

CASAROSSOVENEZIANO

RENTAL AGREEMENT FOR TOURIST ACCOMMODATION

between Ms _____ (tax code _____) and Mr _____ (tax code _____), hereafter "the landlord", and Mr / Ms _____, identified by means of document (ID card / passport / other document) no. _____, issued by (State / municipality) _____, renter's tax code: _____ hereafter "the renter",

for the property located in via _____, comprising _____ bedrooms, living room, kitchen and toilet facilities. The property is furnished. Upon signing the present agreement, the renter acknowledges that furniture, electrical appliances, décor and fittings are in excellent condition and fully operational.

The house comes with a fenced car park (the renter will receive a remote control to operate the gate) and a fenced garden for the renter's exclusive use.

The parties agree and stipulate as follows:

- 1- the agreement is valid for a maximum of _____ days, beginning on _____ and ending on _____;
2- the property must only be used for holiday purposes. Together with the renter, the following people shall be hosted:
3- the renter is forbidden to sublet the property or rent it out for free, in whole or in part - infringement of this obligation will result in the immediate termination of the present agreement;
4- taking into account the state of the property and its location, the parties agree to a rental fee of € _____, which the renter pledges to pay at the landlord's premises, in cash or by credit card, upon receipt of the house keys;
5- upon receipt of the house keys, the renter will pay both the rental fee and a €- _____ damage deposit (in cash, by credit card, or by cheque). The deposit shall be given back at the end of the rental period, after inspecting the conditions of property, fittings, and any furniture, which comprise:
1 double bed, 3 single beds, two-person sofa bed, 4 blankets for a double bed, 4 blankets for a single bed, 4 bedcovers, 7 pillows, bed linen, towels, 2 wardrobes, one kitchen, 1 table, 7 chairs, 1 washing machine, 1 microwave oven, 1 flat-screen TV, 1 TV stand, 5 original papier-mâché masks, 1 cradle, 1 high chair, pots and pans of various sizes, cutlery, in the garden: potted hedge plants (5 one-meter vases + 2 50-cm vases), 1 water hose, 1 garden table, 6 chairs;
6- any faults must be notified to the landlord no later than 24 hours after receiving the keys;
7- utility expenses (electricity, water, gas) shall be paid by the landlord;
8- should any damages (to the property and / or fittings and furniture) be noticed at the end of the rental period, reparation costs shall be deducted from the damage deposit;
9- the landlord and the renter mutually authorize each other to disclose their personal data to third parties, in order to comply with legal obligations relating to the rental (pursuant to Law 31st Dec 1996, no. 675);
10- any issue not discussed in the present agreement shall be solved according to the Italian Civil Code, as well as current regulations and local customs;
11- the court of Venice shall have exclusive jurisdiction over any disputes.

Read, approved and signed

gazzera _____

The landlord _____

The renter _____