

BEACH HOUSE OCCUPANCY AGREEMENT

This agreement made this ____ day of _____ 20__

BETWEEN:

Owner: _____

Address: _____

Phone: _____ Pte. _____ Bus. _____ Mob. _____

E-Mail : _____

Landlord's bank account number for rent payments: _____

Landlords bank and branch: _____

AND:

Note: All Adult tenants to fill in form, childrens names to be noted.

Name	Address	Ages

Tenants E-Mail: _____

Phone: _____ Pte. _____ BUS. _____ Mob. _____

Initial Owner _____

Initial Tenant _____

The Owner and the tenant agree that:

The landlord shall let the tenant take tenancy of the dwelling situated at and known as:

108 Puka Cres , Matarangi

Upon and subject to the terms hereinafter appearing.

1. The Right to Occupy the property from _____ at 12 midday to _____ at 10am.
2. The Booking shall be made by the owner, once a deposit of 50% of the total rent monies has been paid.
3. The remaining 50% shall be paid before keys and access instructions are passed to the tenant. This is to occur 6 weeks prior to the stay. (this is required to ensure that the owner has the ability to re rent the property for the period should the Tenants change their mind. Should this payment not be made, the Owner reserves the right to remove the booking and readvertise this period for rent.
4. The Tenant shall pay a cleaning bond for the property of \$70. This is a token commitment and is fully refundable should the cleaners inspect the property and find no cleaning is required to return the property to its former condition. Also Should the cleaning cost more than this amount the tenant acknowledges responsibility to pay this account.
5. The rental shall be at the rate of \$_____ for the period stated above. Plus Cleaning Bond of \$70.
6. On taking possession the tenant finds damaged or defective equipment, the tenant shall notify the landlord of the said defect immediately so that he can make arrangements to repair or replace if possible.

The tenant agrees:

7. Not to permit more than twelve people to occupy the premises at any one time.
8. To advise the owner of any damage to property which is done during the stay. The tenant may be asked to pay reasonable compensation for any damaged item.
9. To ensure that at no time any chattels are removed form the property other than items which are used on the beach or outside.
10. The tenant agrees to leave the property in the same condition as they found it, by 10am on the morning of their leaving date.
11. The tenant agrees to return the keys, in the manner described in the access instructions as soon as practicable after leaving the property.

SPECIAL CONDITIONS:

Signed by: Owner _____ (or his agent) Date _____

Signed by the Tenant/s _____ Date _____

Initial Owner _____

Initial Tenant _____