

Basic Commercial Lease Agreement

This Commercial Lease Agreement ("Agreement") is made and entered into as of _____ (the "Effective Date"), by and between:

Landlord: _____

Address: _____

Tenant: _____

Address: _____

1. Property

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

Address: _____

Suite/Unit: _____

Square Footage: _____

2. Term

The term of this Lease shall be for ____ months/years, commencing on _____ and expiring on _____.

3. Rent

Tenant agrees to pay monthly rent of \$_____ payable on the first day of each month to Landlord at the address stated above or as otherwise designated.

4. Security Deposit

Tenant shall pay a security deposit of \$_____ upon execution of this Agreement.

5. Use of Premises

The Premises shall be used and occupied for commercial business purposes only and not for any unlawful purposes.

6. Maintenance & Repairs

Tenant shall keep the Premises in clean and sanitary condition. Landlord will be responsible for major structural repairs unless damage is caused by Tenant.

7. Utilities

Tenant shall be responsible for payment of utilities and services to the Premises unless otherwise agreed in writing.

8. Insurance

Tenant agrees to maintain sufficient liability insurance coverage for the Premises during the lease term.

9. Default

Failure by Tenant to pay rent or comply with any term of this Agreement may result in Landlord's right to terminate the lease and take legal action.

10. Additional Terms

The parties have executed this Commercial Lease Agreement as of the Effective Date.

Landlord's Signature

Date

Tenant's Signature

Date