



TENANTS Frequently Asked Questions

Q: Why do I need to provide so much information with my application?

A: Apart from helping to establish that you will make a good tenant, the properties managed by our office are protected by Landlord Insurance Policies. These policies require documented evidence to confirm the following:

- Proof of Identity
- Proof of Income/ability to meet rental payments
- Proof that you will make a good tenant.

Q: How long will it take to process my application?

A: We will commence checking your application as soon as we receive it; however the total time taken depends on how readily we can contact your references and how many other people have applied for the same property. Average time is 1-3 days.

Q: What can I do to improve my application?

A: Be organised. Make sure that you have all of the necessary documentation to accompany your application, and provide plenty of contact numbers for your references.

Q: What can I do to improve my chances of success?

A: We look for tenants with good rental history. Most importantly, we need to establish that your rent has been paid on time and the property has been well maintained and cared for.

Q: What if my application isn't approved?

A: Normally there are several applicants for each property, and unfortunately not everyone can be approved. We will advise you if this is the case as soon as we receive confirmation from the owner of the property. If you are interested in another one of our rental properties you may request to transfer your application to that property.

RENT \$160pw 1A/17 Calala Pl COFFS HARBOUR

- Fully tiled 1 bedroom studio flat on ground level.
- Located at the end of a quiet cul de sac.
- Street parking.
- Rent includes water.

Available 29 NOVEMBER

RENT \$190pw 8/25 Bent St, JETTY AREA

OPEN MONDAY 18th 10:00-10:10am
OPEN WEDNESDAY 20th 2:00-2:10pm

- Large 1 bedroom unit in elevated position.
- Close to all that the Jetty has to offer.
- Private balcony with mountain views.
- Water included
- Carport.

Available NOW

RENT \$220pw 5/58 Victoria St COFFS HARBOUR

OPEN TUESDAY 19th 12:10-12:20pm

- Amazing value for this Jetty fringe property.
- Large bedroom with built ins and renovated bathroom.
- Living area leads to private balcony with amazing southern views.
- Undercover car space.

Available 4 DECEMBER

RENT \$255pw 5/20 Joyce St COFFS HARBOUR

OPEN TUESDAY 19th 2:30-2:40pm

- Main bedroom has balcony & robe.
- 2nd bedroom also has full built-in.
- Full bathroom & 2nd toilet in laundry.
- Courtyard has gate access to reserve.
- Desirable, well priced townhouse that will not last.

Available 3 DECEMBER

RENT \$295pw 2/16 Amaroo Cres TOORMINA

OPEN TUESDAY 19th 10:10-10:20am
OPEN THURSDAY 21st 2:00-2:10pm

- Tidy 2 bedroom villa in a block of 2.
- Robes, bedrooms & internal laundry.
- Large rear yard.
- Lock-up garage.
- Reserve at rear, walk to shops.

LEASED

RENT \$315pw 94 Albany St COFFS HARBOUR

- Across from Brelsford Park & a short walk to town.
- 2 bedrooms + a detached studio, polished timber floors.
- Shower and toilet.
- Big rear yard with rear lane access, room for a boat or caravan.

LEASED

RENT \$355pw 3/4 King St COFFS HARBOUR

OPEN WEDNESDAY 20th 10:30-10:40am

- Modern 3 bedroom townhouse with plenty of storage
- 2 living areas, balcony, bedrooms with ensuite/dual access bathroom.
- Downstairs has a/c & timber floors.
- Auto entry garage with internal access.

Available 20 NOVEMBER

RENT \$365pw 45 Thompsons Rd COFFS HARBOUR

- 3 bedroom home centrally located.
- 2 living areas - one could be easily converted to a fourth bedroom
- Central kitchen with plenty of cupboard space.
- Fenced rear yard, off street parking.
- Pets maybe considered.

Available NOW

RENT \$400pw 2 Beach Haven Crt SAPHIRE BEACH

- 3 bedroom villa style home.
- Less than 100m easy walk to beach.
- Tennis & tennis court facilities.
- Master with luxury ensuite and robe. Additional rumpus/office/play area.
- Fenced yard. 2-car remote garage.

LEASED

EXECUTIVE RENTAL 4 2 2
RENT \$495pw 3 Ewings Ct COFFS HARBOUR

OPEN TUESDAY 19th 3:00-3:10pm

As New & Pet Friendly

- Large 4 bedroom home designed for family living.
- 3 living areas plus 7m x 4m outdoor al-fresco entertaining.
- Separate dining area and spacious kitchen.
- Double garage with drive-through access to huge back yard.
- 12m x 8m concrete play area or boat/caravan storage pad.
- Pet friendly home.

Available 16 DECEMBER

RENT \$3,410pm+gst Shop 1 The Gam Centre COFFS HARBOUR

Prime CBD location - Cnr Pacific Hwy and West High Street

- High exposure street frontage.
- Suitable for retail or office use.
- Floor area approx. 142m².
- Air-conditioned with onsite parking.

Available NOW

RENT \$175pw 14a Headland Rd SAPHIRE BEACH

- As new fresh studio villa - perfect for a working single.
- Modern bathroom, kitchenette, hard floor surfaces.
- Walk to the beach & general store.
- Weekly rent includes electricity and water for a single occupant.

Available NOW

RENT \$190pw 7/27 Arthur St PARK BEACH

LEASED

- Well presented 2 bedroom unit with robes in both bedrooms.
- Open plan kitchen, living & dining with a carport, combined laundry.
- Close to beach, shops and public transport & in a well maintained complex.

