

COMPONENTS OF A COMPREHENSIVE RENTAL LEASE AGREEMENT



1

Names of Parties: Clearly state the names and contact information of both the owner (lessor) and the tenant (lessee).

2

Property Information: Describe the rental property's address.

3

Lease Term: Specify the duration of the lease.

4

Rent Payment Terms: Outline the monthly rent amount, the due date, and acceptable payment methods. Include information on late fees and any penalties for bounced checks.

5

Security Deposit: Detail the amount of the security deposit required and the conditions under which it will be returned or withheld.

6

Utilities and Services: Clarify which utilities and services (water, electricity, internet, etc.) are the responsibility of the tenant and which are provided by the owner.

7

Maintenance and Repairs: Define the responsibilities of both the owner and tenant regarding property maintenance and repairs.

8

Occupancy and Subletting: State whether subletting is allowed and if there are any limitations on the number of occupants.

9

Pets Policy: Specify the rules related to pets.



10

Rules and Regulations: Include any specific rules and regulations for the property, such as noise restrictions, parking guidelines, and use of common areas.

11

Insurance: State whether the tenant is required to obtain renter's insurance, and if so, the minimum coverage required.

12

Entry and Inspection: Clarify the owner's rights to enter the rental unit for inspections or repairs and the notice period required.

13

Dispute Resolution: Outline the process for resolving disputes between the landlord and tenant, including mediation or arbitration, if applicable.

14

Early Termination: Address the conditions under which either party can terminate the lease before its scheduled end date.

15

Notices: Specify the method and time frame for giving notices, such as lease termination or rent increase notices.

16

Governing Law: State the jurisdiction and laws that govern the lease agreement.



www.realstarmanage.com
REAL Star Property Management, LLC

3901 E Stan Schlueter Lp, Ste 101,
Killeen, TX 76542
Phone: (254) 935 - 2392

REAL STAR
PROPERTY MANAGEMENT