

CENTRELINK GRANNY FLAT AGREEMENT

Parties:

Property Owner:

Full Name: _____

Address of Property: _____

Phone / Email: _____

Granny Flat Resident:

Full Name: _____

Current Address: _____

Phone / Email: _____

Property Details:

Property Address: _____

Description of Granny Flat: _____

Agreement Terms:

1. Purpose of Agreement

This Agreement sets out the terms and conditions on which the Property Owner agrees to permit the Granny Flat Resident to reside in the granny flat located on the Property Owner's land, in accordance with relevant Australian laws and regulations.

2. Term of Occupancy

The Granny Flat Resident is granted permission to occupy the granny flat on the Property under this Agreement on a basis that may be fixed-term or ongoing, subject to termination provisions set herein.

3. Rent and Payments

The Granny Flat Resident shall pay to the Property Owner the agreed rent amount specified by the parties. Payment frequency, method, and due dates shall be agreed upon and documented separately if applicable. Any increase in rent will comply with applicable Australian tenancy laws.

4. Use of Property

The Granny Flat Resident agrees to use the premises solely for residential purposes and not for any commercial or unlawful activities. The Property Owner retains the right to reasonable access for inspection, maintenance, and repairs, with appropriate notice.

5. Maintenance and Repairs

The Property Owner is responsible for structural repairs and maintenance of the Property and the granny flat. The Granny Flat Resident shall keep the premises clean and notify the Property Owner promptly of any damage or required repairs.

6. Utilities and Outgoings

Unless otherwise agreed, the Granny Flat Resident shall be responsible for payment of utilities consumed in the granny flat such as electricity, water, gas, phone, and internet services.

7. Insurance

The Property Owner shall maintain appropriate insurance coverage for the Property. The Granny Flat Resident is responsible for insuring personal possessions and liability insurance as may be necessary.

8. Compliance with Laws

Both parties agree to comply with all applicable Australian laws, regulations, and local council by-laws relating to the use and occupancy of the granny flat.

9. Termination

This Agreement may be terminated by either party giving written notice in accordance with applicable laws. Upon termination, the Granny Flat Resident agrees to vacate the premises peacefully and return possession to the Property Owner.

10. Privacy and Confidentiality

The parties agree to keep all personal and sensitive information obtained in relation to this Agreement confidential, subject to legal obligations.

11. Dispute Resolution

In the event of any disputes arising from this Agreement, the parties agree to attempt resolution through mediation or other agreed dispute resolution methods prior to commencing legal proceedings.

12. Entire Agreement

This Agreement constitutes the entire understanding between the parties and supersedes all prior negotiations, representations, or agreements, whether oral or written.

13. Variations

Any variations or amendments to this Agreement must be in writing and signed by both parties to be effective.

14. Governing Law

This Agreement is governed by and construed in accordance with the laws of the Commonwealth of Australia and the relevant State or Territory laws applicable to the Property.

15. Notices

Any notices under this Agreement shall be in writing and delivered personally, by prepaid post, or by electronic communication to the addresses provided by the parties.

16. Signatures

The parties agree to execute this Agreement as a legally binding document and acknowledge that they have read, understood, and accepted all terms contained herein.

PROPERTY OWNER'S SIGNATURE

GRANNY FLAT RESIDENT'S SIGNATURE

Signature: _____

Signature: _____

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