

COMMERCIAL PROPERTY LEASE CONTRACT

1. Parties

This Commercial Property Lease Contract ("Lease") is entered into on **[Date]**, by and between:

Landlord: [Landlord's Name], residing at [Landlord's Address],

Tenant: [Tenant's Name], residing at [Tenant's Address].

2. Property

The Landlord hereby leases to the Tenant the commercial property located at:

[Property Address and Description]

3. Term

The term of this lease shall commence on **[Start Date]** and end on **[End Date]**, unless terminated earlier in accordance with this Lease.

4. Rent

The Tenant agrees to pay a monthly rent of **[Amount]**. Rent is due on the first day of each month and payable to the Landlord at **[Payment Address or Method]**.

5. Security Deposit

Tenant shall pay a security deposit of **[Amount]** upon signing this Lease. The deposit will be held as security for the performance of the Tenant's obligations.

6. Use of Property

The leased property shall be used solely for **[Permitted Use, e.g., retail, office]** purposes and for no other purpose without the Landlord's prior written consent.

7. Maintenance and Repairs

Landlord's Responsibilities: The Landlord shall be responsible for major structural repairs unless damage is caused by the Tenant.

Tenant's Responsibilities: The Tenant shall keep the property clean and in good repair and shall promptly notify the Landlord of any damage.

8. Insurance

The Tenant shall maintain liability insurance covering the leased property. Evidence of such insurance shall be provided to the Landlord upon request.

9. Utilities

Utilities and services for the property shall be paid as follows:

- Electricity: [Landlord/Tenant]
- Water & Sewer: [Landlord/Tenant]
- Gas: [Landlord/Tenant]
- Other: [Specify and Responsible Party]

10. Termination

Either party may terminate this Lease in accordance with the terms set forth herein or by applicable law, with written notice of [Number] days.

11. Other Terms

1. No alterations may be made without prior written consent of the Landlord.
2. No assignment or sublease is permitted without the Landlord's written approval.
3. This Lease constitutes the entire agreement between the parties.

IN WITNESS WHEREOF, the parties hereto have executed this Lease as of the day and year first above written.

Landlord's Signature

Date: _____

Tenant's Signature

Date: _____