

Tenancy Application – Page 1

One separate application form per adult

Return completed application to rentals@1on1property.com.au or one of our offices located at:
55 Georgetown Rd Georgetown NSW 2298 or Shop 17, Village Walk, Cnr Lawes & High St, East Maitland 2323

PROPERTY APPLIED FOR

Address: _____ Rent offered: \$ _____

Length of lease preferred: 3 Months 6 Months 12 Months Commencement date: / /

Do you have applications pending on other properties? Yes No

TENANCY REQUIREMENTS

Total number of occupants: Adults: _____ Children: _____ Age/s: _____

Smokers: Yes No Pets: Yes No Type/breed: _____

Names of other applicants for this property: _____

PERSONAL DETAILS

Surname: _____ First name: _____

Middle name: _____ Date of birth: _____

Home phone: () Work phone: () Mobile: _____

Email address: _____

Drivers licence number: _____ State: _____ Vehicle registration: _____ State: _____

Australian passport holder International passport holder Country: _____ Passport number: _____

Bank account details: Branch _____ Account name _____

BSB _____ Account number _____

CURRENT PREMISES (YOU NEED TO SUPPLY A TENANCY HISTORY OF A MINIMUM OF 2 YEARS)

Address: _____ State: _____ Postcode: _____

Rent per week: \$ _____ How long have you lived there? _____

Agent/Landlord: (Business name) _____ Contact number: _____

Reason for vacating: _____

RENTAL HISTORY 2 (IF CURRENT PREMISES IS LESS THAN 2 YEARS)

Address: _____ Rent per week: \$ _____

Agent/Landlord: (Business name) _____ Contact number: _____

Reason for vacating: _____ How long did you live there? _____

At 1on1 Property, we aim to be the best at **Putting people first**

NEWCASTLE

LAKE MACQUARIE

MAITLAND

P: (02) 4014 1900 E: rentals@1on1property.com.au W: 1on1property.com.au



EMPLOYMENT / CENTRELINK DETAILS

Current occupation: _____ Company name: _____

Address: _____ State: _____ Postcode: _____

Manager's name: _____ Contact number: _____

Length of employment: _____ (IF EMPLOYED LESS THAN 12 MONTHS YOU MUST PROVIDE PREVIOUS EMPLOYER DETAILS BELOW)

Salary: \$ _____ Weekly/Fortnightly/Monthly/Per annum (PLEASE CIRCLE) _____ Full time/Part time/Casual (PLEASE CIRCLE) _____

PREVIOUS EMPLOYMENT (IF CURRENT EMPLOYMENT IS LESS THAN 12 MONTHS)

Occupation: _____ Company name: _____

Manager's name: _____ Contact number: _____ Length of employment: _____

IF SELF-EMPLOYED, PLEASE PROVIDE 2 BAS STATEMENTS

PERSONAL REFERENCE DETAILS (NOT RELATED TO YOU)

Referee 1. Surname: _____ First name: _____

Contact number: _____ Relationship to you: _____

Referee 2. Surname: _____ First name: _____

Contact number: _____ Relationship to you: _____

EMERGENCY CONTACT DETAILS (NOT LIVING WITH YOU)

Surname: _____ First name: _____

Contact number: _____ Relationship to you: _____

IN ORDER TO PROCESS THE APPLICATION EACH TENANT MUST:

- Have viewed the property
- Submit a completed application form
- Provide One form of Photo ID (if not provided, your application will not be processed)
- Meet a minimum 100 points for identification
- Provide copies of recent pay slips/Centrelink/BAS statements

<input type="checkbox"/> Passport (70 points)	<input type="checkbox"/> Driver licence (40 points)	<input type="checkbox"/> Other government photo ID (25 points)
<input type="checkbox"/> Tenancy history ledger (25 points)	<input type="checkbox"/> Medicare Card (25 points)	
<input type="checkbox"/> Bank statement (25 points)	<input type="checkbox"/> Utility bills (25 points)	<input type="checkbox"/> Pension/Health Care Card (25 points)

PRIOR TO SIGNING THE LEASE, THE FOLLOWING PAYMENTS ARE REQUIRED:

- 2 weeks rent up front
- 4 weeks rent as bond

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1ON1 CONNECT



Save time and money when you're moving. Let 1on1 Connect arrange your utility connections. It's a **FREE** service and there's **NO** obligation. In one brief call we will help you compare your options and select the right plans for you. No more running around – we'll take care of contacting all the providers for you.

1on1 Connect will contact you to arrange your utility services. You will be advised of any associated terms and conditions, including connection fees that may apply. Once you have chosen your preferred providers, 1on1 Connect may then need to disclose your personal information to the selected utility company. 1on1 Connect is unable to accept responsibility for any delay or failure to connect your utility service.

