



## AFFORDABLE RENTAL OFFICE

# AFFORDABLE RENTAL SCHEME FACT SHEET

### About the Scheme

The Affordable Rental Scheme provides affordable housing for older people who are on low incomes.

Housing ACT manages this scheme on behalf of the Affordable Rental Office. Staff will be available to assist you to facilitate the smooth transition into affordable rental.

### Rent

The Affordable Rental Office operates a banded rent system that charges a percentage of market rent. This means tenants pay an affordable rate that reflects their capacity to pay. There are six rent bands that range from 33.3% of market rent to 74.9% of market rent.

More detail on how the banded rent system operates can be found in the fact sheet **Affordable Rental Office: Rent Setting Model**.

An amount equal to four (4) weeks rent will be payable at the commencement of the tenancy. A further two (2) weeks rent will be due and payable every two weeks thereafter.

Affordable renters may be eligible to apply for Commonwealth Rent Assistance (CRA), subject to meeting the eligibility criteria.

### Eligibility

You may be eligible for a tenancy under the Affordable Rental Scheme if you:

- Are 65 years of age or over
- Meet the Commonwealth Age Pension Income and Assets eligibility test
- Are an Australian citizen or permanent resident
- Currently rent a property in the ACT
- Be of age pension age or within 5 years of age pension age
- Be of age pension age or within 10 years of age pension age for ATSI persons
- Qualify for age pension or have income less than Average Weekly Earnings in the ACT
- Have no rental arrears or legal action pending regarding tenancy matters
- Be able to sustain an affordable rental tenancy



## Location of Properties

Properties may be available at the following sites:

- Bonython
- Chapman
- Florey
- Kambah
- Rivett

All properties available will be two bedrooms.

## Steps under the new Affordable Rental Scheme

The Affordable Rental Scheme process is outlined in the “Steps in the Affordable Rental Scheme” information sheet.

## Application Fees

The Affordable Rental Office does not require any application fees. Regular expenses such as utility and complex related fees will continue to apply.

## Household Income Limits

Household income limits are set at 75% of ACT Average Weekly earnings. The current income limits are listed below.

Household Type

	Per Week	Annual
One Person	\$883.00	\$45, 956
Two Person	\$1,222.00	\$63 535



## How do I apply?

To apply for a property under the Affordable Rental Scheme please complete an **Application for Affordable Rental**. The completed form can be delivered to any of the following locations:

### Postal Address

Affordable Rental Office  
Locked Bag 3000  
BELCONNEN ACT 2616

### Belconnen (Shopfront)

Gateway Services Centre  
Nature Conservation House  
Cnr Benjamin Way & Emu Bank  
BELCONNEN ACT 2617

### Drop off points

#### *City*

City Health Centre  
1 Moore Street  
Canberra City

#### *Tuggeranong*

Canberra Connect  
Shop 17-21 Homeworld Shopping Centre  
Reed Street, Tuggeranong

## Further information

If you would like further information regarding the Affordable Rental Scheme, please refer to the policy located at [http://www.communityservices.act.gov.au/hcs/older\\_persons\\_housing/affordable-rental-scheme](http://www.communityservices.act.gov.au/hcs/older_persons_housing/affordable-rental-scheme), or phone 6207 4577.



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