

APPLICATION FOR EARLY RELEASE ON FIXED TERM TENANCY

Property address:

Tenant name(s):

Fixed term tenancy ends: / /

Preferred end date: / /

I apply to the landlord to be released from the fixed term tenancy early on the grounds below:

Advertising: ☐ I will advertise the property

☐ I would like Real Property Management to advertise the property

Viewings: ☐ I will conduct viewings

☐ I would like Real Property Management to conduct viewings

DECLARATION

- I have been advised of my right to apply to the Tenancy Tribunal for early release under S.66 of the Residential Tenancies Act but have chosen instead to make this application.
- I understand that the Property Manager is under no obligation to release me from my fixed term tenancy, that permission must be sought from the owner and they may wish to attach their own conditions.
- I acknowledge that in making this application I am asking the PM/Owner to carry out work that would not have been required should I have remained in the tenancy for the full duration.
- I understand that I cannot be released from my fixed term tenancy until suitable replacement tenants are secured.
- I understand that I am required to pay all actual and reasonable costs incurred by the PM/Owner to complete the lease break process and upon receipt of invoices, undertake to make payment within seven days.
- I understand that I am required to continue paying rent until I have been officially released from the tenancy.
- I understand that during this process I must continue to meet all obligations and responsibilities as set out in the tenancy agreement.

Signature Date / /

Signature Date / /

Signature Date / /

Signature Date / /

Once you have completed this application form, please send it to your property manager.

IMPORTANT: We strongly advise you **NOT** to enter into another tenancy agreement until we have officially released you. If you commit to another tenancy, you may be placed into financial hardship, and this is not considered an unforeseen circumstance.