

LEASE AGREEMENT

Location: _____ Date: _____

Lessor Information:

Full Name/Company: _____

ABN/ACN or Business Number: _____

Address: _____

Phone/Email: _____

Lessee Information:

Full Name/Company: _____

ABN/ACN or Business Number: _____

Address: _____

Phone/Email: _____

Leased Property Information:

Description of Property: _____

Condition at Lease Start: _____

Serial Number / Identification: _____

Lease Term and Payment:

Lease Commencement Date: _____

Lease End Date: _____

Rental Amount (AUD): _____ AUD

Payment Frequency: _____

Payment Method: _____

1. Lease Grant

Lessor hereby leases to Lessee the Property described above and Lessee accepts the lease, subject to the terms and conditions of this Agreement.

2. Lease Term

The lease shall commence and continue for the term specified above unless terminated earlier in accordance with this Agreement.

3. Rent and Payment

Lessee shall pay the Rent in the amount and frequency specified above, without deduction or set-off, on or before the due dates.

4. Security Deposit

Lessee shall pay a security deposit if required, which shall be held by Lessor as security for Lessee's performance of obligations under this Agreement.

5. Use of Property

Lessee shall use the Property solely for lawful purposes and shall comply with all applicable laws and regulations, including those of the jurisdiction in Australia in which the Property is located.

6. Maintenance and Repairs

Lessee shall maintain the Property in good condition and promptly notify Lessor of any damage or required repairs. Lessor shall be responsible for repairs not caused by Lessee's misuse or negligence.

7. Alterations

Lessee shall not make any alterations, additions, or improvements to the Property without prior written consent from Lessor.

8. Insurance

Lessee shall maintain appropriate insurance coverage for the Property and provide proof of insurance to Lessor upon request.

9. Indemnity

Lessee indemnifies and holds harmless Lessor from any liabilities, claims, damages, or costs arising from Lessee's use or possession of the Property, except to the extent caused by Lessor's negligence or breach.

10. Default and Termination

If Lessee fails to make any payment or breaches any term of this Agreement and fails to remedy the breach within a reasonable period, Lessor may terminate this Agreement and recover possession of the Property.

11. Return of Property

Upon termination or expiration of the lease, Lessee shall return the Property to Lessor in the same condition as at commencement, reasonable wear and tear excepted.

12. Assignment and Subletting

Lessee shall not assign this Agreement or sublet the Property without prior written consent of Lessor.

13. Notices

Any notice required under this Agreement shall be in writing and delivered personally, by pre-paid post, or by electronic means with confirmation and shall be deemed received as provided by law.

14. Governing Law

This Agreement shall be governed by and construed in accordance with the laws of the Commonwealth of Australia and the applicable state or territory law where the Property is located.

15. Dispute Resolution

The parties agree to attempt to resolve any disputes arising out of this Agreement by negotiation, mediation, or other agreed alternative dispute resolution methods before commencing litigation.

16. Entire Agreement

This document constitutes the entire agreement between the parties and supersedes all prior discussions, representations, or agreements, written or oral.

17. Amendments

No amendment or variation to this Agreement shall be effective unless in writing and signed by both parties.

18. Severability

If any provision of this Agreement is held invalid or unenforceable, the remaining provisions shall continue in full force and effect.

19. Waiver

No waiver of any breach shall be deemed a waiver of any subsequent breach or default.

20. Execution

This Agreement may be executed in counterparts and by electronic signature, each of which is deemed an original.

21. Privacy

The parties agree to handle all personal information in accordance with applicable Australian privacy laws and regulations.

LESSOR'S SIGNATURE

LESSEE'S SIGNATURE

Signature: _____

Signature: _____

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