

Garagelets

www.garagelets.co.uk

Dated:

The Landlord: S Singer T/A

Address: Garage Lets Ramsay House, 18 Vera Avenue, Grange Park
London N21 1RA

The Tenant:

Address:

AGREEMENT

Garage Number:

Location:

THE LANDLORD shall let and the Tenant shall take the above garage for a period of three months from the date of this Agreement and thereafter from month to month unless and until terminated in accordance with clause 14 below.

THE TENANT shall pay a rent of £ + VAT per month at the beginning of each month in advance by direct debit. A £7.50 administration fee is payable for a failed collection.

THE TENANT shall follow the terms and conditions of the agreement:

1. Pay the rent punctually on the due date.
2. Accept the current condition of the Garage as at the date of this Agreement and agree to place and thereafter maintain the Garage in good repair and condition.
3. Ensure the door locks and door gear hinges are working correctly at the beginning of the Tenancy. It is required that the tenant keeps these oiled and serviceable during the currency of the Tenancy.
4. The garage is to be used for the storage of vehicles or other goods only and is not to be used directly for the purpose of any trade of business or any other commercial purpose.
5. Not to cause any obstruction to the access of the Landlord's other garages or land.
6. Not store any flammable goods in the Garages.
7. Not to do anything which may make the Landlord's insurance of the Garage or adjoining garages void or voidable.
8. Not sub-let the Garage or assign his tenancy or otherwise.
9. Inform the Landlord of any changes to the Tenants postal address, contact telephone number or email address.
10. The security gate, where present, should be locked at all times except during entry and exit.
11. Any Tenant caught fly tipping within the garage block with have their tenancy

- terminated immediately and may face prosecution.
12. The Landlord takes no responsibility for any loss or damage what ever the cause to the property or the person of yourself, your family or agents. Therefore please make sure that you insure the contents of the garage.
 13. If the Tenant requires a replacement key, the costs will be £10.00 for a garage door handle key and £20.00 for an asec security bolt key.
 14. One month's notice in writing is required from either party to terminate this Agreement.
 15. Agree to leave the Garage totally empty when the tenancy is terminated under any clause contained within this Agreement and pay any costs to the Landlord if this is not adhered to.
 16. Keys should be returned via recorded delivery included with the Tenants name and garage number. If the keys are not returned by the termination date, a charge will be made to place all locks and have keys cut.
 17. If the Tenant shall be in arrears with his rent for three weeks after any due payment date or shall at the sole discretion of the Landlord commit any breach of his obligations under this Agreement the Landlord may determine the tenancy without notice and repossess the Garage
 18. A refundable key deposit of **£100.00** is required. Please note your deposit will be refunded once the landlord has received a date stamped photograph of the empty garage.

I AGREE TO ACCEPT TO THE TERMS AND CONDITIONS ABOVE

SIGNED by The Landlord

SIGNED by The Tenant

E-mail address:

Contact Telephone Number:

Alternative Telephone Number: