An agreement to rent accommodation

at_______________________________________________(the premises)

made on (date)_________________________________ 20_______

(1) Name of occupant: ______________________
    Family Name ________________________________
    Given Names_______________________________

(2) Name of occupant: ______________________
    Family Name ________________________________
    Given Names_______________________________

Name of Accommodation Provider:
    Family Name ________________________________
    Given Names_______________________________

Address if not the same as above at ‘the premises’:______________________________

_______________________________________________

Accommodation providers contact number:________________________________________

The Accommodation Provider Agrees To:

• Pay rates, taxes, telephone rental and maintenance (if the home owner)
• Provide and maintain the premises in good order and condition

Allow the occupant access to and use of the bedroom (as inspected) and: (✓ applicable)

☐ Kitchen
☐ Laundry
☐ Garage
☐ Other (describe) ______________________________

☐ Family Room
☐ Bathroom/toilet
☐ Pool/Garden

Provide the following additional services at no extra charge: (tick if applicable)

☐ Breakfast
☐ Dinner
☐ Laundry
☐ Other (describe) ______________________________

☐ Lunch
☐ Ironing
☐ Cleaning

Allow the occupant:

• Privacy and unconditional access to the room and described facilities.

Provide: (✓ appropriate)

☐ Room key   N° of keys:______  ☐ House key   N° of keys:______

The Occupant (named above) Agrees To Pay:

• Bond of $_____________ on ___________________(date)
• Rent of $_____________ commencing on ___________________ (date) and each
  (week/fortnight) thereafter.
• The cost of telephone calls made by the occupant.
• Gas, electricity and water charges if renting room only (normally inclusive in full board
  arrangements). _________% of the account; or $_______________ per week.
The occupant also agrees to:

- Provide ______ week/s notice when vacating the property; or will vacate the property on ____________________________ (date).

- Respect the rights of the accommodation provider by:
  - Not damaging the room or the premises
  - Using the room for personal use only
  - Maintaining own bedroom in a reasonably clean and orderly state

The Accommodation Provider and occupant each agree:

1. A property inspection report on the premises shall be compiled by the accommodation provider and signed by both parties.

2. To inspect the premises on the day that the student moves out.

3. The bond will be placed into an authorised financial institution. The bond money shall be returned at the end of this agreement, less any agreed costs for any due rent/damages/bills due.

4. Permission will be obtained before entering rooms designated for the exclusive use of the accommodation provider or occupant.

5. The house and the property of other housemates will be treated with appropriate care.

6. Illegal, unlawful or unsociable activities will not be undertaken on the premises.

7. All common areas will be kept in a reasonably clean and orderly state.

8. Excessive noise and other disturbances will not be created.

9. All difficulties in the house will be openly discussed to try and reach a mutually satisfactory resolution.

10. To abide by any other conditions as attached. (Signed and dated by all parties).

Signatures:

Occupant (1) ________________________________ Date __________________

Occupant (2) ________________________________ Date __________________

Accommodation Provider ____________________________ Date __________________

Any unresolvable dispute shall be referred to:

The Department of Commerce, Consumer Protection
219 St. Georges Terrace
PERTH WA 6000

Consumer Protection Advice Line: 1300 304 054 (cost of a local call)
Email: consumer@commerce.wa.gov.au
Web: www.commerce.wa.gov.au

A copy of the agreement must be provided to all signatories.