

Sublet Agreement Form

Resident Information (Individual Moving Out)

Full Name: _____

Unit Number: _____ Room Number: _____

Email Address: _____ Phone Number: _____

Subletor Information (Individual Moving In)

**** Two pieces of ID from the Subletor are required to be attached to this Sublet Agreement Form**

Full Name: _____

Email Address: _____ Phone Number: _____

Driver's License: _____ Passport Number: _____

Reference #: _____ Year Attending: _____

Description of Premise, Term and Rent

I, the **Resident**, agree to rent to you, the **Subletor**, _____ (Property Address), _____ (Unit #), _____ (Room #), Waterloo, ON.

You the **Subletor**, agree to rent the Premise beginning the ___ day of _____, 20____ at 1PM (start date) and ending the ___ day of _____, 20____ at 1PM (end date).

You the **Subletor** agree to pay a total rent of \$_____/ per month to you the **Resident**. You the **Resident** is then responsible for paying the **full** agreed rent amount on the master lease to the **Landlord**, regardless of the agreed sublet agreement price.

- The Sublet Agreement will terminate on the above agreed end date. There shall be no holding over under the terms of this sublet agreement under any circumstances.
- All charges for utilities connected with premises which are to be paid by you the **Subletor** under the master lease, and shall be paid by you the **Subletor** for the entire term of this sublet agreement.
- You the **Subletor** agree to surrender and deliver to the **Resident** the premises in as good of condition as they were at the beginning of the term. You the **Subletor** shall be liable to the **Resident** for any damages occurring to the premises which are done by you the **Subletor** or any guests you the **Subletor** allow on the premise.
- You the **Resident** must complete an inspection of the rented premises at the end of the sublet agreement term, to ensure that the premises have been surrendered and delivered in as good of condition as it was at the beginning of the term. Any damages to the premises shall be immediately reported to the **Landlord**.

Rent & Key Deposit

You the **Subletor** agree to pay \$_____ as a deposit to be applied as prepaid rent towards last month's rent of the term of this agreement. You the **Subletor** agree to pay a \$_____ key deposit to you the **resident** upon signing this sublet agreement. At the end of the sublet agreement term, once the final inspection has been conducted by you the **Resident**, and the premises is deemed in a good condition, the key deposit shall be returned to you the **Subletor** within 14 days after the final inspection.

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Rules & Regulations

- a) You the **Subletor** agree to occupy the premises for no other purpose than that of a residential dwelling, to abide by the Rules and Regulations of this agreement or Lease and to perform all covenants herein contained.
- b) You the **Subletor** shall not keep any pets on the premise.
- c) You the **Subletor** are responsible for any damages caused by visitors you the **Subletor** allow on the premise.
- d) Smoking is prohibited inside the premise and within 5 meters of any entrance to the premise.
- e) Private vehicles will be parked only in the spots designated and allocated to them by the **Landlord** and not in any other spots. A parking agreement form must be filled out and submitted to the **Landlord** to reserve and secure a parking spot. The **Landlord** accepts no responsibility of vehicle, parking fines, loss or damage, including contents, parked at the rental premises.
- f) You the **Subletor** agree to not cause or permit any noise or interferences which are disturbing the comfort of other residents at the rented premises.
- g) If you the **Subletor** are under 18 years of age, then his/her legal guardian or parent guarantees and agrees to perform all of the terms, covenants and conditions of this sublet agreement by affixing his/her signature.
- h) You the **Subletor** shall not remove any appliances, nor add any appliances into the rented premises without prior consent of the **Landlord**. Portable electric heaters & hot plates are not prohibited.
- i) You the **Subletor** shall not alter or add to the locking system of the suite and/or bedroom of the rented premises
- j) Each part signing this sublease acknowledges receipt of a copy thereof.
- k) This sublease is not binding upon either party unless approved by the landlord as provided below, provided such approval is required by the original lease.

Additional Terms & Regulations

The Parties hereby bind themselves to this agreement by their signatures affixed below on this _____ day of _____, 20_____. Signed, Sealed and delivered in the presence of:

Resident Signature: _____ **Date:** _____

Subletor Signature: _____ **Date:** _____
(Parent or Guardian signature required, if the **Subletor** is under the age of 18)

I hereby give consent as landlord to subletting of the above described premises as set out in the sublet agreement.

Landlord Signature: _____ **Date:** _____