



4 Private rental housing

4-5 Items to confirm on the contract

Contract in writing is concluded as an arrangement to clarify rights and duties of the lender and the tenant. Signing a contract (i.e., writing your name) means you have agreed with the content and promised to observe it. So you should read the content thoroughly and get enough explanation on it. It is important that you sign the contract after understanding what is written there. Make sure to confirm the following to prevent troubles.

Rent, maintenance fee	Amount, due date, method of payment
Prohibited matters	Prohibition on pets, etc.
Whether the contract can be renewed	Contract term is usually two years. When renewing the contract after two years, you may be charged the renewal fee from the landlord as well as the real-estate agent.
Conditions for terminating the contract	When terminating the contract, you may not get the deposits back or may be charged exorbitant cleaning fee. To prevent this, agree on the payment to be made upon termination in advance before signing the contract.