



info@alexanderreidfrazier.com

CHARTERED SURVEYORS
AUCTIONEERS, ESTATE AGENTS & VALUERS
RATING & COMPENSATION CONSULTANTS
6, ENGLISH STREET, DOWNPATRICK
BT30 6AB, CO. DOWN

100 Stream Street, Downpatrick, BT30 6DF



- Mid terrace over ally way giving access for rear bins
- Clean and fresh internal condition
- Living room with fireplace
- Kitchen
- Three bedrooms
- Modern shower room with attractive tiling
- Front patio area and rear enclosed raised gardens with boiler house
- Oil heating and pvc double glazing

RENT £500.00
PER MONTH INC RATES

A delightful terrace home in condition throughout with being recently painted it is fresh . The home occupies a living room, kitchen, three bedrooms and modern shower room. Complimented by PVC double glazing, oil heating and good garden space to the rear.

ACCOMMODATION COMPRISES:

ENTRANCE HALL:

PVC front entrance door, telephone point.

LIVING ROOM:

Feature fireplace, double radiator, television point



Alexander Reid and Frazer (AR&F) (and their Joint Agents where applicable) for themselves and for the Vendors or Lessors of the property whose agents they are give notice that; i) these particulars are given without responsibility of AR&F or the Vendors or Lessors as a general outline only, for the guidance of prospective purchasers of tenants, and do not constitute the whole or any part of an offer or contract; ii) AR&F cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and any prospective purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the accuracy of each of them; iii) no employee of AR&F has any authority to make or give any representation or warranty or enter into any contract whatsoever in relation to the property; iv) VAT may be payable on the purchase price and/or rent, all figures are quoted exclusive of VAT, intending purchasers or lessees must satisfy themselves as to the applicable VAT position, if necessary by taking appropriate professional advice; v) AR&F will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.

KITCHEN:

To comprise cupboards, recess for electric oven, under stair storage, newly fitted flooring. Wooden rear door.

**FIRST FLOOR****LANDING:****BEDROOM (1):**

Radiator

BEDROOM (2):

Radiator

BEDROOM (3):
Radiator and built in wardrobe





SHOWER ROOM:

Shower cubicle with electric shower, wash hand basin and wc. Attractive tiling and chrome towel rail.



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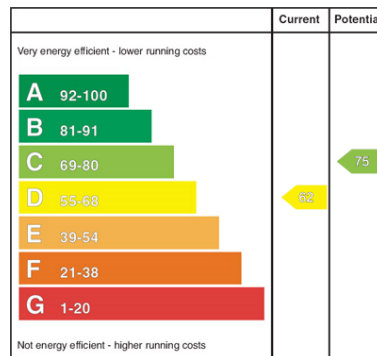
Alexander Reid and Frazer (AR&F) (and their Joint Agents where applicable) for themselves and for the Vendors or Lessors of the property whose agents they are give notice that; i) these particulars are given without responsibility of AR&F or the Vendors or Lessors as a general outline only, for the guidance of prospective purchasers of tenants, and do not constitute the whole or any part of an offer or contract; ii) AR&F cannot guarantee the accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein and any prospective purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the accuracy of each of them; iii) no employee of AR&F has any authority to make or give any representation or warranty or enter into any contract whatsoever in relation to the property; iv) VAT may be payable on the purchase price and/or rent, all figures are quoted exclusive of VAT, intending purchasers or lessees must satisfy themselves as to the applicable VAT position, if necessary by taking appropriate professional advice; v) AR&F will not be liable, in negligence or otherwise, for any loss arising from the use of these particulars.

OUTSIDE

Neatly finished grounds with front patio area, shared side ally and rear enclosed yard with boiler house, raised rear garden and views!



