

# request for consent to termination by tenant during a fixed term agreement



APPROVED BY  
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## REQUEST FOR CONSENT TO TERMINATION BY TENANT DURING A FIXED TERM AGREEMENT

1. To:   
(name of Lessor/agent)

2. The Tenant   
(address of premises)

hereby gives notice that the Tenant wishes to deliver up vacant possession of the premises

on  /  /  at  am/pm

3. THE REASON FOR THE EARLY TERMINATION OF THE LEASE IS

THE FIXED TERM OF THE LEASE EXPIRES ON  /  /

4. The Tenant wishes to deliver up vacant possession of the Premises prior to the end of the fixed term of the lease but acknowledges that the Lessor will not give consent to the early termination of the lease unless:

- (a) all of the rent on the Premises is paid up until the Premises are re-let;
- (b) the Tenant continues to maintain the Premises pursuant to the lease;
- (c) the Tenant reimburses the Lessor 's expenses to an amount of \$  for the Lessor endeavouring to re-let the Premises;
- (d) the Tenant reimburses to the Lessor the costs of the inspection and inventory fee incurred by the Lessor for any new tenant in the amount of \$ ; and
- (e) the Tenant pays the advertising costs in advance of the Lessor endeavouring to find a new tenant for the Premises limited to a maximum amount of \$

- (f) the tenant reimburses the Lessor the cost of the unexpired portion of the letting fee charged to the Lessor at the commencement of the tenancy.
- (g) The tenant reimburses the Lessor the costs of new photos of the property incurred by the Lessor for any new tenant.

**This form is not an agreement relating to a breach by the Tenant of the lease to pay rent or any other term of the lease but is a request by the Tenant to terminate the lease early.**

The Lessor does not consent to the early termination of the lease until the Premises are re-let, with the lease continuing together with all of the lease obligations applying, until that re-letting of the Premises occurs.

5. My forwarding address will be

6. Contact Phone Numbers  (work)  (home)

(TENANT'S SIGNATURE)

(TENANT'S SIGNATURE)