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Current as of 1 August 2025.

GENERAL FORMS

		Price per form
EF032	Conjunction Agreement	\$0.33
EF032A	Referral Agreement	\$0.33
EF040	Prior Appointment Statement - Property Agents	Free
EF041A	Appointment of Substitute Licensee (for Licensee)	\$4.24
EF041B	Appointment of Substitute Licensee (for Employee)	\$4.24
EF100	Notice of Assignment of Appointment	\$0.33
EF101	Request for Client Consent to a Proposed Appointment	\$0.33
EF123	Form 36 Notice of no pool safety certificate	Free
EF186	Written Authority on behalf of Company	Free
EF189	Checklist – Verification of Identity	\$0.10
EF208	Checklist for Complaints and Dispute Resolution	\$0.10
EF209	Complaint Form	\$0.55
EF210	Complaint Handling Factsheet	\$0.55
EF211	Complaint Response Letter	\$0.55
EF212	Complaints Register	\$0.55
STATDEC	Statutory Declaration Queensland	Free
PLA02	Form 2 Seller Disclosure Statement	Free
EF257	Final Instruction Form	\$0.55

BUYERS' AGENTS

		Price per form
EF002	PO Form 6 + REIQ Purchases Schedule & Terms	\$1.10
EF040A	Prior Appointment Form - Buyer's Agents	Free
EF058A	Buyer's Agent Referral	\$0.33
EF105b	Letter of Authority - Auction	\$0.10
EF189A	Checklist - Verification of Identity (Buyer's Agents)	\$0.10
EF191	Buyer's Agent Client Instruction Form	\$0.55
EF202	Client Instruction Form – Auction (Buyer's Agent)	\$0.55
EF203	Buyer's Agent Due Diligence Checklist	\$0.10
EF039A	Change of Price Instruction (Buyer's Agent)	Free
EF261	Client Authority to Buyer's Agent (Disclosure Documents)	\$0.55
EF263	Factsheet for Buyer (Seller's Disclosure)	\$0.10
EF264	Checklist – Seller's Disclosure	\$0.10
EF269	Client Authority: Signing Form 2	\$0.55

PROPERTY SALES

		Price per form
EF001A	Contract for the Sale and Purchase of Residential Real Estate	\$1.10
EF005a	PO Form 6 + REIQ Residential Sales Schedule & Terms	\$1.43
EF005a-A3	Disclosure Instructions and Search Authority	Free
EF006	Acknowledgement of Multiple Offers	\$0.33
EF010	Checklist – Residential Sales Appointment	\$0.10

EF011	New Residential Sales Contract Checklist	\$0.10
EF012	Disclosure Statement (Section 206 of BCCM Act 1997)	\$0.33
EF013	Client Authority - s206 Disclosure Statement	\$0.33
EF021	Waiver/Shortening of Cooling Off Period by a proposed Buyer	Free
EF022V	Acknowledgement of Special Conditions - Vendors	Free
EF022B	Acknowledgement of Special Conditions - Buyers	Free
EF038	Request for Appraisal of Selling Price	\$0.33
EF039	Seller's instruction to change listing price	Free
EF057	Comparative Market Analysis	\$0.33
EF058	Referral Agreement (Sales)	\$0.33
EF060	Statement Pursuant to Section 21 (Land Sales Act 1984-85)	\$0.33
EF133S	Clients Acknowledgement of Appointment - Sales	Free
EF135S	Consent to receive electronic communication - Seller	Free
EF135B	Consent to receive electronic communication - Buyer	Free
EF150	Tenant Consent Form – Consent to conduct an open house on the premises	Free
EF151	Tenant Consent Form – Consent to hold an onsite auction	Free
EF152	Tenant Consent Form – Consent to use photos or images for advertising	Free
EF156	Notice of deposit payment – Property sales	\$0.33
EF157	Notice of offer to purchase – Property Sales	\$0.33
BCCM Form 8	Information for body corporate roll	Free
EF214	Disclosure of relationship with seller to prospective buyer	\$0.33
EF216	Buyer Registration and VOI - Digital Offer Management Platform	Free
EF217	Sale By Digital Offer Management Platform	Free
EF233	Factsheet – FRCGW Requirements	\$1.10
EF250	Checklist – Preparing Form 2 (Residential)	\$0.10
EF252	Client Instruction Form – Taxation Details (Residential)	\$0.55
EF254	Client Instruction Form – Disclosure Instructions and Search Authority (Residential)	\$0.55
EF256	Client Authority – Body Corporate Certificate (CTS)	\$0.55
EF256A	Client Authority – Body Corporate Certificate (BUGTA)	\$0.55
EF258	Letter Requesting Body Corporate Certificate (CTS)	\$1.10
EF258A	Letter Requesting Body Corporate Certificate (BUGTA)	\$1.10
EF259	Explanatory Statement (CTS)	\$0.55
EF259A	Explanatory Statement (BUGTA)	\$0.55
EF260	Buyer Acknowledgement - Form 2	\$0.55
EF270	Request to Body Corporate for Additional Contract Information (CTS)	\$0.55
EF271	Request to Body Corporate for Additional Contract Information (BUGTA)	\$0.55
EF265	Notice to Buyer – Local Government Sale	\$0.55
EF266	Notice to Buyer – State Sale of Property	\$0.55
EF267	Waiver Notice - Related Party	\$0.55
EF268	Waiver Notice - Price Threshold	\$0.55