EPC



VIEWING STRICTLY BY APPOINTMENT WITH THE AGENTS



Rentshield
DIRECT

Individual Referencing

Application Form

Alexander Reid & Frazer

stephen@alexanderreidfrazer.com

Scheme No. 1516367

Telephone 2844619966

To avoid any unnecessary delays, please complete in full, in **BLACK INK** using **BLOCK CAPITAL LETTERS**. Incomplete forms will be returned. Once completed, letting agents can enter this application online via connect.rentshielddirect.com for an instant acknowledgment.

1 PROPERTY TO LET [To be completed by the Letting Agent]

Property Address

Postcode Total rent per calendar month

Property Let Type Let Only Managed Rent Collect

No. of bedrooms

Property type Detached Semi detached Flat Terraced Bungalow

When was the property built? (eg 1984)

Tenancy term (months) Number of Tenants Tenancy start date

Is the tenant paying the full rent in advance? Yes No

If yes, do you require Rentshield Direct to obtain financial references? Yes No

Please complete Section 2

2 PRODUCT SELECTION [To be completed by the Letting Agent]

Please select the service required, TICK ONE BOX ONLY - WE CANNOT PROCEED WITH THE APPLICATION IF YOU DO NOT DO THIS.

Insight Enhance Optimum *Please complete Section 3*

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3 LETTING AGENT: WHAT IS THE TENANT'S SHARE OF RENT

[To be completed by the Agent]

3.1 YOUR PERSONAL DETAILS [To be completed by the Tenant]

Title: Mr Mrs Miss Other

First name Middle name

Last name

Email

Other/Maiden/Previous name(s) Date of birth / /

Residential Status Property owner Council tenant Private tenant Living with friends/relatives

Employment status Employed Self-employed Retired Independent means

On contract Student Unemployed

Total gross annual income

Your Telephone Your Mobile

Bank / building society details: please provide the details of your current account

Account holder(s) Bank name

Bank Account no. Sort code

IMPORTANT - ADVERSE CREDIT HISTORY

Do you have any County Court Judgements, Court Decrees, Bankruptcy, Administration Orders, Individual Voluntary Arrangements, or any other adverse credit history whether settled or not?

NO YES

If YES, please detail on a separate sheet. Please note that failure to disclose information relating to adverse credit history may result in your application being declined.

4 YOUR ADDRESS [To be completed by the Tenant]

Current Address

Postcode

Period at Address Years Months

We require three years worth of your address history. If you have lived at this address for more than three years, please move to section 5. If you have been there for less than three years, please provide your previous address(es) below.

Previous Address

Postcode

Period at Address Years Months

Status Owner Rented Living with parents Council tenant Other *Please complete section 5*

Previous Address

Postcode

Period at Address Years Months

Status Owner Rented Living with parents Council tenant Other *Please complete section 5*



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5 YOUR CURRENT LETTING AGENT/LANDLORD/MANAGING AGENT [To be completed by the Tenant]

If you are not a private tenant, please move to section 6.

If you are a private tenant please provide the details of the person or company that you pay your rent to now.

Name

Address

Postcode

Telephone Evening Telephone

Email Fax

Please complete section 6

6 YOUR FINANCIAL / EMPLOYMENT INFORMATION [To be completed by the Tenant]

Please tell us about your earnings and provide the details of a financial referee below (please tick one). Failure to provide your gross annual income will prevent us from contacting your referee and will delay your application.

Current Employer Pension Administrator Accountant Self employed (SA302 / SA100) Benefit / Savings / Other

Company Name

Address

Postcode

Contact Name Contact Position

Telephone Fax

Mobile

Email

Providing an email address or fax number could result in a QUICKER RESPONSE from your referee.

Your position

Is this position: Permanent Contract Contract Terms Months Hours per week

Payroll/Service/Pension number:

Gross Salary/Pension/Drawings per annum: *If self employed please indicate your average earnings from the last year*

Basic salary Commission / Overtime

Start Date End Date (if applicable)

Details of savings / benefits:

*Do you have a second job, or additional pension? IF YES, please enter the details in section 7
Will your employment change before the proposed tenancy starts? IF YES, please go to section 7
IF NO, please go to section 8*

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7 ADDITIONAL FINANCIAL INFORMATION [To be completed by the Tenant]

If you are changing to new employment, have a second job or another source of income, please provide details in this section.

