



**NOTICE TO ALL APPLICANTS**  
**(PLEASE KEEP FOR YOUR RECORDS)**

It is our highest priority that we ensure good tenants are approved for our rental properties. In order to assist you with your application, we require the following documents to be submitted with your application:

- Copy of **two up to date** payslips from your current work place
- Copy Bank Statements – particularly showing deposit of weekly/fortnightly/monthly wages
- Copy Photo ID – in particular driver's licence and/or passport – must be legible
- If you are currently renting, a copy of your rental ledger from your current managing agent
- If you own/owned your own home, please provide proof of ownership – either council or water rate notices, gas/electricity account, internet invoice, etc

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**HOLDING DEPOSIT**

Once your application has been accepted you will be requested to pay a holding deposit equivalent to 1 weeks rent. A holding deposit can only be taken once your application has been approved.

Please note that if YOU change your mind, this deposit will be forfeited to the landlord (at a one-seventh daily basis).

**SUCCESSFUL APPLICATIONS**

If you are successful, you will be required to pay the following **by bank cheque or money order** at the time of signing your lease:

- Bond = 4 Weeks Rent + Another One Weeks Rent In Advance

***Please note that initial payment must be made via bank cheque or money order  
Personal cheques and cash will not be accepted.***



**Agency Name:** ALL SEASONS RENTAL

**Address:** G.02 845 Pacific Hwy Chatswood NSW 2067

**Phone:** 02 8041 6528

**Email:** info@allseasonsgroup.com.au

**Web:** www.airest.com.au

## Residential Tenancy Application Form

Please fully complete both sides of this form for your application to be processed.

### 1. Property Details

What is the address of the property you would like to rent?

Postcode

Lease commencement date?

Agreed Rental

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Lease Term?

Years	Months
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How many people will normally occupy the property?

Adults	Children / Ages
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Pets? Yes/No

Smokers? Yes/No

### 2. Personal Details

Mr  Ms  Miss  Mrs  Other

Surname Given Name/s

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Date of Birth

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Driver's Licence No.

Driver's Licence State

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Passport No.

Passport Country

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Pension No. (if applicable)

Pension Type (if applicable)

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#### Please provide your contact details

Home Tel. No.

Mobile Tel No.

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Work Tel. No.

Fax. No.

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Email Address

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### 3. 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 Tenancies Agreement pursuant to the Residential Tenancies Act 1997.

I acknowledge that this application is subject to the approval of the owner/landlord. I **declare** that all information contained in this **application** (including the reverse side) is true and correct and given of my own free will. I declare that I have inspected the premises and am not bankrupt.

I acknowledge that if this application is approved, I will pay a **holding deposit** equivalent to one week's rent to hold the Premises for a period of 7 days. I understand that this holding deposit may be retained by the landlord if I change my mind and do not enter into a residential tenancy agreement, or refuse to enter into a residential tenancy agreement.

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;

If I default under a rental 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.

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 organisations/tradespeople to contact me;
- lodge/claim/transfer to/from the Residential Tenancies Bond Authority;
- refer** to Tribunals/Courts & Statutory Authorities (where applicable);
- refer to collection agents/lawyers (where applicable);
- complete a credit check with TRA (Trading Reference Australia Pty Ltd) and TICA (Tenancy Information);
- 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. I am aware that I may access personal information on the contact details above.

Signature:

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Date:

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#### 4. Applicant's History

What is your current address?

  

How long have you lived at your current address?

 Years  Months

Why are you leaving this address?

Landlord/Agent details of this property (if applicable)  
Name of Landlord or Agent

Landlord/Agent's Tel. No.

Weekly rent paid

 \$

What was your previous residential address?

  
 Postcode

How long did you live at this address?

 Years  Months

Landlord/Agent details of this property (if applicable)

Landlord/Agent's Tel. No.

Weekly rent paid

 \$

Was bond refunded in full?

If not why not?

#### 5. Employment History

What is your occupation?

What is the nature of your employment? (F/time or P/Time)

Employer's name (include accountant if self employed or institution if a student)

Employer's address?

  
 Postcode

Contact Name

Tel. No.

Length of employment

 Years  Months

Net Income?

 \$

#### 6. Previous Employment Details

What was your occupation?

Employer's Name

Length of employment

 Years  Months

Net Income?

 \$

#### 7. Contacts / References

Please provide a contact in case of emergency

Surname

Given name/s

Relationship to you

Tel. No.

Please provide two personal references (not related to you)

1. Surname

Given name/s

Relationship to you

Tel. No.

2. Surname

Given name/s

Relationship to you

Tel. No.

#### 8. Other Information

Car Registration

9. Please provide details of any pets:

Breed/ type

Council registration number

#### PLEASE NOTE:

- Initial payments must be made by **bank cheque or money order** made payable to **All Seasons Rental** within the time specified by the Agent after approval of the application. No cash or personal cheques accepted.
- Keys will not be handed over until the lease agreement has been signed by all applicants, security bond is paid and not before the commencement date of the lease.
- This application is accepted subject to the availability of the property on the due date. No action shall be taken by the applicant, against the landlord and the agent should any circumstance arise whereby the property is not available for occupation on the due date.