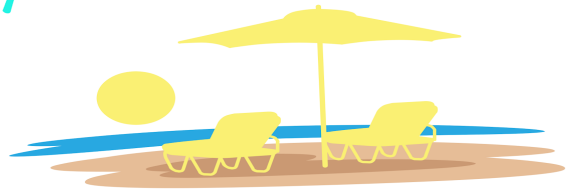


# Crystal Beach Getaway



## Short Term Rental Agreement

### ACKNOWLEDGEMENT

This agreement was made and executed on \_\_\_\_\_.  
Below are the parties involved in acknowledging this agreement:

#### Tenant Information

**Name(s):**

**Phone Number:**

**Email:**

#### Landlord Information

**Name:** Luciana DeLuca

**Phone Number:** 905 964-7747

**Email:** travl1@hotmail.com

**Property Manager:** Chris Spurrell

**Contact Number:** 905 359-4875

The address of the rental property is:

**339 Eastwood Avenue, Crystal Beach, Ontario, L0S 1B0**

### RENTAL PERIOD

The Rental period will begin on \_\_\_\_\_ at \_\_\_\_\_ pm,  
and it will end on \_\_\_\_\_ at \_\_\_\_\_ am.

If the tenant wishes to extend, a new agreement will be created.

### PAYMENT

The Rental amount will be \_\_\_\_\_ and payable by cash or e transfer.

### SECURITY/DAMAGE DEPOSIT

The tenant agrees to pay **\$400** for security deposit.

- This will be returned when the tenant leaves the property or when this agreement is terminated. This will be used to cover any damages made to the property by the tenant(s).
- Although beach passes will be provided within the rental costs, **a \$50/pass fee will be charged for lost passes.**

### OCCUPANCY AND PARKING

- The total number of maximum occupants is **5** with **maximum 4 adults** (Ideally the top bunk is not suitable for an adult).
- There will be 2 parking spaces available for your group.

### UTILITIES AND FURNITURE

- Gas, Water, Electricity, TV and internet connection are included.
- Towels, linen, and household amenities are included.
- The tenant(s) is responsible to take good care of the furniture and appliances, as well as all kitchen utensils and supplies (pot and pans, bowls, plates etc).
- The tenant(s) will be responsible to pay for any repair or replacement if the equipment and/or furniture was damaged during their stay.

### SUBLETTING

Subletting is **not allowed**. The tenant agrees not to assign or sublet the property.

### MAINTENANCE AND OTHER RULES

- **The person whose name is on the reservation shall be 30 years old and must check in and out. This person will be the primary contact the rental agreement with us.**
- The tenant(s) should follow and implement the standard of cleanliness to the property/unit. The tenant should keep the place in good condition.
- Pets are **not allowed** in the rental unit.
- Smoking is **not allowed** in the rental unit or on the property.
- Candle or incense burning is **not allowed** inside the house.

- **No** overnight guests.
- The tenant(s) agree not to use the property in a way to not disturb the peace and follow town guidelines for short term rentals.
- No parties are allowed.
- The tenant(s)' personal property is not covered in the insurance purchased by the landlord against loss, theft, and negligence.
- The tenant(s) is responsible for **properly** recycling, composting and garbage disposal during the stay. All bins are labelled and can be found at the side of the house.
- Prior to check in, the names of all guests staying in the rental unit will be provided.

**Guest Names**

1.
2.
3.
4.
5.

The undersigned, hereby agree that both parties have read the agreement and acknowledge it.

**Tenant(s)**

**Landlord**

Luciana DeLuca  
ChrisSpurrell (PropertyManager)

**Signature**

**Signature**