

# UPTOWN

Residential

**Please submit your complete application by email at:**

[hsidhu@rentuptown.ca](mailto:hsidhu@rentuptown.ca)

## **Additional Documents Required:**

Please submit the following documents along with the application for timely processing and decision regarding it.

- Government Issued Picture ID
- Two recent Paystubs
- Letter of Employment
- Two months recent bank statement

If you are getting a guarantor, the above documents will be required for them too.

Security Deposit can be paid through either money order (payable to Rent Uptown Inc.) or e-transfer at [ar@rentuptown.ca](mailto:ar@rentuptown.ca); please mention your name and the address of the rental premises you wish to rent in the message of the e-transfer.

All units are rented on first come first basis, SD payment is required to hold a unit and the unit will only be held for 2 days after SD payment, so please try to submit application right after your SD payment.

Please Feel free to reach out to us if you have any questions.

Thank you for choosing Uptown Residential

Please note we only allow and approve small dogs (under 40lbs) at this time.

CONFIDENTIAL INFORMATION SHEET, please note that if all sections are not filled out, approval may be delayed.

Name	First:	First:
	Last:	Last:
Date of Birth		
Current Phone No.		
Email Address		
Current Address		
City/Province/ Postal Code		
Start Date		
Current Landlord		
Landlord Phone No.		
Previous Address		
City/Province/Postal Code		
Move-In Date		
Move-Out Date		
Previous Landlord		
Landlord Phone No.		
Company or Employer		
Occupation		
Phone Number		
Monthly Income		
Start Date		
Vehicle Type & Model		
Driver's License No.		
License Plate No.		
Do you have a pet?		
If yes, what are the type, breed and weight?		
Is it a Service/ Therapy or Emotional animal?		
<b>If yes, Proof of Certification or the license must be included</b>		
Personal Reference		
Relationship		
Phone No.		
<b>Source: How did you hear about us? Please check the box</b>		
Rent Uptown Website	Walk or Drive-By	Referral
Banner	Facebook	Instagram
Rentfaster	Google	Kijiji
Other - Please Specify		

Project/Building: \_\_\_\_\_ Suite #: \_\_\_\_\_ Move-In Date: m \_\_\_\_\_ d \_\_\_\_\_ y \_\_\_\_\_

Rent: \$ \_\_\_\_\_ Parking \$ \_\_\_\_\_ Pet \$ \_\_\_\_\_ Utility \$ \_\_\_\_\_ Insurance \$ \_\_\_\_\_ Other \$ \_\_\_\_\_ Incentives \$ \_\_\_\_\_ Monthly Total: \$ \_\_\_\_\_

I/We, \_\_\_\_\_ hereby apply to lease suite # \_\_\_\_\_ for \_\_\_\_\_ (months),

from the first day of month \_\_\_\_\_ year \_\_\_\_\_ to the last day of month \_\_\_\_\_ year \_\_\_\_\_ ..

I/We hereby certify that all statements made in this application are true, and I/we hereby authorize the Landlord to conduct a personal investigation/credit check and to contact any person identified in this Rental Application I/We hereby acknowledge that there are no pets allowed on these premises without the Landlord's approval.

The Landlord hereby acknowledges receipt of the sum of \$ \_\_\_\_\_ to be considered as a rental deposit, which will be forfeitable, in the event that the applicant does not take occupancy on the commencement date as agreed upon or fails to execute the standard lease agreement when presented for execution. Upon the applicant taking possession of the apartment, the deposit shall be deemed to be a Security Deposit as defined in the Province of Alberta under the Residential Tenancies Act, consolidated August 1992.

Initial: Applicant(s): \_\_\_\_\_, \_\_\_\_\_, \_\_\_\_\_.

Witness: \_\_\_\_\_

Dated this \_\_\_\_\_ day of \_\_\_\_\_ Year \_\_\_\_\_.

Signature Witness: \_\_\_\_\_

Signature(s): Applicant #1: \_\_\_\_\_

Applicant #2: \_\_\_\_\_

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## Insurance

I understand that in accordance with my lease, I must carry insurance covering my personal property and for personal liability to third parties.

## Tenant Consent Form

In consideration for Rent Uptown Inc. accepting you as a tenant and entering into a lease / tenancy agreement with you, you expressly consent to and authorize the following (as permitted or required by law):

1. Rent Uptown Inc. may obtain information about you through a tenant check and / or credit or consumer report.
2. Rent Uptown Inc. may use information about you to determine your suitability as a tenant.
3. Rent Uptown Inc. may disclose and / or share personal information about you with third parties for purposes of:
  - a. Tenant reporting and credit reporting in accordance with consumer reporting legislation
  - b. Establishing a credit history and a rental history
  - c. Comparing with aggregate statistical data for purposes of tenancy and credit scoring
  - d. Supporting the credit approval process
  - e. Supporting requests from funders and / or lenders
4. You authorize Rent Uptown Inc. and its agents, if necessary, to retain information for a period of up to seven (7) years for the purposes outlined in section 3 above.
5. You authorize Rent Uptown Inc. and its agents, if necessary, to disclose information regarding you as required or permitted by law and for the purposes outlined in section 3 above.
6. You authorize all references given to release information to Rent Uptown Inc. and its agents, if necessary, for verification subject to section 1 to 5 above.

You represent and warrant that the information given on this Residential Rental Application is true, correct and complete.

☐ **Yes, I have read, understood and agree to the collection, use, disclosure, and retention of information as outlined above and to the terms and conditions outlined above.**

Signed this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_.

\_\_\_\_\_  
Applicant Name (please print)

\_\_\_\_\_  
Signature

\_\_\_\_\_  
Applicant Name (please print)

\_\_\_\_\_  
Signature