RENT \$240pw 11/40-42 Boulwood St PARK BEACH

- 2 bedroom townhouse in Park Beach area.
- Level 450m walk to beach.
- Set over 2 levels, good size bedrooms with built-in robes.
- Combined living/dining. Internal laundry and private rear courtyard.

Available NOW

RENT \$280pw 3/75 Ocean Pde COFFS HARBOUR

OPEN WEDNESDAY 20th 1:40-1:50pm

- Fully furnished 2 bedroom apt.
- Great timber look floors, open plan kitchen, living, dining areas.
- Combination bathroom/laundry.
- North facing balcony.
- Covered off-street parking.
- Close to beach, cafes & transport.

Available 22 NOVEMBER

RENT \$310pw 8 Sandy Beach Dr SANDY BEACH

OPEN TUESDAY 19th 10:10-10:20am
OPEN THURSDAY 21st 2:00-2:10pm

- 2 bedroom cottage on beach front reserve - a rare find.
- Renovated bathroom & kitchen.
- High raked ceilings throughout.
- Fully fenced rear yard, large lock-up garage and storage areas.
- Walk across road to beach!

Available NOW

RENT \$340pw 11 Keevers Ct CORAMBA

OPEN WEDNESDAY 20th 11:30-11:40am

- 3 good sized bedrooms, kitchen with dishwasher.
- Veranda on two sides to sit and enjoy rural views.
- Lock up tandem garage plus carport.
- Includes wood heater, gas supply & ceiling fans.

Available NOW

RENT \$360pw 1/71 Combine St COFFS HARBOUR

OPEN WEDNESDAY 20th 10:50-11:00am

- Raked cathedral ceilings, timber floors, attic style bedrooms.
- Private leafy outlook give this home a great ambience.
- Large kitchen with dishwasher and stone bench tops.
- Auto single garage, internal access.

Available NOW

RENT \$380pw 7 Azalea Ave COFFS HARBOUR

OPEN WEDNESDAY 20th 10:10-10:20am

- 3 good sized bedrooms, open plan living and dining areas with reverse cycle a/c & cosy wood heater.
- New carpet throughout, off street parking and fully fenced yard.
- Easy to maintain lawns & gardens.
- Walk to CBD, work from home.

Available 6 DECEMBER

RENT \$180pw 3/44 Boulwood St PARK BEACH

OPEN TUESDAY 19th 11:50-12:00pm
OPEN THURSDAY 21st 3:20-3:30pm

- 2 bedroom unit with new flooring throughout.
- Great sized bedrooms, both with built ins.
- Kitchen flows into living/dining area, bathroom has a handy laundry, tub and separate toilet.

Available NOW

RENT \$220pw 2/42-44 Victoria St JETTY AREA

OPEN MONDAY 18th 11:55-11:05am
OPEN WEDNESDAY 20th 2:35-2:45pm

- 2 bedroom with southern views.
- Freshly painted throughout.
- Front and rear balconies.
- Dedicated undercover car space.
- Private block of 3 with private laneway & easy street access.
- Rent includes water.

Available 27 NOVEMBER

RENT \$240pw 1/7-9 San Francisco Ave PARK BEACH

OPEN TUESDAY 19th 11:20-11:30am
OPEN THURSDAY 21st 3:00-3:10pm

- This townhouse is very neat and tidy.
- 2 bedrooms, both with built-ins.
- Full bathroom and modern kitchen.
- Fenced courtyard and carport with internal access.
- There is also two covered balconies.
- Close to shops, beach & transport.

Available NOW

RENT \$295pw 15 Perry's Rd REPTON

OPEN THURSDAY 21st 10:30-10:40am

- Large 2 bedroom house with polished timber floors,
- Modern kitchen.
- Built-ins in one bedroom.
- Single garage.
- Steep block with high timber deck at rear of property.

Available 28 NOVEMBER

RENT \$325pw 7/44 Meadow St COFFS HARBOUR

OPEN TUESDAY 19th 2:10-2:20pm

- 3 bedroom townhouse all has robes and the main has ensuite.
- Open plan dining and kitchen features a dishwasher.
- Lock-up garage with auto entry.
- Living area opens to courtyard with sunny timber deck and drying area.

Available 6 DECEMBER

RENT \$350pw 7 Oceanspray Ct TOORMINA

LEASED

- 3 bedroom home, 5 min. drive to Sawtell shops and beaches.
- Open plan living & dining areas, robes in bedrooms.
- Fully fenced rear yard, single lock-up garage.
- Outside pet considered.

RENT \$365pw 1 Leander Ct COFFS HARBOUR

- Modern home in a cul-de-sac.
- All 3 bedrooms have robes with ensuite and walk in robe to main.
- Double lock-up garage.
- Fully fenced rear yard, easy maintenance.
- Outside pet considered.

Available 17 DECEMBER

RENT \$390pw 5 Greenlea Cres COFFS HARBOUR

- 3 bedroom with modern bathroom.
- Open plan living, dining & kitchen.
- Plenty of natural light, fully fenced back yard to a leafy reserve.
- Covered rear patio, garden shed.
- Lock up garage with internal access.

Available 13 DECEMBER

Bigger Bays, Best Prices!

BEST PRICE GUARANTEE

If you can find lower priced storage in the Coffs Harbour area, **WE'LL BEAT IT BY 10%***

*Based on equivalent storage by sizes and facilities.

From \$30.00pw
For storage bay 5m x 3m x 3m

STORAGE BAYS

- Competitive Rates
- Various Sizes
- Clean, Modern Complex
- 24/7 Key Pad Access
- Central Location
- Security Patrolled

PHONE US NOW 6652 6811 44 INDUSTRIAL DR, COFFS HARBOUR