PROPERTY MANAGEMENT

Price
per form

Administration

EF009	New Residential Property Management Checklist	\$0.10
EF012(1)(a)	Section 242 Notice	\$0.33
EF012A	Section 242 Attornment Notice	\$0.33
EF012N	Section 206 Notice	\$0.33
EF016	PO Form 6 + REIQ Residential Property Management Schedule & Terms	\$1.10
EF039D	Client's Instruction to Change Listed Rental Price	Free
EF083	Rental Appraisal - Written Statement	Free
EF084	Rental Appraisal - Comparative Market Analysis	Free
EF087	Phone Script - Lessor Feedback	Free
EF112	Property Management Weekly Report	Free
EF114	Property Management Team Meeting Agenda	Free
EF126	Key Sign In/Sign Out Register	Free
EF127	Communication Record	Free
EF130	Property Management KPIs	Free
EF133R	Clients Acknowledgement of Appointment - Rentals	Free
EF135L	Consent to receive electronic communication - Lessor	Free
EF182	Letter to Client - Management Fees	\$1.10
EF183	PO Form 6 Variation - Management Fees	\$0.55
EF184	Checklist for New Tenancy Laws - Variation to PO Form 6	\$0.10
EF231	Letter to Client – Instructions for Utility & Service Charge Documents	\$0.55
EF234	Checklist – Entry Requirements	\$0.10
EF242	Inventory List	\$0.10
New Tenancy		
EF014	Form 18a General Tenancy Agreement + REIQ Special Conditions	\$0.55
EF070	Tenancy Authorisation Form	Free
EF086	Rental Enquiry Form	Free
EF090	Verifying Tenancy Application Form	Free
EF092	Previous Lessor/Agent Reference	\$0.10
EF094	Checklist - Processing Tenancy Application	\$0.10
EF113	Checklist – Tenancy Commencement for Tenant	\$0.10
EF135T	Consent to receive electronic communication - Tenant	Free
EF153	Tenant's Acknowledgment – Form 18a - section 58 RTRA Act	Free
EF161a	Client Instruction Form - New Offer	\$0.55
EF225	Disclosure Notice: Costs Associated with Rent Payment Methods	\$0.33
EF225a	Disclosure Notice: Costs Associated with Rent Payment Methods (Rooming Accommodation)	\$0.33
EF226	Checklist for Tenants – Getting your full bond back (start of tenancy)	\$0.10
EF243	Verification of Identity – Prospective Tenants	\$0.55
EF244	Consent to seek reference	Free
EF245	Consent to seek reference (residents)	Free
EF246	Emergency contact details form	\$0.55
EF248	Consent to receive electronic communications (applicants)	\$0.10
Inspections		
RTA1ad	Entry Condition Report	Free

