



APPLICATION FOR RESIDENTIAL TENANCY

PROPERTY ADDRESS APPLIED FOR:

1: _____ Date viewed ____/____/____

2: _____ Date viewed ____/____/____

TENANCY REQUIRED

6 Mths ☐ 12 Mths ☐ Other ☐ _____ Date able to Occupy: ____/____/____

We can only accept your application if you have done the following:

- ✓ Inspected the property to which this application relates
- ✓ Completed all sections of application form, incomplete forms will NOT be processed. Further information is to be provided should you not be able to complete a section of the form.
- ✓ Each applicant has attached copies of the documentation required to meet the 100 points of ID as per table below.
- ✓ All intended occupants over the age of 18 have completed and signed this application form. If there are more than 2 applicants please request additional application forms.

Completed application forms along with all required documentation can be emailed to rentals@lewisprior.com.au, or dropped into our office at 245 Diagonal Road, Warradale. All completed applications will be processed within 7-10 business days, subject to the availability of your supplied referees. Please advise us immediately should you wish to withdraw your application.

Successful applicant's are required to pay a deposit equivalent to 2 weeks rent, plus applicable bond within 24 hours of the application being accepted. The deposit can be paid via internet transfer or paid directly into the bank. Account details will be provided. The deposit will be credited towards your first rental payment.

Please note that upon acceptance of your application, any deposit made to secure the property enters you into a Residential Tenancy Agreement and you will be held to break lease conditions should you wish to withdraw.

If your application is unsuccessful you will be notified via email or SMS. Due to Privacy Laws, we are unable to give an explanation as to why an application is declined.

Please attach clear photocopies of documents which equal to 100 points or more as per table below.

IDENTIFICATION CHECK

Proof of Identity (100 points required for each applicant)

Copies of each proof of identification must be attached. We require at least one document from Category A, B & C

Category A	Point Value	Category B	Point Value	Category C	Point Value
- Passport	70 Points	- Birth Certificate - Current Rental History - Rent Ledger	30 Points	- Last 3 Pay Slips - Bank statement	30 Points
- Driver's Licence - Photo ID - Student ID	40 Points	- Phone Bill - Gas Bill - Electricity Bill	20 Points	- Letter of Employment	25 Points
- Other Photo ID	40 Points	- Current M.V registration paper - Bank Debit or Credit Card	10 Points	- Centrelink Statement	25 Points

APPLICANT 1

Family Name: _____

Given Name(s): _____

Date of Birth: _____

Home: _____ Work: _____

Mobile: _____

Email: _____

Current Residential Address: _____

Time at Current Address: _____

Reason for Moving: _____

Previous Address: _____

APPLICANT 2

Family Name: _____

Given Name(s): _____

Date of Birth: _____

Home: _____ Work: _____

Mobile: _____

Email: _____

Current Residential Address: _____

Time at Current Address: _____

Reason for Moving: _____

Previous Address: _____

IDENTITY INFORMATION

Drivers Licence #: _____

Passport #: _____

Car Registration & State: _____

IDENTITY INFORMATION

Drivers Licence #: _____

Passport #: _____

Car Registration & State: _____

RENTAL HISTORYCURRENT: LANDLORD ☐ AGENT ☐

Name of Agent/Landlord: _____

Phone: _____

Email: _____

Address of Property Rented & Weekly Rent:

_____ \$ _____ p/w

Length of Tenancy: _____

Do you expect the bond to be refunded in full?

Yes ☐ No ☐

If NO, Why? _____

RENTAL HISTORYCURRENT: LANDLORD ☐ AGENT ☐

Name of Agent/Landlord: _____

Phone: _____

Email: _____

Address of Property Rented & Weekly Rent:

_____ \$ _____ p/w

Length of Tenancy: _____

Do you expect the bond to be refunded in full?

Yes ☐ No ☐

If NO, Why? _____

PREVIOUS LANDLORD / AGENT

Name: _____

Phone: _____

Address of Property Rented & Weekly Rent:

_____ \$ _____ p/w

Length of Tenancy: _____

Was Bond Refunded in Full? Yes /No

If not, why? _____

PREVIOUS LANDLORD / AGENT

Name: _____

Phone: _____

Address of Property Rented & Weekly Rent:

_____ \$ _____ p/w

Length of Tenancy: _____

Was Bond Refunded in Full? Yes /No

If not, why? _____

APPLICANT 1**APPLICANT 2****HOME OWNER (IF APPLICABLE)****HOME OWNER (IF APPLICABLE)**

Property Address: _____

Property Address: _____

Selling Agent or Managing Agent Name: _____

Selling Agent or Managing Agent Name: _____

Ph: _____

Ph: _____

(Copy of Rate Notice Required):

(Copy of Rate Notice Required):

Would you like a Rental or Sales Appraisal on your current home? ☐ Yes ☐ NoWould you like a Rental or Sales Appraisal on your current home? ☐ Yes ☐ No**NEXT OF KIN (NOT OTHER APPLICANT)****NEXT OF KIN (NOT OTHER APPLICANT)**

