

The following

# Tenancy Agreement (Basic Contract)

is being drawn up between

the Studierendenwerk Greifswald, public institution, Am Schießwall 1-4, 17489 Greifswald, represented by the General Manager, represented by a member of staff commissioned by him/her,

- hereinafter 'landlord' -  
and

1. Mr./Ms. .... born on .....  
- hereinafter 'tenant' -

## § 1 Rental Object/Rental Purpose

The landlord rents out a place in a hall of residence/a room/a flat to the tenant in the student hall of residence

### , Room,

for the specific purpose of studying.

The rooms and facilities for communal use may also be used in accordance with their intended purpose and pertaining to the provisions set out in the *Hausordnung* (hereinafter House Rules). Furnishings that are also being rented out are listed in the inventory/handover report, which is a component of this tenancy agreement.

## § 2 Period of Tenancy

(1) The tenancy relationship starts on the and ends on the without the need for giving special notice. Early termination of the agreement shall be subject to the statutory term of notice of 3 months. This means that the tenant must give notice by the third working day of a month to terminate the agreement for the end of the month after next. At the end of each semester, the contract can be terminated with a two-month period of notice (by the third working day of the month). See further details in § 7 of the *'Allgemeine Mietbedingungen'* (hereinafter General Terms of Rent)

(2) The tenant acknowledges that there is a legitimate interest in the agreed limitation of the rental contract, because the provision of rented rooms in student halls of residence is a kind of indirect state funding and, due to the limited number of places in the student halls of residence, the rotation principle should give the largest possible number of students access to state-funded accommodation in one of the halls of residence. Tacit extension of the rental relationship after the end of the rental period in accordance with § 568 BGB is ruled out.

## § 3 Rent

**(1) Before being granted access to the rental object, the tenant must pay a deposit of \_\_\_\_\_ EUROS into the account at the Volks- und Raiffeisenbank e.G. Greifswald, IBAN: DE16 1506 1638 0008 5701 83, BIC: GENODEF1ANK.** The deposit will receive no interest.

**(2) The monthly rent, including operating and additional costs, is \_\_\_\_\_ EUROS.**

**(3) The rent must be paid via direct debit.** The tenant is required to setup a bank, giro or post office giro account and to authorise a direct debit for the due payments to be taken from this account by the landlord prior to the start of the rental relationship and to make sure that the account is sufficiently covered for the full due amounts by the due date. The tenant must pay the costs that occur from unsuccessful attempts to debit the account. The landlord will debit the account after the 5<sup>th</sup> day of each month.

**Bank details for the rental payment: IBAN: DE15 1505 0500 0000 0003 88, BIC: NOLADE21GRW at SPARKASSE VORPOMMERN.**

**(4) The landlord can make changes to the agreed rental price by issuing a written declaration and respecting a period of notice of 2 months that will become effective on the first day of a month. After the declaration has been sent, the tenant has a special right to terminate the rental agreement for the first day of the month on which the increased rent shall come into effect.**

## § 4 Data Processing

The tenant agrees to the landlord's saving and processing of the personal data required for managing this rental relationship, using computer technology.

Greifswald, on the

For the Studierendenwerk Greifswald  
- Public Institution -  
by Order

Tenant

.....  
By signing below, the tenant agrees that s/he is aware of and bindingly agrees to the General Terms of Rent, the current valid version of the House Rules and the respective valid version of the Regulations of the University of Greifswald's Computer Centre.

.....  
Tenant