

# Nature of the household

**Applicant: Priya Iyer**

**Sponsor: Arjun Mehta**

Subclass 820 — Initial application

— NATURE OF THE HOUSEHOLD — EVIDENCE

4 documents · uploaded Jun 2026

01	02	03	04
Financial	Household	Social	Commitment

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— EVIDENCE · 01 / 04

# Lease agreement

lease-agreement.pdf

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Tenancy agreement — 142 Crown Street, Surry Hills



RESIDENTIAL TENANCIES ACT 2010 (NSW) · STANDARD FORM

# Residential Tenancy Agreement

*Stylised excerpt prepared for partner-visa supporting documentation*

AGREEMENT NUMBER

CCP-2023-1042

PROPERTY

Unit 8, 142 Crown St, Surry Hills

SIGNED AT

Surry Hills · 4 October 2023

## PART A PARTIES & PROPERTY

1. Landlord

**Crown Property Holdings Pty Ltd**

ACN 678 432 109 · c/- Carraway & Co. Property — Surry Hills

2. Landlord's agent

**Carraway & Co. Property — Surry Hills**

REINSW member 28411 · (02) 9331 2200 · leasing@carraway-surryhills.com.au

3. Tenants — jointly and severally liable

**3.1 Arjun Rohan Mehta**

NSW Driver Licence 998 442 11 · DOB 14 / 08 / 1997

**3.2 Priya Lakshmi Iyer**

Passport M5678234 · DOB 22 / 03 / 1998

4. Rented premises

Address Unit 8, 142 Crown Street, Surry Hills NSW 2010

Type 2 bedroom apartment, top floor

Inclusions Fridge, dishwasher, washing machine, split-system air-conditioning; allocated car space (B-04), storage cage (S-12), security intercom.

## PART B TERM, RENT & BOND

5. Term of agreement

Fixed term 12 months

Start date 7 October 2023

End date 6 October 2024

Holding over Continues as a periodic agreement on the same terms; extended by mutual agreement to **6 October 2026**.

6. Rent

Amount **\$1,075.00 per week** (\$2,150.00 per fortnight)

Frequency Fortnightly in advance, every second Wednesday

Method Direct debit · Harbour Bank 062-021 / 1234 5678

First payment 7 October 2023

PART B TERM, RENT & BOND — continued

7. Bond

Amount	\$4,300.00 (4 weeks rent)
Lodged with	NSW Rental Bond Board
Receipt no.	RB0-NSW-2023-104-88291
Lodged on	9 October 2023

PART C STANDARD TERMS — excerpt

8. Both tenants acknowledge that they are **jointly and severally liable** for all obligations under this agreement, including payment of rent, utilities and any damages to the premises. Either tenant may be pursued for the full extent of any obligation owed under this agreement.

9. Domestic pets

The tenants may keep up to two (2) domestic pets at the premises with the landlord's written consent. Consent is hereby given for **one short-haired domestic cat**:

Name	"Idli"
Breed	Domestic Short Hair, female
Microchip	956000123456789

10. Permitted use

The tenants must not use the premises for any purpose other than as their **principal place of residence**. The premises shall not be sublet, assigned, or used for the conduct of any business, trade or commercial enterprise without the prior written consent of the landlord.

11. Cohabitation acknowledgment

The landlord and agent acknowledge that both tenants nominated under clause 3 reside together at the premises as their shared principal place of residence from the start date of this agreement, and that all bond, rent, and condition obligations are shared equally between them.

EXECUTION

Signed at **Surry Hills, New South Wales**, on **4 October 2023**. Each signatory acknowledges receiving a copy of this agreement and the NSW Renting Guide on or before the date of signing.

TENANT 1

*A. R. Mehta*

Arjun Rohan Mehta

DL NSW 998 442 11

TENANT 2

*P. L. Iyer*

Priya Lakshmi Iyer

Passport M5678234

LANDLORD'S AGENT

*J. Kapoor*

Jaya Kapoor

Carraway & Co. · Lic 2841151

— EVIDENCE · 02 / 04

# Utility bill electricity solara

utility-bill-electricity-solara.pdf

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Solara Energy electricity bill (joint account)



TAX INVOICE · ELECTRICITY

## Quarterly Account

Issue date **14 Mar 2025**  
Invoice no. **SE-450 1234 56-Q1**

AMOUNT DUE

# \$186.20

DUE BY

## 28 March 2025

Direct debit active — no action required

ACCOUNT HOLDERS

**Arjun Mehta & Priya Iyer**  
Unit 8, 142 Crown Street  
Surry Hills NSW 2010

ACCOUNT & SUPPLY

Account number 4500 1234 56  
NMI 4204 1100 4321  
Distributor **Ausgrid**  
Tariff **Solara Value Saver (single rate)**  
Next read on or about 14 May 2025

