

Rental Application Form

Property Address:

Applicant Name:



**Property
Plus**

REAL ESTATE

Property Plus Real Estate

148 – 152 High Street

Kangaroo Flat VIC 3555

T: 03 5447 4087 | F: 03 8677 9033

www.propertyplusre.com.au

rentals@propertyplusre.com.au



Property Plus

REAL ESTATE

Property Plus Real Estate

148 – 152 High Street, Kangaroo Flat VIC 3555 | T: 03 5447 4087 | F: 03 8677 9033
rentals@propertyplusre.com.au | www.propertyplusre.com.au

RENTAL APPLICATION FORM

Please note: Any mention of 'RRP' on this form refers to 'Residential Rental Provider'.

PROPERTY DETAILS	OTHER APPLICANTS
Proposed property address: _____	Names: _____
Term: <input type="checkbox"/> 6 months <input type="checkbox"/> 12 months	_____
Bond: \$ _____	_____
Rental to commence: ____/____/____	_____
APPLICANT DETAILS	OTHER OCCUPANTS (UNDER 18)
Surname: _____	No. of Occupants under 18yrs will be residing with you? _____
Given name/s: _____	Please provide their ages: _____
Driver's Licence no: _____ State: _____	NEXT OF KIN / EMERGENCY CONTACT
Expiry date: ____/____/____ Date of birth: ____/____/____	Next of Kin/Parent/Guardian Name: _____
Passport no: _____ Country: _____ Exp: ____/____	Address: _____
Medicare no: _____ Ref no: _____ Exp: ____/____	Work Ph: _____ Mobile: _____
18+ Card number: _____	Relationship: _____
Car Make & Model: _____	Period of time known: _____
_____	PETS
Car Registration & State: _____	Do you have any pets? <input type="checkbox"/> Yes <input type="checkbox"/> No
Current Address: _____	1. Type: _____ Breed: _____
_____	Age: _____ Registration no: _____
Home Ph: _____	2. Type: _____ Breed: _____
Work Ph: _____	Age: _____ Registration no: _____
Mobile: _____	3. Type: _____ Breed: _____
Email: _____	Age: _____ Registration no: _____
	4. Type: _____ Breed: _____
	Age: _____ Registration no: _____

EMPLOYMENT DETAILS

Business Name: _____

Contact Name: _____

Address: _____

Contact Number: _____

Employment Length: _____

Weekly Income (net): \$ _____

PREVIOUS EMPLOYMENT

Previous Employer's Name: _____

Address: _____

Contact Number: _____

Employment Length: _____

IF SELF-EMPLOYED

Name of Business: _____

ABN: _____

Industry: _____

Address: _____

Period in which business has been in operation: _____

Personal Net Income/Week: \$ _____

Name of Accountant: _____

Contact Number: _____

IF YOU ARE A STUDENT

Name of University/TAFE: _____

Location: _____

Faculty/Department: _____

Student ID Number: _____

Source of Income: _____

Net Weekly Income: _____

IF YOU RECEIVE A CENTRELINK PAYMENT

Type of payment: _____

Fortnightly payment of: _____

Customer Reference Number: _____

Please provide photocopies of your three most recent Centrelink income statements

YOUR RENTAL HISTORY

CURRENT/MOST RECENT RRP OR AGENT

Name: _____

Contact Number: _____

Rent paid per week: \$ _____

Period rented: _____

Reason for Leaving: _____

Address: _____

PREVIOUS RRP/AGENT

Name: _____

Contact Number: _____

Rent paid per week: \$ _____

Period rented: _____

Reason for leaving: _____

Address: _____

REFERENCES

1) Two business references i.e. Colleague

2) One personal reference (NOT A RELATIVE)

1) Business Reference Name: _____

Address: _____

Work Ph: _____ Mobile: _____

Relationship: _____

Period of time known: _____

2) Business Reference Name: _____

Address: _____

Work Ph: _____ Mobile: _____

Relationship: _____

Period of time known: _____

3) Personal Reference Name: _____

Address: _____

Work Ph: _____ Mobile: _____

Relationship: _____

Period of time known: _____

PLEASE PROVIDE US WITH 100 POINTS OF ID (MUST include at least one item from Section A)

Section A (must include one from this category)


✓	Identification	Points
<input type="checkbox"/>	Driver's Licence	50
<input type="checkbox"/>	Passport	50
<input type="checkbox"/>	Proof of Age Card	50
<input type="checkbox"/>	Student ID Card	50

Section B

✓	Identification	Points
<input type="checkbox"/>	Copy of Mobile Phone Account Bill	25
<input type="checkbox"/>	Copy of Medicare Card	25
<input type="checkbox"/>	Concession / Pension Card / Healthcare Card	25
<input type="checkbox"/>	Copy of Gas/Water/Electricity Account Bill	25

TOTAL POINTS PROVIDED =

FREE UTILITY CONNECTION SERVICE



MyConnect offer a completely FREE service for home movers.

MyConnect will call you to arrange the connection of your required utilities at your new property.

Select your required utilities:

☒ **Water**
(Compulsory)

☐ **Electricity**

☐ **Gas**


☐ **Internet**

☐ **Phone**


☐ **Pay TV**

☐ OR Tick here to opt out


We connect




Electricity




Gas




Phone



Internet














Pay TV



Plus more...

