

LASZLO'S CLASSICAL APARTMENT RENTAL AGREEMENT

This agreement (“The Agreement”) is made by and between Laszlo’s Classical Apartment (“Homeowner”) and _____ (“Guests”) as of the date last set forth on the signature page of this Agreement. For good and valuable consideration, the sufficiency of which is acknowledged, the parties hereby agree as follows:

1. Property: The property is located at: 1072 Budapest, Akacfa utca 20, VII Kerulet, Apt. 24.

2. Number of occupants:

3. Terms of Rental: The occupancy begins at 3pm on _____ (the “*check in Date*”) and ends at 11am on _____ (the “*check out Date*”).

4. Rental Rules: Guest agrees to abide by the attached **Rental Rules** at all times while at the property and shall cause all members of the rental party and anyone else Guest permits on the property to abide by the rules at all times while at the property.

5. Access: Guest shall allow Homeowner or Manager access to the property for purposes of repair and inspection, with reasonable notice.

6. Smoking is NOT permitted in the apartment or on the balconies. Absolutely no wild parties or loud and obnoxious behavior. This

apartment is for relaxation and family getaways. Any complaints from the neighbors will result in immediate eviction.

7. On Departure: All furniture should be in the same place as it was on arrival. The apartment should be left the way you found it, dishes washed and counters wiped down. All trash should be bagged and disposed of in the garbage bins downstairs. Sheets and towels will be taken care of by us. Thank you.

8. Rental Rate and Fees

a. Booking: Full payment for your stay is required to hold your reservation.

b. A security deposit is required. If you have caused damages to the apartment or property, lost the keys or left a mess, an amount might be retained from your security deposit. Please make sure to point out to our Manager any alteration or damage that occurred during your stay at the time of the check out.

c. Guests are responsible for cleaning all of their dishes, leaving apartment in general clean and neat order and taking all garbage downstairs to the bins, before leaving the apartment. Used sheets and towels will be taken care of by us. Assuming place is left in general clean and neat order, the deposit will be credited within 3 days of vacating the apartment.

d. Our Manager will deliver the keys to you upon your arrival. She will explain in detail how all of the equipment and appliances in the apartment work. Our Manager will also collect the keys during check out, will run the final inspection with you and if the apartment is left in good order, will give you a receipt stating that your security deposit is refundable.

If the premises appear dirty or damaged upon check in, Guest shall inform Homeowner or Manager immediately.

9. Cancellation Policy: If Guest wishes to cancel the reservation, the deposit will be refunded as follows:

- 0% if canceled within 7 days prior to the check-in Time
- 50% if canceled 7- 14 days prior to the check-in Time
- 100% if cancelled more than 14 days prior to the check-in Time.

10. Insurance: We encourage all renters to purchase travelers insurance.

The parties understand and agree to the terms of this Short Term Rental Agreement, as evidenced by the signatures set forth below.

Guests: _____

Date: _____

Email: _____

Phone # (during stay) _____

RENTAL RULES

1. Smoking is not permitted in the apartment.
2. This property is privately owned; the owners are not responsible for any accidents, injuries or illnesses that occur while on the premises or using its facilities. **PLEASE BE CAREFUL ON THE DECK!** The owner is not responsible for the loss of personal belongings or valuables of the guest(s). By accepting this reservation, it is agreed that all guests are expressly assuming the risk of any harm to them or others they invite arising from their use of the premises during their stay.
3. Maximum occupancy: The maximum number of guests is limited to 6 persons (4 adults maximum).
4. Minimum Stay: This property requires a 3 night's minimum stay. Longer minimum stays may be required during holiday periods.
5. Booking: Full payment for your stay is required to hold your reservation.
6. Guests are responsible for cleaning all of their dishes, leaving apartment in general clean and neat order and taking all garbage downstairs to the bins, before leaving the apartment. Used sheets and towels will be taken care of by us. Assuming place is left in general clean and neat order, the deposit will be credited within 3 days of vacating the apartment.
7. Our manager will deliver the keys to you upon your arrival. He will explain in detail how all of the equipment and appliances in the apartment work. Our manager will also collect the keys

during check out, will run the final inspection with you and if the apartment is left in good order, will give you a receipt stating that your security deposit is refundable.

8. Only use appliance for their intended uses.

9. Pets are not permitted.

10. Housekeeping: there is no daily housekeeping service. If guests stay longer than one week, one general cleaning will be provided for each additional week the guest resides in the apartment.