**RENTAL AGREEMENT**
**THIS AGREEMENT** is made on this \_\_\_\_\_\_\_\_\_ day of \_\_\_\_\_\_\_\_\_\_\_\_ between:

**Landlord**
Full Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Contact Number: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Email Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Tenant:**
Full Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Contact Number: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Email Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**ID Details:**
Type of ID: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
ID Number: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
ID Expiry Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**1. PROPERTY DETAILS**
The landlord agrees to rent one bedroom in a 2-bedroom apartment located at:
Address: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**1A. TERM OF AGREEMENT**

* This agreement begins on **\_\_\_\_\_\_\_\_\_** and is expected to end on **\_\_\_\_\_\_\_\_**, unless terminated earlier by either party with **at least two (2) weeks’ written notice**.
* This is not a fixed-term lease; however, both parties agree to the stated move-in and planned move-out dates for clarity and mutual understanding.

**2. RENT**

* Weekly Rent: $400.
* Initial Payment: Two (2) weeks’ rent in advance, totalling $800, payable in cash upon signing this agreement.
* Ongoing Payments: Rent will be paid fortnightly at $800, starting on \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_.

**3. NOTICE TO VACATE**
The tenant must provide at least two (2) weeks' written notice prior to vacating the premises.

**4. HOUSE RULES**

**1. Cleanliness**

* The house and the tenant's room must be kept in the condition found at the start of the tenancy.
* No guests are permitted to stay overnight, except visiting family members with prior approval from the landlord.
* Housework, including cleaning and tidying, will be shared to maintain a clean and tidy environment.

2. Guests:

* No guests are permitted to stay overnight, except visiting family members with prior approval from landlord

3. Noise:

The tenant must always keep noise to a reasonable level, particularly during quiet hours (10 PM to 7 AM). Loud music, parties, or disruptive behaviour are strictly prohibited.

4. Smoking:

* Smoking is strictly prohibited inside the apartment, including the tenant’s room and common areas.

**5. SECURITY AND PERSONAL INFORMATION**
The tenant agrees to provide the landlord with the following details:

* Full Name, Address, Contact Number, Email Address, and a copy of a valid ID.
* The ID will be photographed for security purposes.

**6. AGREEMENT TERMS**

* No bond is required.
* The tenant acknowledges that they are renting a room only and will share common areas with the landlord.
* The tenant agrees to respect the landlord's privacy and the property.
* Any damages caused by the tenant beyond normal wear and tear must be repaired or compensated for by the tenant.

**7. TERMINATION**
This agreement may be terminated by mutual consent or as per the notice period specified above.

**8. SIGNATURES**
By signing below, both parties acknowledge and agree to the terms of this agreement:

**Landlord:**
Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Signature: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

**Tenant:**
Name: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Signature: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_
Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_