

REIQ

Application for Residential Tenancy

The Real Estate
Institute of
QueenslandJUDITH NUGENT REAL ESTATE
25 ALICIA ST, SOUTHPORT 4215
Ph 5532 8176 Fax 5532 0888

The first 2 weeks rent & bond **MUST** be paid by
CASH, MONEY ORDER or BANK CHEQUE.
All rental payments after that must be made only by
Bank Cheque or Rental Rewards and EziRent systems
(Charges apply)
No cash / personal or business cheque will be accepted.

Property Address: _____

Are you a smoker: (please circle) YES NO

APPLICANT DETAILS

Applicant 1 Name _____ (Ph) _____ / _____ DOB _____

Applicant 2 Name _____ (Ph) _____ / _____ DOB _____

Have you been known by any other legal name: **App1** _____ **App2** _____Email Address – **Applic 1** _____ **Applic 2** _____**RENTAL REFERENCES** – Please list Current & Past Addresses, Agents & Phone numbers. (If need more room please attach sheet.)

Applicant 1 Address: _____ Rent/pw _____ How long _____

Agent/Manager/Owner: _____ (Ph) _____ (Fax) _____

Applicant 1 Address: _____ Rent/pw _____ How long _____

Agent/Manager/Owner: _____ (Ph) _____ (Fax) _____

Applicant 2 Address: _____ Rent/pw _____ How long _____

Agent/Manager/Owner: _____ (Ph) _____ (Fax) _____

Applicant 2 Address: _____ Rent/pw _____ How long _____

Agent/Manager/Owner: _____ (Ph) _____ (Fax) _____

HOME OWNERSHIP HISTORY (If need more room please attach sheet.)

Applicant 1 Address: _____ (PLEASE PROVIDE RATES NOTICE)

Sales Agency: _____ (Ph) _____ (Fax) _____

Applicant 2 Address: _____ (PLEASE PROVIDE RATES NOTICE)

Sales Agency: _____ (Ph) _____ (Fax) _____

OCCUPATION – IF UNEMPLOYED -MUST PROVIDE CENTERLINK STATEMENT/BANK STATEMENT SHOWING INCOME

App 1 Employer Company Name: _____ (Ph) _____ (Payroll Fax) _____

Position Held _____ How long _____

Net Income \$ _____ per week – PLEASE PROVIDE CURRENT PAYSLEIPS FOR LAST FORTNIGHT/MONTH

App 2 Employer Company Name: _____ (Ph) _____ (Payroll Fax) _____

Position Held _____ How long _____

Net Income \$ _____ per week – PLEASE PROVIDE CURRENT PAYSLEIPS FOR LAST FORTNIGHT/MONTH

If self employed please provide BAS Statement or Bank Statement showing income

App 1 Name of Business: _____ Accountant's Name: _____

Accountant's (Ph) _____ (Fax) _____ Income Per annum \$ _____ Paid wkly – Fntly – Month

App 2 Name of Business: _____ Accountant's Name: _____

Accountant's (Ph) _____ (Fax) _____ Income Per annum \$ _____ Paid wkly – Fntly – Month

Total Number of Occupants _____ / Write below other Adults and/or Children residing at property names and ages.

Name: _____ Age: _____ Name: _____ Age: _____ Name: _____ Age: _____

PETS: Pets Type: _____ Breed: _____ Age: _____ De-sexed YES / NO Registered: YES/NO

Pets Type: _____ Breed: _____ Age: _____ De-sexed YES / NO Registered: YES/NO

Drivers License Number OR: Applicant 1: _____ Reg Number of Vehicle _____ # of Cars _____

Passport Number: Applicant 2: _____ Reg Number of Vehicle _____ # of Cars _____

NEXT OF KIN.(Provide preferred person to be contacted in the event of an emergency who is not living with you.

App 1 Name: _____ Contact: _____ Address: _____

App 2 Name: _____ Contact: _____ Address: _____

THE METHODS OF PAYMENT AVAILABLE AT OUR OFFICE

EZIRENT METHOD:

The EZIRENT Card provides you with an easy and safe way to pay your rent through BPAY. Simply access the Internet or Phone Banking Service you know and trust.

Make payments at any time, from any account that your bank allows.

You will be able to pay your rent at a time that suits you – seven days a week, day or night, **over the Internet or by phone**. You can also schedule payments for a later date. Or set up a direct debit if your bank allows that function.

EZIRENT Fee

A EZIRENT fee of **\$1.25 per transaction** is applied which is debited to your account at the end of the month. Nominate a bank account for the fee only to come out. This fee is only applied each time you use the system.

Example: if you use each week - \$1.25, if you use once fortnightly - \$1.25, once Monthly - \$1.25.

For more information pick up one of their Brochures from our office.

(Once the form is filled out please return so we have a record of this and provide you with Ezirent pay Customer number which you will need to use this system. You are unable to use this service until a number has been assigned by our office.