Our retailers





Unless I have opted out of this section, I/we:

Consent to the disclosure of information on this form to myconnect ABN 65 627 003 605 for the purpose of arranging the connection of nominated utility services; consent to myconnect disclosing personal information to utility service providers for the stated purpose and obtaining confirmation of connection; consent to myconnect disclosing confirmation details (including NMI, MIRN, utility provider) to the Real Estate Agent, its employees and myconnect may receive a fee/incentive from a utility provider in relation to the connection of utility services; acknowledge that whilst myconnect is a free service, a standard connection fee and/or deposit may be required by various utility providers; acknowledge that, to the extent permitted by law, the Real Estate Agent, its employees and myconnect shall not be liable for any loss or damage (including consequential loss and loss of profits) to me/us or any other person or any property as a result of the provision of services or any act or omission by the utility provider or for any loss caused by or in connection with any delay in connection or provision of, or failure to connect or provide the nominated utilities. I acknowledge that myconnect record all calls for coaching, quality and compliance purposes.

☎ 1300 854 478 ✉ enquiry@myconnect.com.au 🌐 myconnect.com.au

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 RRP I agree to enter into a Residential Rental Agreement.

I acknowledge that this application is subject to the approval of the owner/RRP. 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 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 employers;
- (c) Any record, listing or database of defaults by renters;

If I default under a rental agreement, I agree that the Agent may disclose details of any such default to a rental database, and to agents/RRPs 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:

- (a) communicate with the owner and select a renter
- (b) prepare rental documents
- (c) allow trades-people or equivalent organisations to contact me
- (d) lodge/claim/transfer to/from a Bond Authority
- (e) refer to Tribunals/Courts & Statutory Authorities (where applicable)
- (f) refer to collection agents/lawyers (where applicable)
- (g) complete a check with NTD (National Tenancies Database)
- (h) 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/rental of the premises.

I am aware that I may access personal information on the contact details above.

I declare that the information given on this application is true and correct to the best of my knowledge.

Email communication consent: (please tick)

☐ I consent to receiving electronic communications via email

Print Name:

Signature:

Date:

Please note:

If your application is approved, we MUST receive the bond within 24 hours. This is to be paid by Bank Cheque/Money Order or EFT and made payable to Property Plus Real Estate only.

Residential Tenancies Act 1997

(Section 29C)

STATEMENT OF INFORMATION FOR RENTAL APPLICANTS

1. Discrimination is treating, or proposing to treat, someone unfavourably because of a personal attribute. Discrimination is also imposing an unreasonable requirement, condition or practice that disadvantages persons with a personal attribute.
2. In Victoria it is unlawful to discriminate against someone in relation to certain personal attributes. This means that residential rental providers (rental providers) and real estate agents cannot refuse you accommodation or discriminate against you during your tenancy on the basis of personal attributes protected by law. The following is a list of some protected attributes that are sometimes discriminated against in the rental market—
 - age;
 - disability (including physical, sensory, intellectual disability and mental illness);
 - employment activity;
 - expunged homosexual conviction;
 - gender identity;
 - industrial activity (including union activity);
 - marital status;
 - parental status or status as a carer;
 - physical features;
 - political belief or activity;
 - pregnancy or breastfeeding;
 - race;
 - religious belief or activity;
 - lawful sexual activity or sexual orientation;
 - sex or intersex status;
 - association with someone who has these personal attributes.
3. These personal attributes are protected by law and extend to agreements under the Residential Tenancies Act 1997 (the Act). It is against the law for a rental provider or their agent to treat you unfavourably or discriminate against you because of these personal attributes when you are applying for a rental property, occupying a rental property or leaving a rental property.
4. Discrimination on the basis of any of these personal attributes may contravene Victorian laws including the Act, the Equal Opportunity Act 2010 (the Equal Opportunity Act), and a range of Commonwealth Acts including the Age Discrimination Act 2004, the Disability Discrimination Act 1992, the Racial Discrimination Act 1975 and the Sex Discrimination Act 1984.
5. In some limited circumstances, discrimination may not be unlawful, including accommodation provided for children, shared family accommodation, and student accommodation. For example, a community housing provider who is funded to provide youth housing may positively discriminate to provide accommodation for a young person. For more information, contact the Victorian Equal Opportunity and Human Rights Commission (VEOHRC).
6. Scenarios and examples of unlawful discrimination in applying for a property
 - Refusing or not accepting your application because you have children, unless the premises is unsuitable for occupation by children due to its design or location.
 - Processing your application differently to other applicants and not giving your application to the rental provider because you have a disability or because of your race.
 - Offering you the property on different terms by requiring more bond or requiring you to have a guarantor because of your age.
 - Refusing to provide accommodation because you have an assistance dog.
7. Scenarios and examples of unlawful discrimination when occupying or leaving a property
 - Refusing to agree to you assigning your lease to someone else because of that person's personal attributes.
 - Refusing to allow you to make reasonable alterations or modifications to the property to meet your needs if you have a disability.
 - Extending or renewing your agreement on less favourable terms than your original agreement based on your protected attributes (e.g. due to a disability).
 - Issuing you with a notice to vacate based on your protected attributes.The examples listed and similar actions could contravene the Act, the Equal Opportunity Act, or the Commonwealth Acts.
8. Getting help
If a rental provider or a real estate agent has unlawfully discriminated against you and you have suffered loss as a result, you may apply to VCAT for an order for compensation under section 210AA of the Act. VCAT may be contacted online at vcat.vic.gov.au/ or by calling 1300 018 228.
9. If you would like advice about unlawful discrimination in relation to an application to rent or an existing agreement you may call Victoria Legal Aid on 1300 792 387.
10. If you feel you have been unlawfully discriminated against when applying to rent, or once you have occupied a property, you or someone on your behalf may make a complaint to VEOHRC at humanrightscommission.vic.gov.au/ or by calling 1300 292 153.