Name: _____

Name: _____

Address: _____

Address: _____

Phone: _____

Phone: _____

Relationship: _____

Relationship: _____

CHARACTER REFERENCE**CHARACTER REFERENCE**

Name: _____

Name: _____

Address: _____

Address: _____

Phone: _____

Phone: _____

Relationship: _____

Relationship: _____

How long known: _____

How long known: _____

CURRENT EMPLOYMENT**CURRENT EMPLOYMENT**

Occupation: _____

Occupation: _____

Business Name: _____

Business Name: _____

Business Address: _____

Business Address: _____

Supervisor's Name: _____

Supervisor's Name: _____

Phone: _____

Phone: _____

Length of Employment: _____

Length of Employment: _____

Full-time / Part-time / Casual (Please Circle)

Full-time / Part-time / Casual (Please Circle)

Total Annual Net Income: \$ _____

Total Annual Net Income: \$ _____

(as declared to Australian Taxation Office)

(as declared to Australian Taxation Office)

If Self Employed:

If Self Employed:

Length of Self Employment: _____

Length of Self Employment: _____

Business Name: _____

Business Name: _____

Industry/Nature of Business: _____

Industry/Nature of Business: _____

Accountant Name & Phone: _____

Accountant Name & Phone: _____

CENTRELINK PAYMENTS / OTHER**CENTRELINK PAYMENTS / OTHER**

Type of Payment: _____

Type of Payment: _____

Amount Received: \$ _____

Amount Received: \$ _____

Weekly ☐ Fortnightly ☐Weekly ☐ Fortnightly ☐

** Copy of income statement is required **

** Copy of income statement is required **

APPLICANT 1	APPLICANT 2
CHILDREN / OTHER OCCUPANTS	CHILDREN / OTHER OCCUPANTS
Full Names, Current Addresses & Ages of ALL people (including children) who will permanently and/or part-time reside at this property:	
1. _____	1. _____
2. _____	2. _____
3. _____	3. _____
4. _____	4. _____
OTHER INFORMATION	OTHER INFORMATION
_____	_____
_____	_____
_____	_____
_____	_____
VEHICLES (inc boats, trailers, caravans, motorbikes)	VEHICLES (inc boats, trailers, caravans, motorbikes)
1. Model: _____ No. Plate: _____	1. Model: _____ No. Plate: _____
2. Model: _____ No. Plate: _____	2. Model: _____ No. Plate: _____
3. Model: _____ No. Plate: _____	3. Model: _____ No. Plate: _____
4. Model: _____ No. Plate: _____	4. Model: _____ No. Plate: _____
PETS	PETS
Do you have any Pets? Yes <input type="checkbox"/> No <input type="checkbox"/>	Do you have any Pets? Yes <input type="checkbox"/> No <input type="checkbox"/>
1. Breed: _____ Age: _____	1. Breed: _____ Age: _____
Name: _____	Name: _____
*Provide copy of Council Reg *	*Provide copy of Council Reg *
Sex: M / F De-sexed: Y / N Micro Chipped: Y / N	Sex: M / F De-sexed: Y / N Micro Chipped: Y / N
ID#: _____	ID#: _____
Inside/Outside (circle)	Inside/Outside (circle)
2. Breed: _____ Age: _____	2. Breed: _____ Age: _____
Name: _____	Name: _____
*Provide copy of Council Reg *	*Provide copy of Council Reg *
Sex: M / F De-sexed: Y / N Micro Chipped: Y / N	Sex: M / F De-sexed: Y / N Micro Chipped: Y / N
ID#: _____	ID#: _____
Inside/Outside (circle)	Inside/Outside (circle)
3. Breed: _____ Age: _____	3. Breed: _____ Age: _____
Name: _____ *Provide copy of Council Reg *	Name: _____ *Provide copy of Council Reg *
Sex: M / F De-sexed: Y / N Micro Chipped: Y / N	Sex: M / F De-sexed: Y / N Micro Chipped: Y / N
ID#: _____	ID#: _____
Inside/ Outside (circle)	Inside/ Outside (circle)

CONFIRMATION / DECLARATION**I confirm the following:**

1. During my inspection of this property I found it to be in a reasonable, clean condition and suitable for my requirements. YES / NO
2. If "NO", I believe the items below should be attended to prior to the commencement of my tenancy: _____
3. I acknowledge that any phone line, TV point or Pay TV point is not guaranteed to be connected. The landlord will not be responsible for paying any connection fee; this will be at the tenant's expense.
4. I acknowledge that this is an application only, to rent this property and that my application is subject to the Landlord's approval.
5. I am over the age of eighteen (18) years of age.
6. I agree that only the people that have applied for this property will be residing at the property.
7. I agree to accept SMS /email messages from the Agent
8. Do you have any unsatisfied judgements against you? YES / NO If Yes, details: _____
9. Do you have any criminal convictions? YES / NO If Yes, details: _____
10. Are you, or have you ever been bankrupt? YES / NO
11. Are you a Smoker? YES / NO

I hereby offer to rent the property acknowledging the following:

1. I declare that all information contained in this application (5) pages is true and correct and given of my own free will. I declare that I have inspected the premises and declare it suitable for my occupation.
2. I acknowledge that **Lewis Prior Home Rentals** uses the services of TICA Tenant Screening Services and NTD National Tenancy Database to check the rental history of tenants who make application for a residential tenancy.
3. 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.