RTA14ad	Exit Condition Report	Free
EF071	Routine Inspection Report	\$0.33
EF071A	Inspection Report used by Realworks Inspect	\$0.33
EF071Ad	Routine Inspection Report (used by Inspect Live)	\$0.33
EF097	Cover Letter - Entry Condition Report - Tenant	\$0.10
EF098	Cover Letter - Entry Condition Report - Lessor	\$0.10
EF118	Cover Letter - Entry Notice	\$0.10
RTAFORM 9	Entry Notice	Free
Rent Increases		
EF197	Letter to Client – New Tenancy Laws (Rent Increases)	\$0.55
EF197a	Factsheet – New Tenancy Laws – Accepting Rent, Rent in Advance & Rent Increases	\$1.10
EF213	Notice of Rent Increase – During a Fixed Term Tenancy Agreement	\$0.33
EF218	Checklist for Rent Increases	\$0.10
EF219	Letter to Tenant – No Date of Last Rent Increase	\$0.55
EF220	Letter to Resident – No Date of Last Rent Increase	\$0.55
EF222	Notice of Evidence of Last Rent Increase	\$0.33
Repairs & Maintenance		
EF017	Contractor Appointment Form	\$0.33
EF017a	Contractor Work Order	\$0.33
EF095	Routine Maintenance Instruction - Lessor	Free
EF096	Routine Maintenance Request - Tenant	Free
EF118	Cover Letter - Entry Notice	\$0.10
RTAFORM 9	Entry Notice	Free
EF173	Letter to Client – Instructions Repairs	\$1.10
EF174	Client Instruction & Variation Form - Repairs	\$0.55
EF175	Factsheet - Emergency Repairs and Nominated Repairers	\$1.10
EF179	Factsheet – Changing Locks	\$1.10
EF180	Factsheet – Minimum Housing Standards	\$1.10
EF181	Checklist - Completing Routine & Emergency Repairs	\$0.10
Minimum Housing Standards		
EF192	Desktop Property Standard Checklist (Minimum Housing Standards)	\$0.10
EF193a	Letter to Client – Property Assessment (Minimum Housing Standards)	\$1.10
EF193b	Client Instruction Form – Property Assessment (Minimum Housing Standards)	\$0.55
EF194a	Letter to Client – Property Works (Minimum Housing Standards)	\$1.10
EF194b	Client Instruction Form – Property Works (Minimum Housing Standards)	\$0.55
EF195	Letter to Tenant – Entry Notice (Minimum Housing Standards)	\$0.55
EF196	REIQ Factsheet to Tenant - Minimum Housing Standards	\$1.10
Pets		
RTAPRR	Pet Request Response Template	Free
EF170	Letter to Client – Pets	\$1.10
EF171	Client Instruction Form - Tenant's Pet Request	\$0.55
EF172	Factsheet – Pets	\$1.10
EF172a	Checklist - Pet Request	\$0.10

EF172b	Letter to Body Corporate - Pets	\$0.55
EF185	Letter to tenant - Pet Request Response	\$0.55
EF185-1	Annexure - Approval Conditions - Indoor Pets	\$0.55
EF185-2	Annexure - Approval Conditions - Outdoor Pets	\$0.55
EF185-3	Annexure - Refusal Grounds	\$0.55
Change of tenancy arrangement		
EF018	Agreement to Terminate Fixed Term Tenancy	\$0.33
EF028	Agreement to Sublet Form	\$0.33
EF204	Checklist - Change of Co-tenant	\$0.10
EF206	Client Instruction Form – Change of Co-tenancy	\$0.55
EF207	Variation to Form 18a – Transfer of Interest by Co-tenant	\$0.55
EF221	Variation to Form 18a – Extension of Term	\$0.55
EF223	Change of Rent Payment Methods/Rent Agreement	\$0.33
EF224	Notice to Change Rent Payment Methods	\$0.33
EF247	Application for prospective occupants	\$0.55
EF247-A1	Annexure – consent to seek references (occupants)	\$0.10
Sale of Rental Property		
RTAFORM 9	Entry Notice	Free
RTAFORM 10	Notice of Lessor's Intention to Sell Premises	Free
EF012B	Notice of Sale to Tenant	\$0.33
EF150	Tenant Consent Form - Consent to conduct an open house on the premises	Free
EF151	Tenant Consent Form - Consent to hold an onsite auction	Free
EF152	Tenant Consent Form - Consent to use photos or images for advertising	Free
EF155	Selling Agents notice to Tenant – Evidence of Appointment	Free
EF241	Factsheet for Tenant – Sale of Rental Property	\$1.10
Pools		
EF103	Reminder Notice - Pool Safety Certificate Shared Pool	Free
EF132	Pool safety instructions from Lessor	Free
Smoke Alarms		
EF136	Smoke Alarm Responsibilities - Lessor	Free
EF137	Smoke Alarm Responsibilities – Tenant	Free
End of Tenancy & Lease Renewals		
EF117	Checklist - Vacating Tenant	\$0.10
EF119	Cover Letter - Vacating Tenant (Form 13) - Tenant	\$0.10
EF120	Cover Letter - Vacating Tenant [Form 13] - Lessor	\$0.10
EF152	Tenant Consent Form - Consent to use photos or images for advertising	Free
EF159a	Checklist - Lease Renewal & Ending Tenancies	\$0.10
EF160	Letter to Client – Ending Fixed Term Agreement	\$1.10
EF162	Letter to Client – Ending Periodic Agreement	\$1.10
EF164	Factsheet - Ending Tenancy Agreements	\$1.10
EF165	Checklist – Form 12 Notice to Leave	\$0.10
EF166	Letter to Tenant - Ending Periodic Agreement	\$0.55
EF166b	Letter to Tenant - End Fixed Term Agreement	\$0.55