PLEASE ALLOW 3-4 BANKING DAYS FOR FUNDS TO REACH OUR OFFICE

RENTAL REWARDS METHOD:

Choose A Payment Option That Suits You: You get the option that suits you best by choosing to pay rent using your **Bank Account, Credit Card or Debit Card**.

OR Pay automatically with 'Set & Forget' – you don't need to do a thing.

RENTAL REWARDS FEE

Pay by Credit/ Debit Card: Visa, MasterCard & AMEX: 1.76%

Pay by Bank Accounts (automatically) : \$1.50 per payment.

PLEASE ALLOW 3-4 BANKING DAYS FOR FUNDS TO CLEAR FROM YOUR ACCOUNT.

For more information pick up one of their Brochures from our office.

(Once the form is filled out & signed please return to our office so we can fax it off to the Rental Rewards firm and you can be allocated a Customer Reference so we can identify your payment when it reaches our office.

OR PAY BY BANK CHEQUE and post or deliver to our office.

IMPORTANT: When you decide to leave, it is your responsibility to cancel your payment arrangements.

**I/we acknowledge & accept the payment methods offered by
Judith Nugent Real Estate.**

Name:

Signature:

Name:

Signature:

Personal Reference (Please do NOT LIST RELATIVES OR PARTNERS and provide business hours contact numbers)

App 2 Name: Relationship Phone

Address

App 2 Name: Relationship Phone

Address

Please advise the following by circling either Yes or No

	Applicant 1		Applicant 2	
Have you ever been evicted by any agent/lessor?	Yes	No	Yes	No
Is there any reason known to you that would affect your ability to pay rent?	Yes	No	Yes	No
Was your rental bond at your last address refunded in full?	Yes	No	Yes	No
Are you listed on any Tenant Default Data Base?	Yes	No	Yes	No
Are you in debt to another agent/lessor?	Yes	No	Yes	No
Please advise what deductions were made from your rental bond: and/or Why are you in debt to your past agent/lessor?.....				

You are required to meet a 100 point identification criterion upon submission of your application, Please provide the following colour copies with your completed Application for Residential Tenancy;

We charge 50cents for photocopying items for you to put with your application

- 10 Points:** Medicare Card, Birth Certificate, Motor Vehicle Registration papers.
- 30 Points:** Bank Statements, recent utility accounts e.g.: phone, electricity or gas.
- 40 Points:** Drivers License, Passport, 18+ Card, Student ID, last FOUR rent receipts, tenant ledger.

PLEASE NOTE:

That your application will be processed through the Tenancy Information Centre of Australia. This is a database of defaulting tenants. We urge you to disclose all details of your rental history prior to us conducting our search on this database.

You are also required to supply the agent/lessor with; Proof of your income upon submission of your application.

- Employed:** Last TWO pay slips
- Self employed:** Bank statements, Group Certificate, or Accountant's letter
- Not employed:** Centrelink Statement or Bank Statement.

PLEASE NOTE THAT OUR OFFICE DOES NOT ACCEPT BOND TRANSFERS OR BOND LOANS.

I/we, the Applicant acknowledge that I have read the Privacy Policy of Judith Nugent RE (Which is available to view in our office or visit (www.nugentrealestate.com.au) – and authorise them to collect information about me/us from:

- (a) My/our previous letting agents and/or landlords;
- (b) My/our personal referees; and
- (c) My/our employer; and
- (d) Any Tenancy Default Database (including TICA) which may contain personal information about me/us in relation to previous tenancy defaults. I/we, the Applicant authorise Judith Nugent Real Estate to disclose the personal information it collects about me to the owner of the property, even if the owner is resident outside Australia. If the application is successful, personal information collected about the Applicant in the tenancy application, tenancy agreement, & during the course of the tenancy, may be used by the Agent, & disclosed to third parties (including the landlord, other agents, potential buyers of the tenanted property, valuers & insurance assessors, & trades people maintaining & repairing the tenanted property) - as necessary to manage the tenancy relationship and tenanted property. If during the course of the tenancy agreement the Applicant fails to comply with its obligations under that agreement, that fact & other relevant personal information collected about the Applicant may be disclosed to the landlord, third party operators of tenancy default databases &/or other agents

I/we, the Applicant have read and agree with the above Privacy Consent and further declare:

- The information provided as my/our Application for Residential Tenancy is true and correct and that I/we have supplied it of my/our own free will
- 1. I/we acknowledge that any false information I/we provide in this application could jeopardise this application and any subsequent tenancy agreement I/we enter into on approval by the Lessor or agent.
- 2. I/we acknowledge and accept that if this application is rejected, the agent is not legally obliged to give the reasons for the rejection.
- 3. I/we the Applicant declare that I/we are not bankrupt and that the rental is within my means.

I wish to undertake a tenancy for a period ofTo commence on the/...../.....at a rental price of \$..... I understand that I am to pay a rental bond of \$.....on or before I take possession of the premises & sign a tenancy agreement.

Applicant 1 Print Name _____ Signature _____ Date _____

Applicant 2 Print Name _____ Signature _____ Date _____