

Accommodation Agreement

Full Board / Room Only

An agreement to rent accommodation

at _____ (the premises)

made on (date) _____ 20 _____

Name of Tenant : _____
Family Name Given Names

Name of Accommodation Provider: _____
Family Name Given Names

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 student access to and use of the bedroom (as inspected) and:

(tick if applicable)

- | | |
|---|--|
| <input type="checkbox"/> Kitchen | <input type="checkbox"/> Family Room |
| <input type="checkbox"/> Laundry | <input type="checkbox"/> Bathroom/toilet |
| <input type="checkbox"/> Garage | <input type="checkbox"/> Pool/Garden |
| <input type="checkbox"/> Other (describe) _____ | |

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

- | | |
|---|-----------------------------------|
| <input type="checkbox"/> Breakfast | <input type="checkbox"/> Lunch |
| <input type="checkbox"/> Dinner | <input type="checkbox"/> Ironing |
| <input type="checkbox"/> Laundry | <input type="checkbox"/> Cleaning |
| <input type="checkbox"/> Other (describe) _____ | |

Allow the student:

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

Provide: (tick as appropriate)

- Room key N° of keys: _____ House key N° of keys: _____

The Student 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 student.
- Gas, electricity and water charges if renting room only (normally inclusive in full board arrangements). _____ % of the account; or \$ _____ per week.

The student also agrees to:

- Provide _____ weeks 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 Student 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 a “Tenancy Bond Account”, with the Bond Administrator (at the Ministry of Fair Trading), or an authorised financial institution. The bond money shall be lodged in a joint account in the name of the accommodation provider and the student in accordance with the Residential Tenancies Act, 1987.
4. Permission will be obtained before entering rooms designated for the exclusive use of the accommodation provider or student.
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).

**Any unresolvable dispute shall be referred to:
The University of W.A. Housing Officer or The Ministry of Fair Trading**

Signatures:

Student _____ Date _____

Accommodation Provider _____ Date _____

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