Future employer Second employer Pension administrator Accountant Benefit/other

Company Name

Contact Address

Postcode

Contact Name Contact Position

Telephone Fax

Email *Providing an email address or fax number could result in a QUICKER RESPONSE from your referee.*

Your Position

Is this position: Permanent Contract Contract Terms Months Hours per week

Payroll/Service/Pension number:

Gross Salary/Pension/Drawings per annum: *If self-employed please include your average earnings from the last year*

Start Date End Date (if applicable)

8 ADDITIONAL INFORMATION [To be completed by the Tenant]

• PLEASE NOTE, the information contained within this section is not mandatory for your reference, however your letting agent may require this to assist with your application

Marital status: Single Married Divorced/Separated Other

Are you a smoker? YES NO Do you have any pets? YES NO Details / type of pets

Names and ages of any children / dependents who will be occupying the property

National Insurance Number Nationality

Passport Number

Your next of kin (this should NOT be your spouse):

Name

Address

Postcode

Telephone Relationship

How long known Years Months

Please complete section 9

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9 ABOUT YOUR REFERENCE [To be completed by the Tenant]

Your reference will be completed by Rentshield Direct on behalf of your letting agent. Rentshield Direct is part of the Barbon Insurance Group Limited and for the purposes of this application, Barbon is the Data Controller as defined in the General Data Protection Regulation ('GDPR')

In order to complete your application, Rentshield Direct will consult with a number of sources to verify the information, including a licensed credit reference agency. As a result of the information received:

- Rentshield Direct may pass on any information supplied to your landlord and/or letting agent, including the results of any linked verification checks.
- By consulting with a credit reference agency, Rentshield Direct will share your information with them and the agency may record the results of this search. This search may show how you conduct payments with other organisations. From time to time, this information may also be used for debt tracing and fraud prevention. You may request the name and address of the Credit Reference agency Rentshield Direct use and you may also apply for a copy of the information they provided to Rentshield Direct.
- If you default on your rental payments, Rentshield Direct may record this on a centrally held database of defaulting tenants, and that such a default could affect any future application for tenancies, credit, and/or insurance.
- Rentshield Direct may use debt collection agencies or tracing agents to trace your whereabouts and recover any monies owed to Rentshield Direct.
- The personal information we have collected from you will be shared with fraud prevention agencies who will use it to prevent fraud and money-laundering and to verify your identity. If fraud is detected, you could be refused certain services, finance, or employment. Further details of how your information will be used by us and these fraud prevention agencies, and your data protection rights, can be found on our website: rentshielddirect.com

Details of addresses, including past, current and prospective, may be provided to specified third parties which would be used for preventing unnecessary marketing communications only. This processing is carried out for the legitimate interests of both you, the data subject, and the third-party companies. Information may be sent to you and your nominated referees by email. This information will only be sufficient enough to identify you and it won't be excessive; however you should be aware that information sent via electronic means can't be guaranteed to be secure.

The provisions of Section 8, Ground 17 of the Housing Act 1988 will apply to this application. If any information within this application is found to be untrue it may be grounds to terminate the tenancy agreement

PLEASE READ AND COMPLETE THE FOLLOWING STATEMENTS CAREFULLY – IT'S IMPORTANT THAT YOU PROVIDE YOUR CONSENT FOR THE CHECKS BY MARKING THE BOXES NEXT TO THE TEXT AND THEN SIGNING AND DATING BELOW.

YES I confirm that the information provided in this application form is true to the best of my knowledge, and I'm happy with the checks which Rentshield Direct will complete as detailed above. These results may be accessed again if I apply for a tenancy in the future.

YES I'm happy for Rentshield Direct to contact my referees (*including those outside the EEA*), with personal information which has been provided in this form to allow them to verify the information about my earnings, dates of employment and previous tenancy term.

