



Ending a Tenancy

In Queensland, tenants who rent their home are covered by the Residential Tenancies and Rooming Accommodation Act 2008 ('the Act'). This Act sets out your rights and responsibilities when you rent a place, and explains the rights and responsibilities of the person you rent from.

The Act applies whether you rent privately from a lessor, agent or provider, or rent from the government or a community

Julies Realty Rental Department Contact Details:

290 Gowan Road, Sunnybank Hills
Monday -Friday 9.00am - 5.00pm
Saturday - Sunday By appointment

Office Phone: 3323 3999
Email: rental@juliesrealty.com.au
Emergency Contact: 0498 119 999

Ending Your Tenancy

Should you wish to end your Tenancy upon completion of your Lease term, you may do so by notifying Julies Realty in writing (Form 13), giving 14 days Notice prior to the End Date of your Tenancy Agreement.

When you move out of a property there are certain responsibilities you must ensure are completed. Please refer to your Tenancy Agreement for full details.

Your Tenancy does not terminate until ALL KEYS (including any copies made) and Remotes as Issued are returned to. You are responsible for paying rent until all everything is returned.

A FINAL INSPECTION will be completed upon the end of your Tenancy. Providing the property has been left in the required condition to the satisfaction of Tenancy Agreement your Tenancy Bond will be refunded to you promptly, less any deductions either agreed by you, or at the direction of the Tribunal.

For more information from the RTA:



Website: www.rta.qld.gov.au
Phone: 1300 366 311

Ending Your Tenancy Checklist

When you move out of a property rented from Julies Realty, you must ensure that you leave the property at substantially the same condition as when you moved into it.

Before you end your tenancy, make sure you do all of the following:

Tick when you complete each task	
Form 13 - Notice of intention to leave, Completed and Returned to Julies Realty allowing the correct time frames for ending your tenancy	
Ensure rent and other non-rent accounts (water, electricity etc) are up to date and provide Julies Realty with your forwarding address	
Remove ALL RUBBISH (both inside and outside the property). Make sure you use the right bins. Arrange removal of any large unwanted items, before you vacate the property Do not leave rubbish by the side of the road.	
Remove all your belongings from the property	
Replace and/or repair any items of tenant damage including broken windows, torn fly screens	
Clean kitchen including the stove-top, griller, oven, and exhaust fan	
Clean bathroom including all tiles, toilet, toilet seat, bath, shower, sink and mirrors	
Clean windows inside and out including frames, glass, blinds and curtains	
Remove all stains, dirt and stickers from walls, doors and skirting boards	
Empty and clean inside all cupboards and drawers	
Clean all power points and light switches	
Clean Air Conditioner Filters and Fan blades as required	
If you have a pet, steam clean the carpets and where necessary arrange for Pest Control	
Replace any blown light globes	
Remove any additions, or alterations you have done to property	
Vacuum all carpets, mop all floors and tiles including stairs and hallways	
Exterior - mow grass and trim edges, weed garden, remove cobwebs, clean paths, decks etc.	
Cancel your gas/electricity/water, phone, pay TV and internet accounts	
Take a gas/electricity/water meter reading on the last day of your tenancy	
Arrange for your mail to be re-directed	
Complete Form 14a - Exit Condition Report, Schedule a final Inspection with Julies Realty	
Return all property keys, passes and remote controls issued for the property to Julies Realty on or before the day your tenancy ends. You are still responsible for the rent and for the property while you still have keys	

*Checklist is to be used as guide only and is to be read in conjunction with the lease agreement and the entry condition.

Tenant Name:		Tenant Signature:		Date:	
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