

RENTAL APPLICATION FORM
INDEPENDENT ESTATE AGENCY

180 Victoria Road West, Thornton Cleveleys Lancs FY5 3NE Tel. No. 01253.822227

UNLESS ALL SECTIONS BELOW ARE COMPLETED, YOUR APPLICATION WILL NOT BE CONSIDERED

This application form must be completed before any viewings can be arranged. Any person(s) over the age of 21 must complete a separate application form. Please complete clearly and in block capitals.

Applicants' Name

Mr/Mrs/Ms/Miss

First Name-----

Surname-----

Age----- Date of Birth-----

Address-----

-----Postcode-----

Daytime Tel. No-----

Any other No.-----

E-mail-----

Are you owner occupier / renting
Delete where not applicable

Reason for leaving-----

Landlord's Name-----

Address-----

Tel. No.-----

How long have you lived at this address-----
(If less than 3 years give previous address)

-----Postcode-----

How long did you live at this address?-----

Were you owner occupier / or renting
Delete where not applicable

Reason for leaving-----

Are you Employed / Unemployed / Retired
Delete where not applicable

If unemployed please give reason-----

Employment Details

Company Name-----

Type of Business-----

Employers' Name-----

Address-----

-----Postcode-----

Tel. No-----

Fax-----

Contact Name-----

Their Job Title-----

Length of your Employment-----

Your Job title-----

Salary-----

If less than 1 yr. Please provide previous employment details

National Insurance No.-----

Driving License No.-----

Passport No.-----

Next of Kin

Name-----

Address-----

Tel.No.-----

What relation to you?-----

Details of any pets-----

Will you be claiming Housing Benefit? Yes/No

Reason for benefit-----

Do you smoke Yes/No

Do you have a Criminal Record? Yes/No

If yes, please give details, on a separate sheet if necessary

Guarantor

Name-----

Address-----

Tel. No-----

Guarantors signature

Which rental property are you applying for?

Date required by?

Who will be sharing the property with you?

- Name-----Age-----What relation to you-----
- Name-----Age-----What relation to you-----
- Name-----Age-----What relation to you-----
- Name-----Age-----What relation to you-----

You will need to supply a minimum of two written references, 3 months bank statements and proof of identification to support your application. These references must be from either of the following categories.

- (1) Current employer. (2) Present Landlord. (3) Professional person who has known you for at least 3 years (accountant/solicitor/police officer/civil servant etc.)

In all cases you will need to pay one calendar months rent in advance, a Security Bond equal to 1 calendar months rent. If your application is successful, we will require a holding deposit (a maximum of 1 weeks rent) this will be held until the start of the tenancy. If you fail to take the tenancy on the arranged date, you will forfeit the weeks rent. However, if the tenancy starts as arranged the weeks rent will be refunded.

At the tenants request payments to change a tenancy agreement e.g change of sharer or Variation of Contract (capped at £50.00 or, if lower, any reasonable costs). This is to cover costs associated with the preparation and execution of new legal documents.

Any other permitted payments under the Tenants Fees Act 2019.

Independent Estate Agency is a member of The Property Ombudsman, which is a redress scheme – membership number N01230.

I hereby confirm that the information provided by me, or any third party, is both true and accurate. I understand that if the Landlord or Agent is induced to grant a tenancy by any false statement made knowingly or recklessly by (a) the applicant tenant or (b) a person acting at the tenants' instigation then the Landlord will have grounds to effect an immediate eviction in accordance with Section 10.1 Housing Act 1996.

Signed----- Date-----

Please print name-----

I hereby agree to Independent Estate Agency contacting referees and carrying out a Credit Reference

Signed----- Date-----

Please print name-----