Please tick utilities as required:

<input checked="" type="checkbox"/> Electricity	<input checked="" type="checkbox"/> Gas	<input checked="" type="checkbox"/> Phone	<input checked="" type="checkbox"/> Internet	<input checked="" type="checkbox"/> Pay TV	<input checked="" type="checkbox"/> Insurance
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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 landlord/owner. I declare that all information contained in this application is true 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 such as NTD, TICA or TRA for the purpose of checking my tenancy history.

I am aware that I may access my personal information by contacting:

- NTD – 1300 563 826
- TICA – 1902 220 346
- TRA – (02) 9363 9244

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 and from a Bond Authority
- Refer to Tribunals/Courts and Statutory Authorities (where applicable)
- Refer to collection agents/lawyers (where applicable)
- Complete a credit check with NTD (National Tenancies Database)
- Transfer water account details into my name

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.

Signature: _____

Date: / /

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Reference Check

APPLICANT TO COMPLETE

Applicant's name: _____

Current/Most recent rental property address: _____

Agent or landlord of this property: _____

Agent's name: _____

Contact number: _____

Email: _____

Fax number: _____

In accordance with the Privacy Act, I/we the undersigned authorise the recipient of this fax to give information to 1on1 Property regarding my/our rental history.

The information given is true and correct and I understand it will be used to assess my/our application.

Signature: _____

Date: / /

PLEASE FILL IN ABOVE ONLY AND RETURN WITH YOUR APPLICATION
Do not complete any of the lower section

AGENT TO COMPLETE

Please complete the following and return by fax or email. Please include a copy of the tenant's rental ledger.

EMAIL: rentals@1on1property.com.au or FAX: (02) 4947 1090

Name and position of Agent: _____

Length of lease: _____

Weekly rent: \$ _____ per week

Did tenants pay rent on time? Yes No

Please specify problems, if any: _____

Were routine inspections satisfactory? Yes No

Please specify problems, if any: _____

Did tenants look after lawns/gardens? Yes No

Please specify problems, if any: _____

Were tenants cooperative? Yes No

Please specify problems, if any: _____

Did tenants have pets? Yes No

Breed and quantity: _____

Was a termination notice ever issued? Yes No

If yes, please give details: _____

Would you rent to them again? Yes No

Reason for vacating: _____

Was their bond returned? Yes No

If no, please give details: _____

Any other comments? _____

Signature of Agent/Private Owner: _____

Date: / /

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BUYING SELLING RENTING INVESTING

1on1 Property Pet Application Form

Property Address:	
Tenant Details:	
Pet's name:	
Type & Breed of Pet:	
Size and Weight:	Small/Medium/Large
Colour:	
Age:	
Date of last worming, flea and tick treatment:	
Council Registration number or microchip number:	
Any additional information:	
Pets Vet Contact details:	Name: Phone Number: Address:
Pets Emergency Caretaker:	Name: Phone Number: Address:

I/we _____
the tenants of _____

understand that we are agreeing to the below conditions of keeping a pet on the residential premises listed above.

1. To supervise and keep the animal within the premises, and
2. To ensure that the animal does not cause a nuisance, or breach the reasonable please, comfort or privacy of the neighbours, and
3. To ensure that the animal is registered and micro-chipped if required under law, and
4. To comply with any council requirements
5. The tenant agrees to have the carpet professionally cleaned or to pay the cost of having the carpet professionally cleaned at the end of the tenancy if cleaning is required because an animal has been kept on the residential premises during the tenancy.

■ **Phone** (02) 4014 1900 ■ **Fax** (02) 4947 1090 ■ **Email** info@1on1property.com.au ■ **Web** 1on1property.com.au

Newcastle
55 Georgetown Road,
Georgetown,
NSW 2298

Maitland
Shop 17, Village Walk,
Cnr Lawes & High Sts.
East Maitland
NSW 2323

PO Box 6
East Maitland NSW 2323

Cadar Investments Pty Ltd
T/A 1on1 Property (ABN 40 120 742 136)



BUYINGSELLINGRENTINGINVESTING

6. The tenants agrees to:

- A) To have the residential premises fumigated at the tenant’s own expense, if the fumigation is required because animals have been kept on the residential premises during the tenancy.
- B) Where there is any damage to the residential premises as a result of animals having been kept on the residential premises, to repair such damage at the tenant’s own expense.
- C) To indemnify the landlord in respect of any damage to the property or claims made as a result of damage to any person or property caused or arising from animals having been kept on the residential premises during the tenancy
- D) When requested to, provide written evidence of compliance in relation to points 5, 6a and 6b to the landlord/landlord’s agent.

Signed: _____

Date: _____

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T/A 1on1 Property (ABN 40 120 742 136)