



Rental Application

Agency Name: AM Property Central
Address: 16/234 Shafston Avenue, Kangaroo Point
Phone: 1300 850 119
Fax: 1300 850 449
Email: info@AMpropertycentral.com.au

PLEASE READ PRIOR TO COMPLETING YOUR APPLICATION

- One application is to be completed per person over 18 years old
- This application cannot be processed until it is completed including all required signatures, all sections filled out or marked N/A if not applicable, copies of supporting documents attached as required for "100 Points Identification Check." Refer to the following list of accepted documents and point value of each. Mandatory documents include photo identification and also, at least one document from the list below to verify your current address and proof of income. Submit copies of the documents with your application.

DOCUMENTS ACCEPTED FOR IDENTIFICATION CHECK (100 POINTS)

Submit only one of the following:	Points
Passport OR Birth Certificate	50
Drivers Licence Proof of Age Card Other form of I.D.	40
Letter from Employer 2 Recent Payslips Letter from Accountant if Self Employed	0
Car Registration Certificate Rates Notice Electricity Account Bank/Credit Card Statement Telephone Account Gas Account	25

APPLICATION CHECKLIST

- BEFORE I SUBMIT THIS APPLICATION, I HAVE.....

Attached photocopies of documents to meet 100 points or more points of I.D. which include mandatory fields.

Inspected the Property both internally or externally (or signed a Request to Sign Tenancy for Unseen Property).

Completed the Application Form fully, including the Privacy Disclosure Statement, Privacy Consent and Marketing Consent.

Completed the Pet Application and Agreement Form if pets are to reside at the Property.



Property Address you are Applying for

How did you find out about this property?

- Website: www. Newspaper Agency Contact
 Sign Referral Other Agent Other:

Applicants Details

Name: Address:

Date of Birth: Place of Birth:

Drivers Licence Number: Expiry Date:

Passport Number: Expiry Date:

Home: Mobile: Work:

Email:

Current Tenancy Details (if applicable)

N.B. If you own your current property, please list details of monthly payments and length of ownership.

Rent P/W: \$ Period of Occupancy: Years, Months

Agent/Landlord/Owner:

Business: Fax:

Do you expect the Bond to be refunded in full?

- Yes No - Why?



Previous Address

N.B. This must be filled out if you have been in your current property for less than three (3) years.

Address:

Rent P/W: \$..... Period of Occupancy: Years, Months

Agent/Landlord/Owner:

Business: Fax:

Employment

Current Employer: Your Position:

Full Time Part Time Casual Contract

Length of Employment: Years, Months

Payroll/Manager's Name:

Business: Fax:

If less than six (6) months, please give details of previous position

Previous Employer: Your Position:

Full Time Part Time Casual Contract

Length of Employment: Years, Months

Payroll/Manager's Name:

Business: Fax:



If Self Employed

Company Name:..... Trading As:.....

Address: ABN:.....

Length of Employment:..... Years,..... Months

Industry/Nature of Business:

Account Details:..... Business:.....

Credit Referee:..... Business:.....

If Student or Not Currently employed

Student I.D.#:..... Institution:.....

Course:..... Duration:.....

Currently not employed or a Student. Refer to the following selected documents attached to

Application to verify my source of income:

Parent/Guardian Letter Centrelink Document Bank Statement

Austudy Document Other

Details of all Persons to Reside at Property, including Children

Name	Address	Age
.....
.....
.....

Details of Next of Kin

Name:

Address:

Relation:..... Contact Number:.....

Pets: No Yes - Refer to attached Pet Application and Agreement



Personal Referees who are not Relatives

Name	Occupation	Business Hours Contact	
-----	-----	Mob: -----	Work: -----
-----	-----	Mob: -----	Work: -----

Declaration - Applicant to Complete, Provide Details as Required

- Have you been evicted by any Lessor or Agent Yes No
- Are you in debt to another Lessor or Agent Yes No
- Is there any reason known to you that would effect your ability to pay rent when due Yes No
- Was your Bond at you last address refunded in full Yes No
- Have you been listed on a Tenancy Database Yes No

I declare the information is true and correct. I consent to verify details via Tenancy Information Centre of Australia and National Tenancy Database records. I declare I am not bankrupt or an undischarged bankrupt.

I apply for a Tenancy for a period of _____ months, at a rental of

\$ _____ per week commencing on / / . I have been given a copy of the General

Tenancy Agreement, Terms and any Special Terms to read before submitting this Application.

I have inspected the property with an AM Property Central or have submitted a request for Tenancy for an unseen property.

Pre-moving in costs as itemised are to be paid by BANK CHEQUE OR BPAY made payable to AM Property Central

Item	Calculation	\$ Payable	Notes
Rent (First 2 weeks)	2 x \$ _____	\$ _____	
Bond (4 weeks rent)	4 x \$ _____	\$ _____	Must be paid before lease commences
Total pre-moving in cost:		\$ _____	Total to be paid prior to commencement of lease

APPLICANTS SIGNATURE: ----- Date: / /



Privacy Disclosure Statement

Please acknowledge the following by selecting either yes or no

The Applicant

1. Acknowledgement that my personal contents insurance is not covered under any Lessors insurance policy and understand that it is my responsibility to ensure my own personal belongings.
2. Understand that you as the Agent/Lessor have collected this information for the purpose of determining whether I am suitable tenant for the property – in particular to check my identification, my ability to care for the property, my character and my credit worthiness.
 - 2.1 For such purposes, I authorise you to contact the persons name in this application and to undertake such inquiries and searches (including Tenancy Database searches) as you consider reasonably necessary
 - 2.2 In doing so, I understand that information provided by me maybe disclosed to, and further information came from, referees named in this Application and other relevant third parties.
3. Acknowledge and except that if this Application is denied, the agent is not legally obliged to provide reasons why.
4. Consent and understand that should my tenancy be excepted and upon commencement of the tenancy agreement, there may be called for the Agent/Lessor to pass my details onto others which may include (but is not limited to) Insurance Companies, Body Corporate's, Contractors other Real Estate Agent, Salespeople and Tenancy Default Databases.
5. Acknowledge that I have received and reviewed the General Tenancy Agreement (Form 18a) standard terms and any special terms before completing this Application
6. Acknowledge that I have received all have available the information statement (Form 17a) Body Corporate by-laws (if applicable) before completing this Application.
7. Acknowledge that I have signed the Agencies Privacy Notice and Consent.
8. Acknowledge that the Lessor and Applicant (Tenant) are bound by this Agreement immediately upon communication of either the Lessors acceptance of the Application.
9. Consent to the use of email or fax mail and the method of receiving advice or notification via SMS is accepted.
10. Declare that the above information is true and correct and that I have supplied it on my own free will.

Marketing Consent

I understand that AM Property Central may need to contact me about property related information e.g. properties for rent or for sale or other services which may interest me. I am the telephone account holder or nominated person by the account holder and agree AM Property Central to use the phone details provided to contact me for marketing purposes until I advise otherwise.

Period of contact: Indefinite until advised in writing Other: _____



Utility Connections

If my application for tenancy is accepted I would like assistance at no extra charge, with the connection of telephone electricity or gas to my property. AM Property Central is authorised to contact me direct regarding the connection of those utility services.

Acknowledgement and Consent by Applicant

Applicant Name: _____

Applicant Signature: _____

Time: :

Date: / /