USAGE & SUPPLY CHARGES · 16 JAN – 13 MAR 2025 (57 DAYS)

Peak energy	536.4 kWh × 25.86 c/kWh	\$138.71
Daily supply charge	57 days × 105.40 c/day	\$60.08
Solar feed-in	Not applicable	\$0.00
Subtotal (excl. GST)		<b>\$198.79</b>
GST (10%)		\$19.88
Pay-on-time discount (4%)		-\$8.74
NSW Government rebate		-\$23.73
<b>Total due</b>		<b>\$186.20</b>

YOUR USAGE

This bill (57 days)	<div><div></div></div>	9.4 kWh/d
Same time last year	<div><div></div></div>	10.1 kWh/d
Similar household	<div><div></div></div>	11.8 kWh/d

You used **20% less** than a similar household this period.

HOW TO PAY

Direct debit	Active — auto-debit on due date Harbour 062-021 / 1234 5678
BPAY	Billers code 6566 · Ref 4500123456
Solara App	solaraenergy.com.au/app
Need help?	Call 1300 765 272 about our hardship programme.

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**SAMPLE · FICTIONAL ISSUER**

# Utility bill gas boronia

utility-bill-gas-boronia.pdf

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Boronia Gas bill (joint account)





TAX INVOICE · NATURAL GAS

Bi-monthly Account

Issue date 05 Mar 2025  
Invoice no. BG-781 1992 033-J

AMOUNT DUE

\$142.85

DUE BY

19 March 2025

Direct debit active — no action required

ACCOUNT HOLDERS

Arjun Mehta & Priya Iyer  
Unit 8, 142 Crown Street  
Surry Hills NSW 2010

ACCOUNT & SUPPLY

Account number 7811 9920 33  
MIRN 54 321 098 76  
Distributor Jemena Gas Networks NSW  
Tariff Boronia Go (Residential)

USAGE & SUPPLY CHARGES · 06 JAN – 04 MAR 2025 (58 DAYS)

Gas consumption	2,184 MJ × 4.42 c/MJ	\$96.53
Daily supply charge	58 days × 78.50 c/day	\$45.53
Subtotal (excl. GST)		\$142.06
GST (10%)		\$14.21
Pay-on-time discount (4%)		-\$5.69
NSW Government winter rebate		-\$7.73
Total due		\$142.85

YOUR USAGE

This bill (58 days)	<div><div></div></div>	37.7 MJ/d
Same time last year	<div><div></div></div>	42.1 MJ/d
Similar 2-person home	<div><div></div></div>	56.0 MJ/d

You used 33% less than a similar 2-person home this period.

HOW TO PAY

Direct debit	Active — auto-debit on due date Harbour 062-021 / 1234 5678
BPAY	Biller code 9123 · Ref 7811992033
Boronia App	boroniagas.com.au/app — save 4% with EasyPay direct debit

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SAMPLE · FICTIONAL ISSUER

— EVIDENCE · 04 / 04

# Utility bill internet skyline

utility-bill-internet-skyline.pdf

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Skyline Broadband internet bill (joint account)



TAX INVOICE · HOME INTERNET

Monthly Account

Issue date 10 Mar 2025  
Invoice no. SKY-9981-4423-11

AMOUNT DUE

\$89.00

DUE BY

24 March 2025

Direct debit active — no action required

ACCOUNT HOLDERS

Arjun Mehta & Priya Iyer

Unit 8, 142 Crown Street  
Surry Hills NSW 2010

Service activated at this address on 8 October 2023.

ACCOUNT & SERVICE

Account number 6001 234 567  
Plan Skyline Premium NBN50  
Connection NBN Fibre to the Premises  
Service period 11 Mar – 10 Apr 2025

CHARGES

Skyline Premium NBN50	Unlimited data · 30 days	\$89.00
Skyline Modem v3	Included with plan	\$0.00
Self-installation	No technician visit	\$0.00
Subtotal (incl. GST)		\$89.00
Total due		\$89.00

YOUR SERVICE THIS MONTH

DATA USED

812 GB

Unlimited plan — no excess fees

AVG. DOWNLOAD

46 Mbps

Typical evening speed

CONNECTION

FTTP

Fibre to the premises

PAYMENT OPTIONS

Direct debit	Active — auto-debit on due date Harbour 062-021 / 1234 5678
BPAY	Billcode 4480 · Ref 6001234567
My Skyline	skylinebroadband.com.au/app
Bundle	100 GB Skyline Mobile add-on included · 24/7 Australian-based support

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SAMPLE · FICTIONAL ISSUER