

DAWN PROPERTY

89 Ramsgate Ave, North Bondi, NSW 2026
Ph: +61 (2) 9365 6001 | E: rental@dawnproperty.com.au
www.dawnproperty.com.au

Property:

Name(s) of Applicants to occupy the property:

Application for Tenancy

You will be required to provide one item from each section:

- **Photo ID:** Drivers license, Passport, Student ID
 - If student or non-resident, a Visa must be provided
 - **Proof of Income:** Current wage advice, bank statement, credit card record
 - **Reference:** previous tenancy ledger, previous rent receipts, letter from current employer or educational institution, character reference from a personal friend (not a relative)
 - **Other document:** Medicare card, motor vehicle registration certificate, utility statement
- All rent and rental bond is to be paid prior to possession given to the premises
 - The method of paying rent is via direct deposit only. No exceptions.
 - Our office requires applicants to inspect the premises before applying for tenancy.
 - Residential Rental Bonds must be paid by Bank Cheque or Money Order to the Rental Bond Board
 - We will contact you after receiving your application.

Thank you.

For your application to be processed, you must answer all questions

A. AGENT DETAILS

Dawn Property Management
89 Ramsgate Ave, North Bondi NSW 2026
Ph: +61 (2) 9365 6001
Email: : rental@dawnproperty.com.au
Web: www.dawnproperty.com.au

Property Owner & Manager: Justin Melvey

B. PROPERTY DETAILS

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

Street:

Suburb:

State:

Postcode:

Lease commencement date:

Day/Month/Year:

Lease term?

Years:

Months:

How many tenants will occupy the property?

Adults:

Children (ages):

How did you find out about this property?

C. PERSONAL DETAILS

Title:

Surname:

Given name:

DOB

Driver's License number:

Driver's License state:

Passport number:

Passport country:

Pension number + type: (if applicable)

Please provide your contact details

Home ph:

Mobile ph:

Work ph:

Email:

Current address:

D. DECLARATION

I hereby offer to rent the property from the owner under a lease to be prepared by the Property Manager. 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 owner/landlord. I declare that all information contained in this application is true and correct and provided by my own free will. I declare that I have inspected the premises. I declare that I am not bankrupt and can meet the rental payment terms.

I authorise the Property Manager to obtain personal information from:

a) The owner or Agent of my current or previous residence

b) My personal referees and employer(s)

If I default under a rental agreement, I agree that the Property Manager may disclose details of this to future agents/landlords of properties I may apply for.

I am aware that the Property Manager will use and disclose my personal information in order to:

a) prepare lease/tenancy documents

b) allow tradespeople or like parties to contact me

c) lodge/claim/transfer to/from a bond authority

d) refer to Tribunals/Courts and Statutory Authorities where applicable

e) refer to collection agents/lawyers where applicable

f) complete a credit check with the Tenancy Information Centre Australia

I am aware that if information is not provided, or I do not consent to the uses to which personal information is put, the Property Manager can not provide me with the lease/tenancy of the premises. I am aware that I may access my own personal information on the contact details in this agreement.

Signature:

Date:

E. APPLICANT HISTORY

How long have you lived at your current address?

Years:
Months:

Why are you leaving this address?

Landlord/Agent details of this property:

Name:

Phone:

Weekly rent paid:

What was your previous residential address?

Street:

Suburb:

State:

Postcode:

How long did you live at this address?

Years:
Months:

Landlord/Agent details of this property:

Name:

Phone:

Weekly rent paid:

Was the bond refunded in full? Why/why not?

F: EMPLOYMENT HISTORY

Please provide current employment details

What is your occupation?

What is the nature of your employment? (full time/part time/casual etc)

Employer's name (accountant if self employed, or institution is student):

Employer's address:

Phone:

Length of employment:

Net income:

Please provide your previous employment

Employer's name:

Phone:

Length of employment:

Net income:

G. CONTACTS/REFERENCES

Please provide in case of emergency

Surname:

Given name:

Relationship to you:

Phone:

Please provide 2 personal references not related to you:

1) Surname:

Given name:

Relationship to you:

Phone:

2) Surname:

Given name:

Relationship to you:

Phone:

H. OTHER INFORMATION

Car registration:

I. PAYMENT DETAILS

Property rental
\$
Per fortnight/month
First payment of rent in advance
\$
Rental bond (4 weeks rent)
\$
Sub total: \$
Less holding deposit (if paid): \$
**see section I*
Amount payable on signing tenancy agreement:
\$

J. HOLDING FEE

The holding fee can only be accepted after the application for tenancy is approved.

The holding fee (equivalent to one week of rent) of \$ _____ keeps the premises off the market for the prospective tenant for seven days (or longer by agreement from the Property Manager).

In consideration of the above holding fee paid by the prospective tenant, the Property Manager/landlord acknowledges that:
a) the application for tenancy has been approved by the landlord
b) the premises will not be let during the above period, pending the making of a residential tenancy agreement
c) if a residential tenancy agreement is entered into, the holding fee is to be paid towards rent for the residential premises stated in this agreement
d) the whole fee will be refunded to the prospective tenant if:
- the entering into of the residential tenancy agreement is conditional on the landlord carrying out repairs or other work, and the landlord does not complete this during the specified period
- the landlord has failed to disclose information or has made misrepresentations before entering into the residential tenancy agreement.

Signature of Property Manager/Owner:

Date:

Signature of Applicant:

Date:

Large empty rectangular area at the bottom of the page, likely for additional notes or a signature line.