CONFIRMATION / DECLARATION

4. I am aware that I may access personal information on the contact details below:
TICA at <http://www.tica.com.au/> or 1902 220 346
NTD at <http://www.ntd.net.au/> or 1300 563 826
5. I agree that if I default under a lease agreement, 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.

Use of Personal Information

6. I authorise the Agent to obtain personal information from:
 - (a) The owner or the Agent of my current or previous residence;
 - (b) My personal referees and employer/s;
 - (c) Any record listing or database of defaults by tenants
7. I am aware that the Agent will use and disclose my personal information in order to:
 - (a) communicate with the owner and select a tenant
 - (b) prepare lease/tenancy documents
 - (c) allow tradespeople or equivalent organisations to contact me
 - (d) lodge/claim/transfer to/from a Bond Authority
 - (e) refer to Tribunals/Courts & Statutory Authorities
 - (f) Refer to collection agents/lawyers (where applicable)
 - (g) complete a credit check with TICA or NTD

(A copy of the Agents full Privacy Statement is available upon request)

PLEASE SIGN IN THE BOX BELOW:**PLEASE NOTE:**

1. The Tenant/s will pay all water usage AND supply charges unless otherwise agreed in the lease agreement.
2. Keys will not be handed over until the Lease Agreement has been signed by all applicants and ALL monies paid.
3. 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 Landlord or the Agent should any circumstances arise whereby the property is not available for occupation on the due date.
4. There are no EFTPOS or Credit Card facilities available.

Will your Bond be:

Self Funded / SAHT Funded

Statement of Costs

Security Bond	\$ _____
Rent—2 Weeks in advance	\$ _____
TOTAL	\$ _____

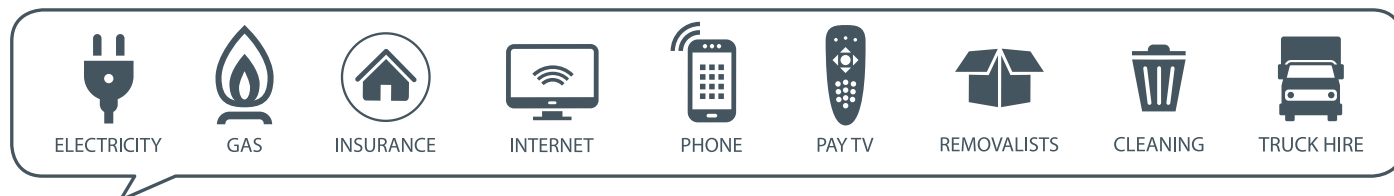


MAKES MOVING EASY

DIRECT CONNECT PROVIDES A FREE SERVICE THAT TAKES THE HASSLE OUT OF MOVING.

Simply complete the form below, select the services you would like organised and return this form to your Agent. Direct Connect will then contact you to confirm your details and service request.

SERVICES WE *connect*



☐ Please tick this box if you would like Direct Connect to contact you in relation to any of the above utilities and other services.



We guarantee that when you connect with one of our market leading electricity and gas suppliers, your services will be connected on the day you move in. Please refer to Direct Connect's Terms & Conditions for further information.

Once Direct Connect has received this application Direct Connect will call you to confirm your details. Direct Connect will make all reasonable efforts to contact you within 24 hours of the nearest working day on receipt of this application to confirm your information and explain the details of the services offered. Direct Connect is a one stop connection service. Direct Connect's services are free. However, the relevant service providers may charge you a standard connection fee as well as ongoing service charges.

DECLARATION AND EXECUTION: By signing this application, you:

1. Acknowledge and accept Direct Connect's Terms and Conditions (which are included with this application).
2. Invite Direct Connect to contact you by any means (including by telephone or SMS even if the Customer's telephone number is on the Do Not Call Register) in order to provide Direct Connect's services to you, to enter into negotiations with you relating to the supply of relevant services as agent for the service providers, and to market or promote any of the services listed above. This consent will continue for a period of 1 year from the date the Customer enters into the Agreement.
3. Consent to Direct Connect using the information provided by you in this application to arrange for the nominated services, including by providing that information to service providers for this purpose. Where service providers are engaged by you, they may use this information to connect, supply and charge you for their services.
4. Authorise Direct Connect to obtain the National Metering Identifier and / or the Meter Installation Reference Number for the premises you are moving to.
5. Agree that, except to the extent provided in the Terms and Conditions, Direct Connect has no responsibility to you for the connection or supply (or the failure to connect or supply) any of the services.
6. Acknowledge that Direct Connect may receive a fee from service providers, part of which may be paid to the real estate agent or to another person, and that you are not entitled to any part of any such fee.

By signing this application form, I warrant that I am authorised to make this application and to provide the invitations, consents, acknowledgements, authorisations and other undertakings set out in this application on behalf of all applicants listed on this application.

Applicant 1 Signature

Date

Applicant 2 Signature

Date



MAKES MOVING EASY

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