

Sublease Agreement

This sublease agreement is entered into on the date and by the parties listed below for an apartment sublet beginning on _____ and ending on _____. The apartment is located at _____ in Charlottesville, Virginia.

The parties agree:

1. Sub-lessee shall pay to the Sub-Lessor rent of _____ per _____ for a total sum of _____.
2. Sub-lessee shall pay a damage deposit of _____ to the Sub-lessor prior to moving in.
3. The parties shall jointly inspect the apartment and list in writing any required cleaning or damages that exist at the start of the sublease. Each party shall retain a copy of the inspection. Sub-lessor is responsible for the cost of any cleaning and damages found at the time of this inspection. Sub-lessee is responsible for the cost of cleaning and for new damages found at the end of the sublease period, normal wear excluded.
4. The damage deposit paid by Sub-lessee shall be refunded within 30 days after the end of the sublease period, less the actual cost of cleaning and damages, if any, required to return the apartment to its condition at the beginning of the sublease.
5. Sub-lessee further agrees to all of the terms and conditions of the Sub-lessor's lease with Charlottesville Apartments, LLC, except for the rent and deposit provided therein, and that the lease be included in this sublease by reference.
6. Sub-lessor confirms that their co-lessees (roommates) have agreed to the chosen Sub-lessee as suitable.
7. **Additional agreement:** There is an administrative fee of \$25 due landlord when this contract is signed for their costs associated with this agreement.

Special Provisions: _____

Sub-lessee: _____ **Dated:** _____

Cell Phone: _____ **Email:** _____

Sub-lessor: _____ **Dated:** _____

Cell Phone: _____ **Email:** _____

Landlord: _____ **Dated:** _____

