

ISKEM Ltd.
Tenancy Application

Which property have you applied for?		
What are the full names of all applicants?	1	DOB
	2	
	3	
	4	
When would you like to move-in?		
What is your current address?		
How long have you lived there?	From:	To:
What are your telephone numbers:	Landline:	Mobile:
e-mail address:		
Should you move into our house the tenancy deposit agencies require us to provide an alternative contact address. Please provide the address of a parent or other relative who would hold mail for you.		
What is your employment status? (employed/ self-employed/ on housing benefit)	1	NI Number:
	2	NI Number:
If you are employed, who is your employer?	1	
	2	
Wage/salary	1	2
Hours per week	1	2
Length of service	1	2
Current housing status (renting, home owner, etc)		
If you are renting, what is your current landlord's name, address and telephone number.		
What is the length of your tenancy?		
What is your rent?	£ per week/calendar month	

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If you are on housing benefit how much do you receive per month	£	Case no.
Bank details:	Bank or building society:	
	Address:	
	Account/Roll number:	
	Account name:	
	Sort code:	
What County Court Judgements do you have?		
What arrangements with Creditors do you have?		
What pets do you have?		
How many members of your household are smokers?		
Guarantor Please provide details of a homeowner who would be prepared to act as a guarantor for liabilities arising from them tenancy agreement.	Name: Address:	Landline: Mobile:
<p>Please confirm your acceptance of each of these terms by ticking the appropriate box:</p> <p><input type="checkbox"/> I confirm that I am over 21 years of age and the information I have provided is accurate.</p> <p><input type="checkbox"/> I agree to ISKEM Ltd making whatever enquiries they deem necessary in connection with this application for tenancy.</p> <p><input type="checkbox"/> I authorise my employer, my bank/ building society, a local authority (if I was previously in receipt of housing benefit or a council house tenant) and the personal referee named to provide information about me, any prior tenancy history and any employment/financial affairs as appropriate.</p> <p><input type="checkbox"/> I agree to Iskem Ltd disclosing my personal information in the following circumstances</p> <ul style="list-style-type: none"> <input type="checkbox"/> Provide your name to utility companies <input type="checkbox"/> Provide your forwarding addresses to utility companies when you have unpaid utility 		

bills or when your accounts are in credit

- Disclose your personal information when we have a legal duty to do so
- Asking a letting agent for references
- Disclose information to a tracing agent or debt collection company if you have left without paying your rent or other obligations under the tenancy agreement
- Inform tenants when another tenant has failed to pay their rent if that non-payment directly affects those tenants
- Give your personal information in an emergency, such as contact details to a tradesman who needs to carry out urgent repairs

Signed:

Signed:

Date:

Date:

WE WILL NEED TO SEE THE FOLLOWING:

Your last two wage slips

or

Last two bank statements showing details of income

And

Photo ID

ALL CHEQUES SHOULD BE MADE PAYABLE TO I MOULDING & ES HILL.

COMPLETED FORMS SHOULD BE RETURNED TO

ISKEM LTD NFBO FOURELLE HOUSE CENTRAL CRESCENT SOUTHAMPTON SO40 4BJ

TERMS AND CONDITIONS OF PROPERTY RENTAL

We will provide a tenancy agreement which details our and your obligations during the time you live in the property. You should take time to read the agreement in detail before signing and **if any point is not clear seek professional advice**. The following main points are provided to help you decide if you wish to live in an ISKEM property.

- Rent is payable in advance i.e for the period 1st June to 30th June rent should be cleared into our account by the 31st May.
- The bond is the equivalent of five week's rent, payable at the time the tenancy agreement is signed. (This will be held in line with the requirements of the Tenancy Deposit Scheme)
- All rental payments must be made by standing order directly from your bank account.
- If you are a tenant receiving housing benefit you must give the housing benefits office written permission to discuss your case with us and you must provide us with your case number.
- You will receive your housing benefit and are responsible for ensuring that the rent is paid to ISKEM Ltd each month, together with sufficient funds to make up any difference between benefit and rent due.
- We hope and expect any tenancy arrangements we enter into to run without problem. However should you miss a rental payment then we will pass on the additional cost that we incur in resolving this matter. The charges will be added to your total rent payable and may be deducted from your bond, if necessary, at the termination of your tenancy.
- The tenancy is an "Assured Short Hold Tenancy" for six months. This can be extended by mutual agreement
- You are responsible for all utility, telephone, water rates and council tax charges
- You are responsible for insuring personal contents