AREASPECIALIST

Rental Application Form

To apply for a property you must:

- Complete entire application form
- Sign the Privacy Declaration
- Submit to our office or email to leasing@areaspecialist.com.au

Should your applications may take 2-3 business days to process.

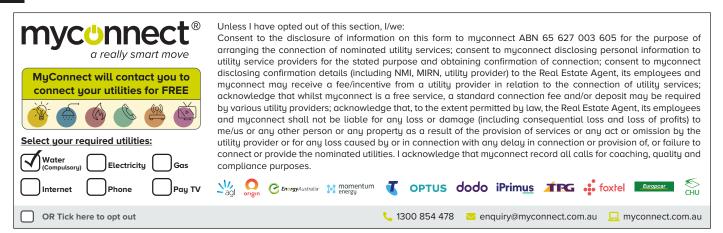
Note: Applications may take 2-3 b	ousiness days to proces	SS		
A. Property Details				
Preferred commencement date:	Lease term:	No. of Applicants:	No. of Childre	n: Ages:
Pet(s) - How many: Type of Pet(s):				
Address:			Happy with the o	condition of property upon inspection
			☐ Yes ☐ No	☐ Have not inspected the property
Second preference:	Second preference:		Happy with the condition of property upon inspection	
			☐ Yes ☐ No	☐ Have not inspected the property
B. Applicant Details				
Full name:				
Current address:				
Empil address:				
Email address:				
Mobile:	Home ph	one:	Wo	rk phone:
Licence no.	Passport	Passport no.		dicare no.
icence state: Passport country:		country:	Reg	go no.
Next of Kin name:	Phone:	Phone:		ationship:
C. Identification				
Please note: You must supply 100	points of photocopied I.	D, 3 Payslips and a cur	rent Centrelink S	Statement (if applicable).
(25pts) Driver's Licence				(15pts) Payslips
(25pts) Age Card / Student I.D		(15pts) Proof of Current Bank Balance		(15pts) Utilities Account
(20pts) Medicare Card	☐ (20pt	s) Concession/Pension	Card	(15pts) Centrelink Statement
D. Rental History				
Current address:			Ho	w long have you been at the property
Residential Rental Provider (RRP)/ Agent: Pho		ione:		ekly rent paid:
Reason for leaving:				

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Previous address:			How long did you reside at the property
Previous RRP / Agent:	Phone:		Previous weekly rent paid:
Reason for leaving:			
E. Employment			
Current Occupation:			
			☐ Full Time ☐ Part Time ☐ Casual
Employer:			
Contact name:		Contact number (no m	nobiles numbers):
Longth of amplements		Not as a state in a case of	
Length of employment:		Net monthly income:	
Previous Occupation:			
·			☐ Full Time ☐ Part Time ☐ Casual
Employer:			
Contact name:		Phone:	
Length of employment:		Not monthly income.	
Length of employment.		Net monthly income:	
Centrelink income per month (if applicable)			
F. Self-Employed			
Business name:		Income per week:	
Address:			
ABN:		Phone:	
		Pilolie.	
Accountant:		Accountant phone:	
G. References			
Please provide a Professional Character Referen	nce		
Full name:			
Phone:		Relationship to you:	

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Utility Connection Service



Execution, Declaration And Database Notification

Please note: Your application will not be processed unless you have inspected the property, copies of the required proof of identity have been attached and the declaration and acceptance of terms of the rental below has been read and signed.

DECLARATION

- I hereby offer to rent the property from the owner under a lease to be prepared by
- Should this application accepted by the owner / RRP I agree to enter into a Residential Rental Agreement.
- I acknowledge that this application is subject to the approval of the owner / RRP
- I declare that all information contained in this application (including the additional page's) is true and correct and given of my own free will.
- I declare that I have inspected the premises and am not bankrupt.
- If I default under a rental agreement, I agree that the Agent may disclose details of any such default to a rental default database and to agents / RRPs of properties I may apply for in the future in accordance with Section 439 of the Residential Tenancies Act (1997).
- I am aware that if information is not provided, or I do not consent to the uses to which personal information is put, the owner / RRP will not grant me a lease /

I authorise the Agent to obtain personal information from:

- · The owner or the Agent of my current or previous residences;
- My referees and employer/s;
- · Any record listing or database of defaults by RRPs, and I authorise and consent to each of those persons providing requested personal information about me to the Agent

I am aware that the Agent will use and disclose my personal information in order to:

- · Communicate with the owner / RRP and select a renter.
- Prepare lease / rental documents.
- · Allow tradespeople or equivalent organisations to contact me.
- · Lodge/claim/transfer to/from a Bond Authority.
- Undertake and/or enforce legal process/decisions of a Tribunal/Court and/or Statutory Authority (where applicable).
- · Refer to collection agents/lawyers (where applicable).
- Complete a credit check with a residential rental database
- Transfer water account details into my name.

ACCEPTANCE OF TERMS OF RENTAL

• I acknowledge that this is an application to lease this property and that my application is subject to the owner's approval and the availability of the premises.

- No action will be taken against the owner/agent if the application is unsuccessful or should the premises not be available for occupation on the due date for
- I acknowledge that it is the responsibility of the renter's to check with the telephone provider before proceeding with the rental to confirm the status of the landine at the property.
- I acknowledge that the renters are responsible for connection and payments of gas, electricity, telephone and water usage. The renter is also responsible for ensuring the main switch is in the off position for power connection.
- I acknowledge that the premises is a "smoke free zone" and will ensure that I, other occupants and/or guests do not smoke inside the premises.
- Should the owner / RRP accept this application I accept that I will be required to sign the rental agreement and pay the full bond within 24 hours of my application being approved. I also agree to pay the bond and first month rent by either bank cheque or money order. The owner reserves the right to withdraw their acceptance and offer the property to other applicants.
- I acknowledge that the keys will not be available until the day the rental commences.
- I accept the property in the condition as inspected (exceptions to be provided in writing, signed, dated and attached to this application).
- I accept that this property is subject to its availability on the due date and no action shall be taken on my part against the RRP or the agent should under any circumstances the property not be available for occupation on the due date.

DATA BASE NOTIFICATION

Area Specialist uses the following residentialrental database companies to check the history of all applicants.

· I confirm that I have been notified of rental databases, their contact details and the reasons for use.

If you wish to contact these organisations their details are:

NATIONAL TENANCIES DATABAS
Ph 1300 526 836 www.ntd.net.au

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Ph 1902 220 346 www.tica.com.au

Print Name	Signature	Date