



6 Moving out

6-2 Moving

(1) Removal of belongings

You must remove all personal belongings from the house. Rooms must be cleaned and left without garbage.

(2) Bulk garbage

If you need to dispose of bulk garbage such as furniture or a large amount of garbage at once, you must contact the municipal administrative office to confirm on the disposal method with a person in charge.

(3) Returning the key

Make sure to return the key and have the standing deposits settled. You need to follow the "restitution rule" stipulated in the contract, and have the room inspected by the landlord and real-estate agent.

*When leaving the room, the deposits are settled based on a principle called "genjo-kaifuku (restitution)." What is meant by "restitution" may vary depending on the landlord and the contract. The rule may sometimes become a source of trouble, so it is advisable to confirm the extent of responsibility for restitution when signing the contract and to confirm the original state of the room before moving in. In some cases, it may be useful to take photographs of the room. When moving out (i.e., terminating the contract), what remains of the deposit after subtracting the restitution fees will be returned.

(4) Address change

When changing residence, you need to take the following procedure. Make sure to not leave anything out.

Procedure

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Address change to the alien registration	Within 14 days after moving, bring your alien registration card and lease contract (any document that certifies your residency) to the municipal administrative office of the area you moved in, and have the new address registered.
National health insurance and national pension system	In case of tenshutsu (moving to a different municipality), complete the procedures for a change of address (jusho henko) to the alien registration at the municipal administrative office of the area you move into. When you do this, inform the office if you subscribe to the national health insurance and national pension systems.

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Driver's license	Go to the police station in the area you have moved in and submit an address change notice.
Telephone	For cell phone, notify the address change to the provider. For home phone, call "116" (NTT enquiries) to have the phone line moved to the new place.
Financial institutions	Notify the address change. For details, contact the banks, etc., where you have accounts.
Postal service	Submit an address change notice to the postal office in the area you moved in. Mails sent to the old address will be transferred to the new address for a year after moving.

* Tenkyo means moving to a new residence. In municipal administrative office, tenkyo refers to a change of residence within the same municipality, which is distinguished from tenshutsu, a change of residence to a different municipality.