

LEASE AGREEMENT

123 Maple Street Anytown, PA 17101
info@example.com
www.example.com
(123) 1234567

Landlord

Tenant

The Parties mutually agree to the following:

Leased Premises

The Landlord hereby rents to the Tenant, subject to the terms and conditions of this Agreement, a condominium unit with a property and mailing address of _____, _____, _____ consisting of _____ bathroom(s), _____ bedroom(s) (the "Premises"). The Landlord shall send the Tenant any notices to the Premises's aforesaid mailing address.

The Tenant and the Occupants may only use the Premises for residential purposes. It may not be used for storage, manufacturing of any type of food or product, professional services or for any commercial use.

Appliances and Furnishing

The Tenant agrees that the Premises is not furnished.

The Landlord shall provide the following:

Oven

Dishwasher

Washer (for laundry)

Dryer (for laundry)

Refrigerator

Garbage Disposal

Plumbing Fixtures

Fan

Hot water heater

A/C Equipment

HVAC Equipment

Lighting Fixtures

Any damage caused to the Appliances and Fixtures from negligence, carelessness, accidents or abuse shall be the liability of the Tenant entirely with the exception of reasonable wear and tear.

Lease Term

The term of this Agreement shall be a fixed-period arrangement beginning on _____ and ending on _____ (“Lease Term”). The Tenant shall be required to move out at the end of the Lease Term unless the Landlord and the Tenant authorize a renewal, extension or separate agreement in writing.

Rent

Tenant agrees to pay the Landlord a monthly rent of _____ (“ Rent”). The Rent shall be due on the _____ of every month (“Rent Due Date”). The Rent shall be paid via _____.

If the Tenant fails to pay the Rent on the Rent Due Date, there shall be a late fee assessed by the Landlord in the amount of:

___ \$ _____ each day the Rent is late after the 15th day following the Rent Due Date.

___ _____ percent of Rent each day the Rent is late after the 15th day following the Rent Due Date.

Security Deposit

A security deposit in the amount of \$ _____ shall be required from the Tenant at the execution of this Agreement for the faithful performance of its all terms and conditions. The security Deposit shall be returned to the Tenant within _____ days after the Agreement has terminated depending on the condition of the Premises.

Possession

The Tenant shall make reasonable efforts to examine the condition of the Premises prior to taking possession. Once the Tenant takes possession of the Premises, the Tenant acknowledges the Premises is in acceptable order and consents to take possession of the Premises in its current condition unless otherwise stated herein.

Failure of the Landlord to deliver possession of the Premises to the Tenant at the start of the Lease Term shall terminate this Agreement at the option of the Tenant. Under such failure, if the Tenant opts to cancel the Agreement, any Security Deposit required under Article 5 of this Agreement shall be returned to the Tenant along with any other pre-paid Rent and fees, including any fees paid by the Tenant in connection with the application process before the execution of this Agreement.

Move-In Inspection

Before the Tenant accepts possession as described above, or shortly thereafter if agreed upon, the Landlord and Tenant shall perform an inspection documenting the present condition of all Appliances, Fixtures, Furnishing, and any existing damage within the Premises.

Subletting

The Tenant shall have the right to sublet the Premises or any part thereof without the prior written consent of the Landlord. The Tenants shall be responsible for all actions and liabilities of the sublessee, including but not limited to any damage to the Premises, non payment of Rent and eviction procedures. In the event of an eviction, the Tenants shall be responsible for all court filing fees, legal representation, and any other fees associated with removing the sublessee.

Abandonment

If the Tenant abandons or otherwise vacates the Premises for a period equal to minimum period set by state law or _____ days, whichever is less, the Landlord shall have the right to terminate this Agreement immediately and remove all personal belongings, including any personal property of the Tenant from the Premises in the manner prescribed by state and local law.

Parking

The Landlord shall provide the Tenant _____ parking space. The Landlord shall charge monthly, in addition to the rent, _____ for the _____ parking spaces.

Right of Entry

The Landlord shall have the right to enter the Premises during normal hours by providing notice in accordance with the minimum state and local requirements in order to conduct inspections, make necessary repairs, alterations or improvements, supply necessary services as previously agreed, and for any other reasonable purposes. The Landlord may exhibit the Premises to prospective purchases, mortgagees, or lessees upon reasonable notice to the Tenant.

