Space for stamp paper / e-stamp details. Delete this box if printing on plain paper.

RENT AGREEMENT / TENANCY AGREEMENT

General information only, not legal advice. Check current provincial law, registration and stamp duty before signing.

This Rent Agreement is made at _____ (city) on ____ / ____ / _____ (date)

BETWEEN
Landlord: _____ son/daughter/wife of _____
CNIC No: _____ Address: _____
Phone: _____ (hereinafter "the Landlord")

AND
Tenant: _____ son/daughter/wife of _____
CNIC/Passport No: _____ Permanent address: _____
Phone: _____ (hereinafter "the Tenant")

1. PREMISES
The Landlord lets to the Tenant the premises at: _____
(house/flat/portion/shop no., street, block, area, city), consisting of _____ rooms, _____ bathrooms, kitchen, _____ (other), with the fittings listed in Annex A.

2. PURPOSE
The premises is let for residential use only, namely: _____.

3. PERIOD
The tenancy starts on ____ / ____ / _____ and ends on ____ / ____ / _____ (a period of _____ months), unless ended earlier under clause 12.

4. RENT
Monthly rent: PKR _____ (in words: _____ rupees).
Due date: on or before the _____ day of each month, in advance.
Payment method: bank transfer / JazzCash / Easypaisa / cheque / other: _____
Landlord's account: Title _____ Bank/Wallet _____ Account/IBAN _____
The Landlord will issue a written or digital receipt for every payment.

5. RENT INCREASE
The rent will increase by _____ % on ____ / ____ (each year / at renewal).
[If no increase is agreed, write: "The rent will not increase during this term."]

6. SECURITY DEPOSIT, ADVANCE AND PAGRI

Security deposit: PKR _____ Advance rent: PKR _____ (for _____ months)
Pagri: PKR _____ / none
The security deposit will be returned within _____ days of vacant possession, less only: unpaid rent, unpaid utility bills, and the cost of damage beyond normal wear and tear, with a written list of deductions.

7. UTILITIES AND CHARGES

Electricity, gas, water and internet bills are paid by: Tenant / Landlord.
Meter readings at handover: Electricity _____ Gas _____ Water _____
Maintenance/society charges are paid by: Tenant / Landlord. Property tax is paid by the Landlord.

8. REPAIRS AND MAINTENANCE

The Landlord will carry out structural and major repairs to keep the premises habitable. The Tenant will carry out minor day to day repairs up to PKR _____ per item and will report other problems promptly.

9. USE AND CARE

The Tenant will keep the premises in the condition received, except normal wear and tear, will not cause nuisance to neighbours, and will not make structural changes without the Landlord's prior written consent.

10. SUBLETTING

The Tenant will not sublet, assign or share the premises, in whole or in part, without the Landlord's prior written consent.

11. ENTRY AND INSPECTION

The Landlord may inspect the premises with _____ hours' prior notice to the Tenant.

12. NOTICE AND TERMINATION

Either party may end this agreement by giving _____ month(s) written notice.
If rent is unpaid for _____ days after the due date, or the Tenant breaches this agreement, the Landlord may seek eviction under the applicable rent law.

13. POLICE REGISTRATION

The Landlord and Tenant will register this tenancy with the local police as required by provincial law, and will each keep a copy of the acknowledgement.

14. HANDOVER

On expiry or termination the Tenant will hand over vacant possession, keys (_____ sets) and the fittings in Annex A, and clear all bills up to that date.

15. GOVERNING LAW AND REGISTRATION

This agreement is governed by the laws of Pakistan and the rent law of _____ (province/territory). Where required, it will be presented to the applicable Rent Registrar or Controller and registered under the Registration Act 1908.

16. OTHER TERMS

Annex A: fittings and condition at handover

Signed:

Landlord _____ Tenant _____

Thumb impression _____ Thumb impression _____

Witness 1: Name _____ CNIC _____ Signature _____

Witness 2: Name _____ CNIC _____ Signature _____