

## NON-EXCLUSIVE RENTAL LISTING AGREEMENT

This agreement is made on [Date] between:

**Owner:** \_\_\_\_\_ hereinafter referred to as “the Owner”,

**Property Address:** \_\_\_\_\_,

and

**Agent:** \_\_\_\_\_, hereinafter referred to as “the Agent”.

### 1. Purpose

The Owner grants the Agent **non-exclusive permission** to promote and propose for rent the above-mentioned apartment to potential tenants under the conditions specified in this agreement.

### 2. Rental Terms

- **Minimum rental period:** 12 months (1 year).
- **Security deposit:** Equivalent to two (2) months' rent, to be paid upon signing of the rental agreement.
- **Notice period:** Two (2) months' written notice is required by either party for termination of the rental contract.
- **Deposit return:** The security deposit will be refunded upon return of the keys, subject to verification that the apartment is in the same condition as initially delivered, with no damages, missing items, dirty or damaged walls, or any other deterioration beyond normal wear and tear.

### 3. Commission

The Agent is entitled to a commission equal to one (1) month's rent, to be paid by the Owner **at the time of signing the rental contract and receipt of the security deposit**. All expenses incurred by the agent and/or agency to promote the apartment shall be borne by the agent and/or agency and may not, under any circumstances, be charged to the property owner.

### 4. Condition of the Apartment

An initial condition report may be attached to the rental agreement to document the state of the apartment at the beginning of the lease. The final return condition will be assessed based on this report.

### 5. Non-Exclusivity

This agreement does not grant the Agent exclusive rights. The Owner reserves the right to list the apartment with other agents or rent it independently.

### 6. Jurisdiction

In the event of any dispute arising from this agreement, the competent court shall be the Court of **Budapest, Hungary**.

## 7. Final Provisions

- This agreement does not constitute a rental contract itself, but only grants permission to propose and facilitate rental.
- The Agent shall not bind the Owner to any rental agreement without the Owner's prior written consent.
- The Owner is not liable for any claims or obligations made by the Agent without express authorization.

Signed:

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**Owner**

Date: \_\_\_\_\_

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**Agent**

Date: \_\_\_\_\_