EF167a	Letter to Tenant - Offer of Fixed Term Agreement & End of Periodic by Mutual Agreement	\$0.55
EF168	Letter to Tenant - Notice to Leave for New Fixed Term Agreement	\$0.55
EF232	Factsheet to Client – Reletting Costs	\$1.10
Bond Refunds		
EF227	Checklist for Tenants – Getting your full bond back (end of tenancy)	\$0.10
EF228	Notice to Tenant – Evidence of Lessor's Bond Claim	\$0.33
EF229	Notice to Tenant – Evidence of Lessor's Dispute Resolution Request	\$0.33
EF230	Letter to Client – Advising of Tenant's Excess Bond Refund	\$0.55
Rent Arrears		
EF107	Cover Letter - Rent Arrears - 4 day	\$0.10
EF108	Cover Letter - Rent Arrears - 8 day [Form 11]	\$0.10
EF109	Cover Letter - Rent Arrears - Notice to Owner [Form 11]	\$0.10
EF110	Cover Letter - Rent Arrears - [Form 12]	\$0.10
EF110a	Cover Letter - Rent Arrears - Notice to Owner - [Form 12]	\$0.10
EF111	Cover Letter - Rent Arrears Procedure	\$0.10
RTAFORM 11	Notice to Remedy Breach	Free
Modifications		
EF235	Checklist Tenant Request for Modifications (Fixtures and Structural Changes)	\$0.10
EF236	Client Instruction Form Modifications (Fixtures and Structural Changes)	\$0.55
EF237	Factsheet Modifications (Fixtures and Structural Changes)	\$1.10
EF238	Lessor's Agreement to Modifications	\$0.55
EF239	Lessor Refusal Modifications (Fixtures and Structural Changes)	\$0.55
EF240	Letter to Body Corporate (Fixtures and Structural Changes)	\$0.55
Tenancy Disputes		
EF115	Cover Letter - Notice to Remedy Breach - Pet Instructions	\$0.10
EF116	Cover Letter - Notice to Remedy Breach - Yard Maintenance	\$0.10
EF146	Residential Tenancy Disputes - Application Checklist QCAT	\$0.10
EF154	Withdrawal of Notice – Payment of rent received	Free

PROPERTY OCCUPATIONS ACT

Price
per form

PO Form 6	Appointment and Reappointment of a property agent, resident letting agent or auctioneer	Free
PO Form 6A	Appointment and Reappointment of a commercial property agent	Free
PO Form 7	Disclosure of beneficial interest to the seller by a property agent or auctioneer	Free
PO Form 8	Disclosure to prospective buyer	Free

COMMERCIAL AND INDUSTRIAL

Price
per form

EF019A	Contract for the Sale and Purchase of Commercial Real Estate	\$1.10
EF023	Retail Shop Tenancy Agreement	\$9.90
EF024	Commercial Tenancy Agreement	\$5.34
EF026	Heads of Agreement	\$0.55

EF036	PO Form 6A + REIQ Commercial Management Agreement	\$1.10
EF051a	PO Form 6A + REIQ Commercial and Industrial Sales & Lease Schedule & Terms	\$1.10
EF051a-A3	Disclosure Instructions and Search Authority	Free
EF052	Annual Estimate of Outgoings Year Ending – Form 2.1 (Retail Shop Lease)	\$0.33
EF063	Lessor Disclosure Statement (Retail Shop Lease)	\$0.33
EF064	Assignee Disclosure Statement (Retail Shop Lease)	\$0.33
EF065	Assignor Disclosure Statement (Retail Shop Lease)	\$0.33
EF066	Intention to Renew	\$0.33
EF067	Lessee Disclosure Statement (Retail Shop Lease)	\$0.33
EF068	Financial Advice Certificate (Retail Shop Lease)	\$0.33
EF069	Legal Advice Report (Retail Shop Lease)	\$0.33
EF145	Notice to Remedy Breach of Covenant	Free
EF190	Checklist – Commercial Property Management	\$0.10
EF198	Property Condition Report (Commercial & Industrial)	\$0.55
EF199	Entry Notice (Commercial & Industrial)	\$0.33
EF200	Maintenance Notice (Commercial & Industrial)	\$0.33
EF201	Annual Estimate of Outgoings (Commercial & Industrial)	\$0.33
EF039B	Seller's Instruction to Change Listing Price (Commercial Sales)	Free
EF039E	EF039E Client's Instruction to Change Listed Rent	Free
EF249	Checklist – Commercial Sales Appointment	\$0.10
EF251	Checklist – Preparing Form 2 (Commercial)	\$0.10
EF253	Client Instruction Form – Taxation Details (Commercial)	\$0.55
EF255	Client Instruction Form – Disclosure Instructions and Search Authority (Commercial)	\$0.55
EF262	Checklist – Commercial Sales Contract	\$0.55