Utilities

The Landlord shall not pay for any of the utilities and services and will be the responsibility of the Tenant.

Maintenance and Repairs

The Tenant agrees not to make any alterations to the Premises without the written consent of the Landlord. The Landlord agrees to be responsible for repairs to defects in the interior and exterior of the Premises. The Landlord shall be responsible for repairs and maintenance to Appliances and Fixtures caused by normal wear and tear.

Early Termination

The Tenants are allowed to cancel terminate this Agreement under the conditions as follows:

- The Tenant must provide at least 30 days' prior written notice,
- The Tenant shall pay an early termination fee in the amount of _____.

Household Rules

Pets:

Allowed

Not Allowed

Overnight Guests:

Allowed

Not Allowed

Smoking:

Allowed

Not Allowed

The Tenant agrees not to use the Premises in a way to disturb the peace in the surroundings or the building.

The Tenant is not allowed to keep firearms, bows, combat knife, and other weapons in the Premises.

Miscellaneous

Assignment

The Tenants agrees not to assign or otherwise transfer the residential lease interest described in this Agreement without first obtaining the prior written consent of the Landlord. Written consent by the Landlord for one assignment shall not authorize consent for any subsequent assignments, and in such case, the tenant must seek consent from the Landlord for subsequent assignments.

Insurance

The Landlord is responsible for purchasing and maintaining appropriate insurance for the Premises. If requested by the Tenant, the certificate of insurance can be viewed.

The Tenant's personal properties are not covered in the insurance purchased by the Landlord against loss, theft, and negligence of the Premises.

Indemnification

The Tenant indemnifies the Landlord and the condominium free and harmless against any liabilities like accidents, loss of property, injury, or death of any person.

Severability

If there are conflicts between any provision in this Agreement and the applicable laws of the State of _____, the provision shall be held invalid and the remaining provisions in compliance with the Law shall prevail.

Amendment

This Agreement can only be changed or modified with the written consent or permission from both the Tenant and the Landlord.

Governing Law

This Agreement shall be governed under the laws of the State of _____.

The undersigned, hereby agreed that both the Landlord and the Tenant read this Condominium Lease Agreement and acknowledge it.

Tenant Signature

Landlord Signature



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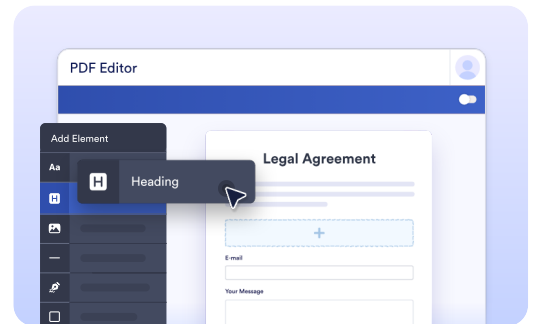
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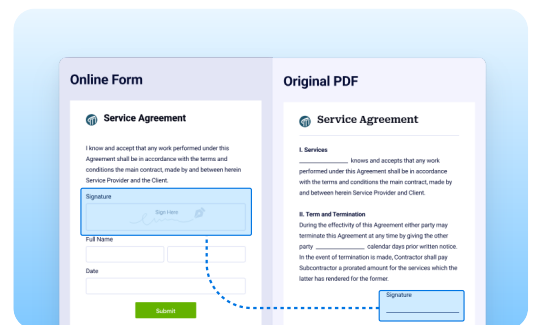
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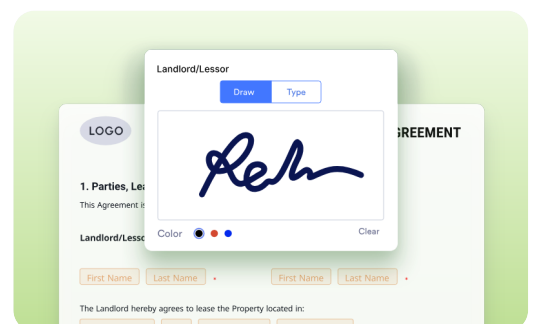
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