

PMHQ Investor Newsletter

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CLIENT APPRECIATION NIGHT

As a token of our appreciation as a valued PMHQ client, we would like to invite you to our "Client Appreciation Night" which we are hosting in conjunction with Prowealth.

Please join us at the Movies on Thursday 13th March 2014. Please see the invite below. Don't forget to RSVP as soon as possible, as we are limited to the first 200 seats only.



Property Management HQ **Prowealth INVESTMENTS GROUP** **PPF PRIVATE WEALTH**

CLIENT APPRECIATION NIGHT

As a valued PMHQ and Prowealth client, we invite you to our 2nd client appreciation movie night. Join us for the premiere of 'The Monuments Men' starring Matt Damon and George Clooney.

WHEN Thurs 13th of March 6.30pm for a 7pm start.
WHERE Reading Cinemas Charlestown Square

To get up to 4 free tickets, RSVP to Kim by calling 1800 452 052 or email kim@pmhq.com.au with the name, phone number and email address of each guest.

Maximum of 4 tickets per person.
Rated M. Guests must be 15 years of age or over.
Bookings essential as seating is limited to the first 200 seats only.

WATER USAGE – WHO PAYS?



There can be a lot of confusion as to who pays for water usage during the tenancy. It is the property investor's responsibility to pay upfront for all water, recycled water, sewerage and service charges; but the investor can recover some costs for water (usage only) from their tenant provided certain terms are met at the start of the tenancy; such as;

- the property being water compliant, with a plumbers compliance certificate,
- the property is individually metered, and
- additional terms inserted into the tenancy agreement outlining responsibility for the payment of water used

A water meter reading is taken at the start & the end of the tenancy to determine the usage charge to be levied and on-charged to the tenant.

During the tenancy, a copy of the water usage account from the local water authority is to be forwarded to our office, to be sent to the tenant, we attach an invoice outlining the amount and due date of payment within 21 days. In NSW there is a 3 month time constraint in which water usage accounts are to be passed on to your tenant. If your tenant is invoiced outside of this period you could lose your entitlement to recover water used.