunded?	Yes/No If "No" Why not?		
Do you have pets?	Yes/No What kind		

PERSONAL REFERENCES

Name			
Address			
Contact Phone No			
Relationship & How Long Known			
Name			
Address			
Contact Phone No.			
Relationship & How Long Known			

TRADING REFERENCE AUSTRALIA CHECK

DISCLAIMER / AUTHORITY

I, the said applicant, do solemnly and sincerely declare that the information contained in this application is true and correct and that all of the information was given of my own free will. I further consent to the landlord/agent contacting and /or conduct any enquiries and/or searches with regard to the information and references supplied in this application.

I, the applicant do solemnly and sincerely declare that I am over 18 years of age and have read and understand the contents of this agreement and have the competence and capacity to enter into this agreement.

I, further agree and declare:-

I have inspected the property located at:

I have of my own accord decided that I wish to rent the aforementioned property commencing/...../.....
For a period of

I have been informed, understand and agree that the rental for the aforesaid property is to be \$. Per week and that this rental is within my means to support.

I have been informed, understand and agree that that the rental for the said property is to be paid every
and is to be weeks in advance at all times and is to be made by way of personal cheque or periodic payment through my bank.

I have been informed, understand and agree that the bond for the aforesaid property will be \$.and I further authorise the letting agent to attend to all details regarding the lodgment of the said rental bond with the appropriate authority. I agree and undertake to pay the said bond on/before signing the tenancy agreement.

I have been informed, understand and agree that should the full amount of bond not be paid by the signing of the tenancy agreement, I authorise the letting agent to apply all or part of the subsequent rental payments to be apportioned to finalising of the rental bond for the aforesaid property.

I have been informed, understand and agree that the acceptance of my application is subject to a satisfactory report being obtained from information supplied on the fully completed Tenancy Application submitted by me. I further consent to the agent carrying out any enquiries necessary to process my application for tenancy.

I have been informed, understand and agree that should there be a requirement to commence proceedings for recovery of rent, repairs and/or damage to the aforesaid property during the term or at the expiration of the tenancy agreement all costs associated with these proceedings shall be able to be recovered from me.

I further consent to the agent disclosing all personal information that they may hold for the purpose of (a) listing my name with a tenancy data base as a result of a tribunal order or multiple breach notices, (b) enforcing a tribunal order, (c) commencing recovery action in relation to any debt owed as a result of outstanding rent, repairs and/or damage that occurred or occurs during my period of tenancy.

I have been informed and understand that this property is covered by Tenancy Reference Australia (TRA) and further consent to the agent supplying my personal information to TRA.

I have been informed, understand and agree that should this application for tenancy not be accepted, the agent is not required or obligated to disclose why or supply any reason for the rejection of this application unless the application is declined as a result of my name being listed with a tenancy data base.

PRIVACY POLICY

The Agent uses personal information collected from the Principal to act as the Principal's agent and perform their obligations under this agreement. The Agent may also use such information collected to promote the services of the Agent and/or seek potential clients. The agent may disclose information to other parties including media organisation, on the internet, to potential tenants, or clients of the Agent both existing and potential, as well as to trades people, owners' corporations, government and statutory bodies and to third parties as required by law. The Agent will only disclose information on this way to other parties as required to perform their duties under this agreement, to achieve the purpose specified above or as otherwise allowed under the privacy Act 1988. If the Principal would like to access this information, they can do so by contacting the Agent at the address and contact numbers contained in this agreement. The Principal can also correct this information if it is inaccurate, incomplete or out-of-date. Real estate and tax law requires some of this information to be collected. If the information is not provided, the Agent may not be able to act on the Principal's behalf effectively or at all.

I confirm that I have read and understand the Privacy Policy that the lessor/agent has made available to me.

I have been informed, understand and consent to the agent supplying all necessary information, as may be required, to any Tenancy Data Base (s) that they use, subject to the Tenancy Data Base (s) complying with the provisions of the Privacy Act.

I have been informed, understand and acknowledge that the agent has the contact details for the Tenancy Data Bases (s) they use and that the agent will supply these contact details should I request the contact details.

Should the owner accept this application then a reservation fee equal to one weeks rent is payable.

After payment of a reservation fee, should I, the applicant subsequently advise that I do not wish to take the premises then the owner may keep so much of the reservation fee as being equal to the pro-rata amount of rent that would have been payable during the reservation period.

During the reservation period no reservation fee will be taken from any other applicant nor will the premises be reserved in favor of another applicant.

I, the applicant state that I am not bankrupt or insolvent.

I agree that the Reservation Fee, Rental Bond and initial payment of rent will be made b BANK/BUILDING SOCIETY CHEQUE OR MONEY ORDER. Personal Cheques will not be accepted.

APPLICANT NAME:(PLEASE PRINT)

APPLICANT SIGNATUREDATE:/...../.....

NOTICE TO ALL RESIDENTIAL TENANCY APPLICANTS

BEFORE ANY APPLICATION WILL BE CONSIDERED, EACH APPLICANT MUST ACHIEVE A MINIMUM OF 100 CHECK POINTS.

LAST 4 RENT RECEIPTS	- 40 POINTS
DRIVERS LICENCE	- 40 POINTS
PHOTO ID	- 40 POINTS
PASSPORT	- 40 POINTS
MINIMUM 2 REFERENCES FROM PREVIOUS LANDLORD/AGENT	- 20 POINTS
CURRENT MOTOR VEGICLE REGISTRATION PAPERS	- 10 POINTS
COPY OF TELEPHONE, GAS, ELECTRICITY OR BANK STATEMENT	- 10 POINTS
	(EACH)
COPY OF BIRTH CERTIFICATE	- 10 POINTS

SHOULD YOU NOT BE ABLE TO MEET THE 100 CHECK POINTS PLEASE NOTIFY OUR PROERTY MANAGEMENT TEAM BEFORE LODGING YOUR APPLICATION.