BUSINESS BROKERS

Price
per form

EF030	Contract Business Sale	\$1.10
EF031	Prospective Buyer Agreement	Free
EF033	PO Form 6A + Business Brokers Schedule & Terms	\$1.10
EF034	Business Information Statement	\$0.44
EF035	Marketing and Advertising Plan	Free
EF047	Standard Conditions Business Contract	\$0.83
EF078	Request for an Appraisal of Selling Price of a Business	Free
EF156B	Notice of Deposit Payment – Business Sale	\$0.33
EF040B	Prior Appointment Statement – Business Brokers	Free
EF039C	Seller's Instruction to Change Listing Price (Business Sales)	Free

MANAGEMENT RIGHTS

Price
per form

EF020	Prior Appointment Statement – Resident Letting Agents	Free
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EF027	Contract Management Rights	\$2.70
EF029	PO Form 6 + REIQ Holiday Let ting (RLA) Schedule & Terms	\$1.10
EF054	Conditions of Bookings	\$0.44
EF055	Standard Conditions Management Rights Contract	\$4.02

AUCTION FORMS

Price
per form

EF073	Conditions of Sale by Public Auction	Free
EF104	Bidders Registration Form	Free
EF131	Notice of Reserve Price	Free
EF140	Bidders Guide	Free
EF105A	Letter of Authority – Auction	Free
EF188	Checklist – Auction New Sale	\$0.10
EF215	REIQ Auction Pack for Bidder Registration	\$0.33

RESIDENTIAL TENANCY AUTHORITY

Price
per form

RTAFORM 1a	Entry Condition Report	Free
RTAFORM 2	Bond Lodgement	Free
RTAFORM 3	Change of rental property	Free
RTAFORM 4	Refund of bond	Free
RTAFORM4a	Bond refund for persons experiencing domestic and family violence	Free
RTAFORM 5	Change of property manager/owner	Free
RTAFORM 6	Change of bond contributors	Free
RTAFORM 8	Lessor's Agent Signature Record	Free
RTAFORM 9	Entry Notice	Free
RTAFORM 10	Notice of Lessor's Intention to Sell Premises	Free
RTAFORM 11	Notice to Remedy Breach	Free
RTAFORM 12	Notice to Leave	Free
RTAFORM 13	Notice of Intention to Leave	Free
RTAFORM14a	Exit Condition Report	Free
RTAFORM 15	Abandonment Termination Notice	Free
RTAFORM 16	Dispute Resolution Request	Free
RTAFORM19	Notice to Vacate from Mortgagee to Tenant	Free
RTAFORM20	Notice ending tenancy interest (domestic and family violence)	Free
RTAFORM21	Request for approval to keep a pet in rental property	Free
RTAFORM22	Rental Application	Free
RTAFORM23	Request for approval to attach fixtures or make structural changes	Free
RTAFORM R1	Rooming Accommodation Condition Report	Free
RTAFORM R9	Rooming Accommodation Entry Notice	Free
RTAFORM R11	Rooming Accommodation Notice to Remedy Breach	Free
RTAFORM R12	Rooming Accommodation Notice to Leave	Free
RTAFORM R13	Rooming Accommodation Notice of Intention to Leave	Free
RTAFORM R18	Rooming Accommodation Agreement	Free

RTAFORM R20	Notice ending residency interest (domestic and family violence)	Free
RTAFORM R22	Rental Application (rooming accommodation)	Free
RTACIN	Continuing interest notice	Free
RTAPRR	Pet Request Response Template	Free

QCAT FORMS

QCAT02	Application for minor civil dispute – residential tenancy dispute	Free
QCAT08	Minor civil dispute – counter-application	Free
QCAT09	QCAT09 Affidavit of service	Free
QCAT39	Application for leave to appeal or appeal	Free
QCAT40	Application for miscellaneous matters	Free
QCAT44	Application to stay a decision	Free
QCAT45	Application to be joined to a proceeding	Free
QCAT58	Application for leave to withdraw an application or referral	Free
QCATAATV	Application to attend a proceeding by telephone or video	Free
QCATADO	Application for decision/order by consent	Free
QCATCCD	Change of contact details form	Free