Signed

Full name

Date

Following the completion of your reference, Rentshield Direct or other Barbon Group Companies may contact you by phone or post to let you know about additional services we can offer which may be of interest to you. These services could help protect your liability as a tenant as well as your personal contents. If you don't want us to contact you, please tick this box . We'll never pass your details on to a third party unless we ask for your express permission. If you'd like to unsubscribe from any services at any time, then please contact Rentshield Direct on marketing@rentshielddirect.com

Yes, I'm happy for Rentshield Direct and other Barbon Group Companies to contact me occasionally by email or SMS with exclusive offers, together with other information from selected third parties about products and services which could benefit me as a tenant.

Rentshield Direct is a trading name of Barbon Insurance Group Limited. The company's main operating and correspondence address is Rentshield House, Unit 9, Broadmeadow Industrial Estate, Teignmouth, TQ14 9AE. The company's registered number is 3135797 and the registered address is Hestia House, Edgewest Road, Lincoln, LN6 7EL. Barbon Insurance Group Ltd is authorised and regulated by the Financial Conduct Authority.

Confidentiality note: The information contained within this application is being transmitted and is intended only for Rentshield Direct. If the reader of this message is not the intended recipient, you are hereby advised that any dissemination, distribution or copying of this application is strictly prohibited. If you receive this application in error please notify us immediately by calling 0800 035 8255.



Alexander Reid & Frazer

stephen@alexanderreidfrazer.com

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1 TENANT DETAILS [To be completed by the Letting Agent]

Please let us know who the Guarantor is standing for

Applicant 1

Reference

Applicant's

Number

Surname

Date, of birth

Applicant 2

Reference

Applicant's

Number

Surname

Date, of birth

Please complete Section 2

2 PROPERTY TO LET [To be completed by the Letting Agent]

Property Address

100 STREAM STREET DOWNPATRICK

Postcode

BT30 6DF

Total rent per calendar month

500.00

How much will the Guarantor Cover?

Applicant 1 share of rent PCM

Applicant 2 share of rent PCM

Property Let Type

Let Only

Managed

Rent Collect

No. of bedrooms

Property type

Detached

Semi detached

Flat

Terraced

Bungalow

When was the property built?
(eg 1984)

1960'S

Tenancy term (months)

12

Tenancy start date

Is the tenant paying the full rent in advance? Yes No

If yes, do you require Rentshield Direct to obtain financial references? Yes No

Please complete Section 3



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3 YOUR PERSONAL DETAILS [To be completed by the Guarantor]

Title: Mr Mrs Miss Other

First name Middle name

Last name

Email

Other / Maiden / Previous Name(s) Date of birth / /

Your Telephone Your Mobile

Employment status Employed Self-employed Retired Independent means On contract

Matital status Single Married Divorced / Widowed Other

Total gross annual income

Bank / building society details: please provide the details of your current account

Account holder(s) Bank name

Bank Account no. Sort code

IMPORTANT - ADVERSE CREDIT HISTORY

Do you have any County Court Judgements, Court Decrees, Bankruptcy, Administration Orders, Individual Voluntary Arrangements, or any other adverse credit history whether settled or not? NO YES

If YES, please detail on a separate sheet. Please note that failure to disclose information relating to adverse credit history may result in your application being declined.

4 YOUR ADDRESS [To be completed by the Guarantor]

Current Address

Postcode

Period at Address Years Months

We require three years worth of your address history. If you have lived at this address for more than three years, please move to section 5. If you have been there for less than three years, please provide your previous address below.

Previous Address

Postcode

Period at Address Years Months

Address

Postcode

Period at Address Years Months

Please complete section 5

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5 YOUR FINANCIAL INFORMATION [To be completed by the Guarantor]

Please tell us about your earnings and provide the details of a financial referee below (please tick one). Failure to provide your gross annual income will prevent us from contacting your referee and will delay your application.

Current Employer Pension Administrator Accountant Self employed (SA302 / SA100)

Company Name

Address

Postcode

Contact Name Contact Position

Telephone Fax

Mobile

Email

Providing an email address or fax number could result in a QUICKER RESPONSE from your referee.

