

# Private Residential Tenancy Agreement

EMP-2024-UK-001

January 1, 2026 — December 31, 2028

PARTY A

## Tech Innovations Ltd

45 Queen Street  
London  
EC1V 9DS  
United Kingdom  
contact@techinnovations.co.uk | +44 20 7946 0123

PARTY B

## John Smith

78 Baker Street  
London  
NW1 6XE  
United Kingdom  
john.smith@email.com | +44 7712 345678

## TERMS AND CONDITIONS

### 1. PROPERTY

The Landlord lets to the Tenant the residential property known as:

**Address:**

25 Example Road London E1 6AN

The property includes:

Furnished

### 2. TERM OF TENANCY

This agreement is for a **Fixed Term** tenancy of  
**12** months commencing on

**Start Date:** 2026-02-01

**End Date:** 2027-01-31

### 3. RENT

The rent shall be **£1500** per  
Calendar Month  
payable in advance on the **1st** of each period to:

Bank: Barclays Bank  
Account No: 12345678  
Sort Code: 12-34-56  
Reference: Rent 25 Example Road

Rent reviews (if any) will take place on:  
Annually by written agreement

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## 4. DEPOSIT

The Tenant shall pay a **deposit of £1500** on signing this Agreement.

The deposit will be protected in a government-approved **Tenancy Deposit Scheme**, and the prescribed information will be provided within 30 days.

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## 5. UTILITIES AND BILLS

The Tenant is responsible for payment of:

Council Tax: true  
Water & Sewerage: true  
Gas: true  
Electricity: true  
TV Licence / Broadband: true  
Other: None

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## 6. TENANT OBLIGATIONS

The Tenant agrees to:

- Pay the rent on time.
  - Keep the property reasonably clean and in good repair.
  - Not cause nuisance or disturbance to neighbours.
  - Allow reasonable access for inspections and repairs with notice.
  - Comply with statutory obligations.
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## 7. LANDLORD OBLIGATIONS

The Landlord agrees to:

- Maintain the structure and exterior of the property.
  - Keep installations for water, gas, electricity, heating, and sanitation in repair.
  - Provide valid gas and electrical safety certification where required.
  - Protect the tenant's deposit as required by law.
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## 8. REPAIRS

The Tenant must promptly notify the Landlord of any damage or required repairs. The Landlord remains responsible for major repairs unless caused by tenant negligence.

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## 9. SUBLETTING, ASSIGNMENT & SHARING

The Tenant shall not assign, sublet, or take in lodgers without the Landlord's prior written consent.

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## 10. ENDING THE TENANCY

At the end of the fixed term, this tenancy will:

Become periodic

Notice must be given in writing in accordance with statutory requirements.

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## 11. SPECIAL CONDITIONS

No pets without prior written consent

### SPECIAL PROVISIONS

None

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**Jane Doe**

HR Director

January 1, 2026

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**John Smith**

Employee

January 1, 2026

WITNESS

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**Emily Clark**

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NOTARY PUBLIC

Notary Public Registration No. 123456

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