

SHORT-TERM RENTAL AGREEMENT FOR TOURISTIC PURPOSE
(in accordance with article 1, paragraph 2 letter c of Italian Law 9/12/1998 n.431)
COURTESY TRANSLATION IN ENGLISH

Mr. ALESSANDRO CARAVAGGI born in Rome on 29/4/1974 resident in Rome, Via Ferruccio 33, fiscal code CRVLSN74D29H501J, hereinafter referred to as the OWNER

HEREBY RENTS TO

Mr/Mrs/Miss _____ born in _____ on
____/____/_____, resident in _____, hereinafter
referred to as the TENANT,

who accepts part of the property located in VIA FERRUCCIO, 33 int.4, in particular rooms “__” e “__” (see image), already furnished and equipped, the bathroom “__” and the common entry area, under these conditions:

1) the agreement is for a maximum of __ (_____) days from ____/____/_____ to ____/____/_____, after which it will automatically expire.

2) The part of the property will be used for touristic use only, as the tenant declares that he/she needs it for maximum __ (_____) days.

3) The tenant will host the following people:

NAME AND SURNAME	DATE AND PLACE OF BIRTH	NATIONALITY

3) No renewal is allowed and the property must be left strictly within 11am of ____/____/_____.

4) The lease, considering the conditions of the property, is agreed for the amount of Euro ____ € (_____/00). Payment will be made by bank transfer directly through the booking platform _____ (AIRBNB/BOOKING). If the Tenant leaves the property before the lease expiration day, no refund of the rental fee will be provided.

5) After checking the status of the property and its equipments, the tenant, to guarantee all the obligations deriving from this contract, commits to leaving the amount of Euro 200 (two hundred / 00) as a security deposit which will be released at the end of the. If the amount of damage or shortages exceeds the security deposit, the tenant must pay the difference when returning the keys.

6) The tenant declares to have visited the part of the property, to have found it suitable for the agreed use and, therefore, to take charge of it with the withdrawal of the keys. The tenant must return the property in the same condition in which it was received except for the deterioration due to usage. He / she also undertakes to comply with the regulations of the building. In any case it is forbidden for the tenant to carry out acts and behave in a way that could disturb other inhabitants of the building.

7) The owner does not provide any other service except the property lease, such as meals and drinks, surveillance services, storage, cleaning, rearrangement etc. No pets, parties or events are allowed.

8) The owner and the tenant mutually authorize each other to communicate their personal data to third parties in relation to the obligations connected with this rental agreement (Italian Legislative Decree 196/2003).

9) The owner informs that he will use the italian flat tax "cedolare secca" on the lease.

ROME, _____

THE OWNER

THE TENANT

