Simplified Rental Agreement (Sample)

This is a simplified version of a Rental Agreement for easy understanding. It highlights the main points a Tenant and Owner should know before signing.

## 1. Parties Involved

The agreement is between the Owner (person renting out the property) and the Tenant (person taking the property on rent).

## 2. Property Details

The Owner agrees to rent out the property located at the specified address. The property includes basic facilities such as parking, fittings, and fixtures.

## 3. Rent & Payment

The Tenant must pay a fixed monthly rent (amount agreed) to the Owner, on or before the 7th of each month. Electricity, water, and maintenance charges are extra and to be paid separately.

## 4. Security Deposit

The Tenant must give the Owner a refundable security deposit (amount agreed). This will be returned at the end of the agreement after adjusting damages or pending bills.

## 5. Maintenance & Repairs

The Tenant will handle small day-to-day repairs. Major structural repairs are the Owner’s responsibility.

## 6. Use of Property

The property must only be used for residential purposes. The Tenant cannot sublet or give the property to someone else without the Owner’s permission.

## 7. Entry & Inspection

The Owner has the right to visit the property for inspection or repairs (not more than once a month).

## 8. Agreement Duration & Termination

The agreement is valid for the agreed period. Either party can end the agreement early by giving 1 month’s written notice.

## 9. Disputes

Any disputes will be handled in the local civil courts of the city where the property is located.

## 10. Registration & Legal Charges

The agreement will be registered legally, and the costs of stamp duty, lawyer, and registration will be shared equally by both Owner and Tenant.

## Annexure – Property Details

The rented property consists of the specified number of bedrooms, kitchen, living room, and comes with the agreed fittings and fixtures (like fans, lights, geysers, etc.).

## Signatures

Both the Owner and the Tenant have read and understood the terms of this simplified rental agreement. They agree to follow all the terms and conditions mentioned above.

Signature of Owner: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Signature of Tenant: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_

Date: \_\_\_\_\_\_\_\_\_\_\_\_\_\_\_\_