Notice to Vacate - Break Lease Clause

To Momentum Property:

Attention (Property Manager Name): Office:

I/we (name),

of (address)

I/we hereby give notice of my/our intention to vacate the above mentioned property on (date)

I/We acknowledge that by breaking the Residential Tenancy Agreement, the 'Clause 1 – Break Lease Clause' will take effect. I/We understand and agree to the following:

If the tenant end a fixed-term agreement early (other than for a reason under the Residential Tenancies Act or the agreement), the tenant must pay a fee (break fee) of the following amount:

- If the fixed term is 3 years or less:
  1. Less than half of the fixed term expired – 6 weeks' rent
  2. In any other case – 4 weeks' rent
- If the fixed term is more than 3 years – an amount agreed between the lessor and tenant.

☐ The property will be cleaned and presented in a ready-to-let condition, consistent with the Property's Inventory and Condition Report.

☐ The carpets will be professionally steam-cleaned and dry **prior** to the final inspection, and a receipt **must** be provided at the final inspection.

☐ I/We will cancel all services in my/our name, including trash packs and other contracts, and ensure they are withdrawn from the property. ACT Government bins will be emptied and cleaned **before** the final inspection.

☐ I/We understand that Momentum Property does not carry out final inspections on weekends, public holidays, or outside **9am to 5pm**.

☐ I/We understand that access to the property may be required for the purpose of re-letting.

☐ I/We are happy to allow 15-minute exhibitions to assist with securing a new suitable tenant on the following, weekdays and/or weekends (please tick):

☐ Monday ☐ Tuesday ☐ Wednesday ☐ Thursday ☐ Friday ☐ Saturday (9am-2pm)

Contact Details

I/we are available on the below contact number, and are contactable in the middle of relocation.

Mobile: Email:

Forwarding Address:

My/our reason for vacating is:

Signature of all tenants on tenancy agreement

Signature: Date:

Signature: Date:

Office Use Only (By Property Manager)

Staff:

Date Received:

momentum Property