

RESIDENTIAL TENANCY AGREEMENT

THIS AGREEMENT made effective as of the ____ day of _____, _____.

BETWEEN:

LANDLORD:

Name: [name of landlord]

Address for Service: [set out full address for service (this must be a street address - cannot be a PO box number)]

Work Phone:

Home Phone:

Mobile:

Email:

Other Contact address(es):

- and -

TENANT:

Name(s): [name(s) of tenant(s)]

Address for Service: [set out full address for service (this must be a street address - cannot be a PO box number)]

Work Phone:

Home Phone:

Mobile:

Email:

Other Contact address(es):

Maximum number of tenants allowed hereunder:

Is any tenant under the age of 18?

1. Application of Laws

The parties hereto are legally bound to comply with the provisions of the Residential Tenancies Act 1986 (herein referred to as the "Act"). An agreement or arrangement that is inconsistent with the Act or purports to exclude, modify or restrict the operation of the Act is, unless the inconsistency, exclusion, modification or restriction is expressly permitted under the Act, to that extent void.

Parties to tenancy agreements are subject to the provisions of the Privacy Act 1993. Any information provided in or with respect to this Agreement shall not be used or disclosed, without the consent of the person to whom such information relates, for any purpose other than the administration of the tenancy or to pursue legal action.

2. Premises

Landlord hereby agrees to rent to Tenant and Tenant hereby agrees to rent from Landlord the premises situated at *[insert full address of premises]*, (the "Premises").

3. Rent

- (a) The Tenant will pay rent for the Premises at the rate of \$###.## per [week / fortnight / month], to be paid to the [Landlord / Landlord's agent] at *[insert address to which rent is to be paid]*, or into the following bank account:

Bank Account No.:

Account Name:

Bank:

Branch:

- (b) Landlord will immediately provide Tenant with a receipt for any rent payment which is made in cash.