

Tenancy resources

If you are having problems with your current rental arrangement and are unsure of where to go for help:

Tenants Information and Advocacy Service

Tel: 8305 9459

Country callers Tel: 1800 060 462

Or

Tenancies Branch at OCBA

Tel: 8204 9544

If you need financial help with the Bond and/or rent in advance:

Housing SA

Tel: 131 299

If you need help to find a home:

Bowden Brompton Housing Service

Tel: 8340 3013

For a full list of forms, tenancy legislation and free courses and information sessions:

Office of Consumer and Business Affairs (OCBA)

Website: www.ocba.sa.gov.au/tenancies

If you have a general housing query and don't know where to go for help:

Shelter SA

Tel: 8223 4077

Website: www.sheltersa.asn.au

What is Shelter SA?

At Shelter SA, we believe everyone has the right to affordable accommodation that is appropriate to their needs. As the state's peak housing body, we work to actively promote and inform the general public, non-government and government organisations about housing and related issues.

We do this via public forums and presentations at conferences, schools and community groups on a range of topics – from mental health issues to affordability and the decrease in public housing stock, from youth homelessness to caravan park residents. And the list goes on...

We respond to government policies, produce our own monthly newsletter, facilitate the annual Homelessness, Health and Housing Expo and carry out small South Australian-specific research projects. Our latest research project focused on developing a youth housing strategy for the Southern Fleurieu region.

And finally, we actively seek to engage with and provide opportunities for vulnerable groups to raise their housing concerns. We do this via one-on-one interviews for the *Telling Stories* feature in Sheltershortz Newsletter, consultations and via our branches. If you have a housing query, then contact us. We can help!

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Shelter SA

GET INFORMED ABOUT

**WHERE TO LOOK FOR
A RENTAL PROPERTY**



WHERE TO LOOK FOR A RENTAL PROPERTY

The current property market is extremely competitive. This can make looking for a place to live extremely difficult. The newspaper and the internet are the most common places to look for a place to live, but you may also find out about potential places via work or university sites, notice boards and word of mouth. Remember that no matter where you are searching, ALWAYS be guided by the price first. You may need to apply for multiple properties before you are successful. We have road tested a few sites to help you search:

INTERNET SEARCHES

www.realestate.com.au

This is a really easy site to use and includes a national database so you can look for properties interstate as well. Select which suburbs you are interested in, then price range, number of bedrooms and bathrooms and so on. Properties are displayed with a locality guide and map. If you have an email account, you can also receive updates of available properties daily, weekly, or monthly. To register, go to the Buy page, click on My Real Estate Tools and click on Log In.

www.domain.com.au

This is another really easy to use site. You can select suburbs, price range, number of bedrooms, property type (i.e. house or unit). This site is also really useful for searches in regional areas as you can register for areas,

rather than specific towns. If you are looking for a home in a regional area, it is also useful to get familiar with the real estate agents as there wont be too many. Impress them with your punctuality and good manners and you will be remembered.

REAL ESTATE AGENT SITES

Almost all real estate agents have their own website and they are also worth a look. Here are a few:

www.adcorp.com.au

www.brockharcourts.com.au

www.eldersrealestate.com.au

www.firstnational.com.au

www.ljhooker.com.au

www.professionals.com.au

www.raineandhorne.com.au

www.raywhite.realestate.com.au

NEWSPAPER

Although a lot of people rely on the internet for house searching, the newspaper is still a great option. In Adelaide, the best days to look at The Advertiser are Saturdays and Wednesdays, but be quick and be organised. You will be competing with lots of others. If you are living in or new to a regional South Australian town then find out what the local newspapers are (often more than one). It may be worth logging on to www.newspapers.com.au for a full list of SA editions – there are too many to list here.

Whether you are doing an internet search or newspaper search, the process is the same: highlight only the properties that are within your price range, then check to see if they fall in your selected range of suburbs and then if they meet other criteria (see Get Informed about: *Applying for a rental property*) . Circle ONLY the ones that meet your essential criteria.

REMEMBER :

- Arrive on time
- Be prepared (have copies of i.d and references available)
- Know how much you can afford

STILL NEED HELP TO FIND YOUR HOME?

If you still don't feel confident looking for a property on your own, there is help available.

Service to Youth Council: regularly run Rent Club, a workshop to help young people (under the age of 25) to find accommodation. Telephone 8221 6477

Australian Refugee Association: ARA regularly run tenancy workshops aimed at people who are new to Australia. Telephone 8354 2951

Bowden Brompton Housing Service: offer one on one assistance to find a home. Telephone 8340 3013

Tenancies Branch at Office of Consumer and Business Affairs: offer individual and group training sessions for tenants at the Tenancies Branch office or a venue of your choice. Telephone 8204 9540