

TENANCY AGREEMENT #4

This Tenancy Agreement is made between Sunshine Realty ("Landlord") and Carlos Fernandez ("Tenant")

1. Premises: 12 Bukit Timah Road, #10-05, Singapore 259801
2. Term: 6 months commencing on 27 October 2025 and expiring on 25 April 2026.
3. Rent: SGD 2200 payable monthly in advance.
4. Security Deposit: SGD 4400, refundable subject to terms of this agreement.
5. Use of Premises: Strictly for residential purposes only.
6. Maintenance: Tenant shall maintain the interior in good condition; Landlord responsible for structural repairs.
7. Termination: No termination within first 12 months unless mutually agreed.
8. Special Clause: Early termination allowed with 2 months' notice and forfeiture of deposit.

Signed by Landlord: _____ Date: _____

Signed by Tenant: _____ Date: _____