

CANADIAN RESIDENTIAL RENTAL AGREEMENT

Province/Territory: _____ Rental Unit Address: _____

Landlord Information:

Full Name: _____

Mailing Address: _____

Phone/Email: _____

Tenant Information:

Full Name(s): _____

Mailing Address: _____

Phone/Email: _____

Rental Property Details:

Type of Rental Unit: _____

Number of Bedrooms: _____

Furnishings Provided: _____

Lease Terms:

Lease Start Date: _____ Lease End Date: _____

Monthly Rent Amount: _____ CAD

Payment Due Date Each Month: _____

Security Deposit Amount: _____ CAD

Utilities and Services:

Included Utilities (e.g., heat, water, electricity): _____

Tenant Responsible For: _____

Maintenance and Repairs:

Landlord shall maintain the rental unit in a good state of repair and comply with health and safety standards required by law. Tenant agrees to keep the rental unit reasonably clean and notify Landlord promptly of any damage or need for repairs. Tenant shall be responsible for damages caused by negligence or willful acts.

Use of Premises:

The rental unit shall be used exclusively as a private residence. Tenant shall comply with all applicable laws and condominium or community rules, if any. No illegal activities, subletting, or alterations without Landlord's prior written consent are permitted.

Access and Entry:

Landlord may enter the rental unit to inspect, make repairs, or show to prospective tenants or buyers upon reasonable notice to Tenant as required by applicable law. In emergencies, no notice is required.

Termination and Renewal:

This agreement shall terminate on the Lease End Date unless renewed or extended in writing by both parties. Termination by either party shall comply with applicable notice requirements under provincial or territorial law. Security deposit return and final inspection shall be conducted in accordance with legal standards.

Liability and Insurance:

Tenant is encouraged to obtain renter's insurance for personal property and liability coverage. Landlord is not responsible for loss or damage to Tenant's personal property, except where caused by Landlord's negligence. Both parties agree to indemnify and hold harmless the other from claims arising from their respective acts or omissions.

Dispute Resolution:

Any disputes arising under this agreement shall be resolved in accordance with applicable provincial or territorial residential tenancy laws and regulations. Parties may agree to mediation or arbitration prior to seeking judicial relief.

Miscellaneous:

This Agreement constitutes the entire agreement between Landlord and Tenant and supersedes all prior understandings.

Any amendments must be in writing and signed by both parties.

If any provision is held invalid or unenforceable, the remainder shall remain in full force and effect.

This Agreement shall be governed by and construed in accordance with the laws of the applicable Province or Territory of Canada.

Headings are for convenience only and do not affect interpretation.

Time is of the essence in all provisions of this Agreement.

Both parties acknowledge that they have read, understood, and agreed to all terms herein.

LANDLORD'S SIGNATURE

TENANT'S SIGNATURE

Signature: _____

Signature: _____

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