Your position

Is this position: Permanent Contract Contract Terms Months Hours per week

Payroll/Service/Pension number:

Gross Salary/Pension/Drawings per annum: *If self employed please indicate your average earnings from the last year*

Basic salary Commission / Overtime

Start Date End Date (if applicable)

Details of savings / benefits:

*Do you have a second job, or additional pension? IF YES, please enter the details in section 6
Will your employment change before the proposed tenancy starts? IF YES, please go to section 6
IF NO, please go to section 7*

6 ADDITIONAL FINANCIAL INFORMATION [To be completed by the Guarantor]

If you are changing to new employment, have a second job or another source of income, please provide details in this section.

Future employer Second employer Pension administrator Accountant Benefit/other

Company Name

Contact Address

Postcode

Contact Name Contact Position

Telephone Fax

Email

Providing an email address or fax number could result in a QUICKER RESPONSE from your referee.

Your Position

Is this position: Permanent Contract Contract Terms Months Hours per week

Payroll/Service/Pension number:

Gross Salary/Pension/Drawings per annum: *If self-employed please include your average earnings in the last 2 years*

Start Date End Date (if applicable)

Scheme No. 1516367

Telephone 2844619966

7 ABOUT YOUR REFERENCE [To be completed by the Guarantor]

By completing this form, you have agreed to act as Guarantor for the tenant named within this form. The tenant's reference will be completed by Rentshield Direct on behalf of their letting agent. Rentshield Direct is part of the Barbon Insurance Group Limited and for the purposes of this application, Barbon is the Data Controller as defined in the General Data Protection Regulation ('GDPR').

In order to complete this application, Rentshield Direct will consult with a number of sources to verify the information, including a licensed credit reference agency. As a result of the information received:

- Rentshield Direct may pass on any information supplied to the landlord and/or letting agent, including the results of any linked verification checks.
- By consulting with a credit reference agency, Rentshield Direct will share your information with them and the agency may record the results of this search. This search may show how you conduct payments with other organisations. From time to time, this information may also be used for debt tracing and fraud prevention. You may request the name and address of the Credit Reference agency Rentshield Direct use and you may also apply for a copy of the information they provided to Rentshield Direct.
- If you default in respect of any covenants you have given as guarantor (including the payment of rent on behalf of the tenant when the tenant has failed to pay their rent), Rentshield Direct may record this on a centrally held database of defaulting debtors, and such a default could affect any future application for tenancies, credit, and/or insurance.
- Rentshield Direct may use debt collection agencies or tracing agents to trace your whereabouts and recover any monies owed to Rentshield Direct.
- The personal information we have collected from you will be shared with fraud prevention agencies who will use it to prevent fraud and money-laundering and to verify your identity. If fraud is detected, you could be refused certain services, finance, or employment. Further details of how your information will be used by us and these fraud prevention agencies, and your data protection rights, can be found on our website: rentshielddirect.com

Information may be sent to you and your nominated referees by email. This information will only be sufficient enough to identify you and it won't be excessive; however you should be aware that information sent via electronic means can't be guaranteed to be secure.

PLEASE READ AND COMPLETE THE FOLLOWING STATEMENTS CAREFULLY – IT'S IMPORTANT THAT YOU PROVIDE YOUR CONSENT FOR THE CHECKS BY MARKING THE BOXES NEXT TO THE TEXT AND THEN SIGNING AND DATING BELOW.

YES I confirm that the information provided in this application form is true to the best of my knowledge, and I'm happy with the checks which Rentshield Direct will complete as detailed above. These results may be accessed again if I apply to act as a guarantor in the future.

YES I'm happy for Rentshield Direct to contact my referees (including those outside the EEA), with personal information which has been provided in this form to allow them to verify the information about my earnings, dates of employment and previous tenancy term.

Signed

Full name

Date

Additional Information - To be completed by the Guarantor