Sublease Agreement NYC

This **Sublease Agreement** (“***Agreement***”) is entered into on _____ ("***Effective Date***") by and between the parties below:

Sublessor

Subtenant

Sublessor and Subtenant may be referred to individually as a “***Party***” and collectively as the “***Parties.***”

WHEREAS, the Sublessor is the lawful tenant of the premises located at _____, (the “***Premises***”) under a lease agreement with _____ (the “***Master Lease***”); and

WHEREAS, the Sublessor desires to sublease the Premises to Subtenant for a temporary period, subject to the terms and conditions of the Master Lease and this Agreement.

1. Purpose and Scope

This Agreement sets forth the terms under which Subtenant will occupy the Premises. The sublease is subordinate to and governed by the Master Lease, and Subtenant agrees to comply with all applicable obligations contained therein.

2. Term

The sublease shall begin on _____ and end on _____ (“***Term***”), unless terminated earlier in accordance with the Termination clause.

Subtenant shall vacate the Premises on or before the end of the Term unless a written extension is agreed upon by all required parties, including the landlord where necessary.

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3. Rent

Subtenant agrees to pay rent to Sublessor as follows:

Description	Amount	Due Date	Payment Method
Monthly Rent			

Rent shall be paid without deduction or delay unless otherwise required by law or agreed in writing.

4. Security Deposit

Subtenant shall pay a security deposit in the amount of _____ prior to occupancy.

The security deposit shall be held and returned in accordance with applicable requirements, less any lawful deductions for:

- Unpaid rent
- Damage beyond normal wear and tear
- Costs arising from breach of this Agreement

5. Use of Premises

The Premises shall be used solely for residential purposes unless otherwise permitted under the Master Lease.

Subtenant shall:

- Maintain the Premises in a clean and safe condition
- Not engage in unlawful or disruptive conduct
- Not make alterations without prior written consent

6. Utilities and Services

Responsibility for utilities and services shall be allocated as follows:

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7. Compliance with Master Lease

Subtenant acknowledges receipt or access to the Master Lease and agrees to comply with all applicable terms.

In the event of conflict between this Agreement and the Master Lease, the Master Lease shall prevail to the extent required.

8. Landlord Consent

This sublease is subject to approval by the landlord where required.

Sublessor shall obtain any necessary written consent. Subtenant understands that occupancy rights may depend on such approval.

9. Assignment and Further Subletting

Subtenant shall not assign this Agreement or further sublease the Premises without prior written consent from Sublessor and, where applicable, the landlord.

10. Maintenance and Repairs

Subtenant shall promptly notify Sublessor of any maintenance issues. Subtenant shall be responsible for damage caused by misuse or negligence. Sublessor remains responsible for obligations under the Master Lease unless otherwise agreed.

11. Liability

Each Party shall be responsible for their own actions and omissions.

Subtenant assumes responsibility for personal property and is encouraged to obtain renter's insurance.

12. Termination

This Agreement may be terminated:

For Cause:

If either Party materially breaches this Agreement and fails to remedy the breach within a reasonable period after written notice.

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Without Cause:

Upon _____ days' written notice by either Party, subject to any restrictions under the Master Lease.

Automatic Termination:

Upon termination of the Master Lease, this Agreement shall automatically terminate.

13. Consequences of Termination

Upon termination:

- Subtenant shall vacate the Premises promptly
- All keys and access devices must be returned
- Any outstanding obligations shall become immediately due
- The security deposit shall be handled in accordance with the Security Deposit clause

14. Notices

All notices under this Agreement shall be in writing and delivered to the addresses listed above or to any updated address provided in writing.

15. Governing Law

This Agreement shall be governed by the laws applicable to the jurisdiction in which the Premises are located, without reference to conflict of law principles.

16. Entire Agreement

This Agreement constitutes the entire understanding between the Parties regarding the sublease of the Premises and supersedes all prior discussions or agreements.

17. Amendments

This Agreement constitutes the entire understanding between the Parties regarding the sublease of the Premises and supersedes all prior discussions or agreements.

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18. Acknowledgement

By signing below, the Parties confirm that they have read, understood, and agreed to the terms of this Agreement.

Sublessor

Name

Date

Signature

Subtenant

Name

Date

Signature

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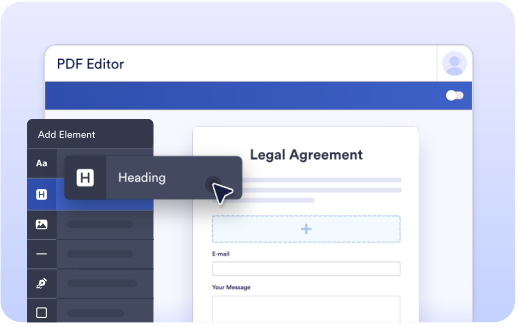
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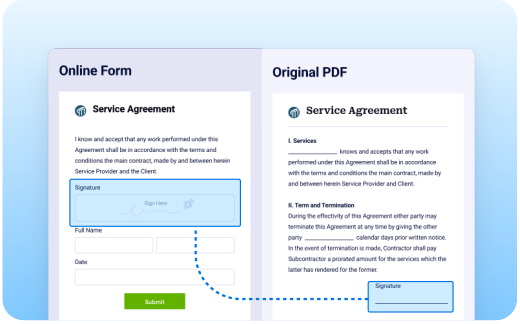
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