

5 tips for a Successful Rental Application

It's a competitive market and property managers don't have time to be following up applications for forgotten details. Make sure all your paperwork is accounted for and clearly outlined to present your best.

Complete the application

Simply finishing the application puts you in a good stead for rental property success.

Provide as many financial details as possible

If you are self or unemployed provide extra details: of your accountant, a bank statement showing savings, or references from past employers. Write a cover letter outlining your situation and why you really want to live at this property.

If you are out of work, an explanation as to why would be helpful. You could be between contracts or jobs, sold a business and taking time off, or recently made redundant from a current position.

Property managers generally favour applicants who have been stably employed in the one job for at least 2 years.

Also, ensure you're applying for properties within your financial reach. Property managers look for tenants whose rental payments won't exceed more than 35% of their income.

Download our Useful Checklist on Tips for A Successful Agent.

Update your social media accounts

Savvy property managers will always look up potential tenants on social media to verify their details.

Be a responsible pet owner

Some landlords will flat out refuse pets in their properties due to past experiences, so find out if this is the case before applying. Including a pet reference and photo of your pet in your application. While it may be tempting to hide about having a pet, this

may jeopardize your relationship with the property manager, making it even more challenging to rent in the future.

Ask for feedback

If your application is unsuccessful, don't be afraid to contact the property manager and ask for feedback on how you can improve for your next application.