

Terms of Use

This is a temporary use agreement, and no renewals are provided. Also, no refunds will be given for cancellations made during the contract period.

Changes or extensions to the usage period after application are generally not accepted.

The property is to be used solely for residential purposes and cannot be used for commercial or office purposes. Only those registered as users or cohabitants may enter and use the premises.

Applicants must fill out and sign the contract, and present a valid ID (a copy of which must also be submitted) for verification. All occupants must be listed in the contract with their full names and contact details. Registered individuals are jointly and severally liable for fulfilling the obligations under the contract. Identification for all occupants must be prepared before use. Failure to submit the signed contract and ID before usage may result in the inability to finalize the contract.

Regarding Cancellation Fees:

If cancelled between 14 to 30 days before the contract start date: 20% of the total rent and contract fee

If cancelled between 7 to 14 days before the contract start date: 50% of the total rent and contract fee

If cancelled within 7 days of the contract start date: 100% of the total rent and contract fee

Payment of the usage fee is to be made in full in advance.

At the end of the contract period, tenants must clean the room and vacate the premises. Overstaying or leaving belongings behind is strictly prohibited. If the tenant does not vacate or leaves belongings behind, causing damage, or if there is significant dirt or disposal costs after vacating, additional costs for restoring the original condition and rent for the days the unit was unusable will be charged to the tenant and the occupants listed in the contract. The return of the keys will be considered as the official handover of the property.

In emergencies, for non-communication, repairs, or inspections, the landlord or manager may need to enter the room. For security and safety, our staff may patrol and verify the identities of the occupants; your cooperation is requested.

Users must comply with the following terms, and breach of these will result in immediate termination of the contract:

Do not bring pets into the room (in case of properties where pets are prohibited).

Do not engage in behavior that disrupts public order or causes inconvenience to neighboring rooms or the community.

Avoid cooking that produces significant smoke or odors.

Do not alter the interior or exterior of the room, or bring in/out furnishings.

Do not engage in activities that would result in police inquiries or intervention.

No contracts or usage by organized crime groups, related enterprises, or their members, broadly referred to as "anti-social forces," will be tolerated.

Furthermore, it is prohibited for anti-social forces to have access or to use someone else's name to enter into a contract. Immediate termination will occur if this is discovered after move-in.

Please note that our company is not responsible for any loss, fire, theft, water damage, or natural disasters that occur inside the building, rooms, or parking area. Additionally, if the facilities, equipment, or supplies are damaged or lost, the user is responsible for compensating the amount specified by the landlord.

If any changes due to natural forces or other causes occur, or if repairs are needed, please notify us promptly. If the damage or contamination is due to the tenant's intentional or negligent actions, the cost of repairs will be the tenant's responsibility.

Tenants are asked to keep their rented spaces tidy and organized. The management and cleaning of the rented space are also the tenant's responsibility. The company is not liable for any issues caused by negligence in management or cleaning, such as clogged drains or pipes, or air conditioner malfunctions. If this negligence causes inconvenience or damage to other tenants or the facility, the contract may be reviewed and terminated, and damages may be claimed.

The cost of house cleaning performed by designated contractors at the time of move-out will be borne by the tenant and paid as part of the contract fee at the time of move-in. Any costs for restoring the original condition due to intentional or negligent damage during the lease period, or stains and odors from smoking, such as tar stains, will be charged separately from the house cleaning fee mentioned above.

If the previous tenant's restoration delays the availability of the property, the contract will be terminated, and the contract fee will be refunded. For troubles outside of business hours caused by the tenant, phone support will be available after 10 AM the following day. If the tenant is unable to move in on the same day due to key pick-up issues outside business hours, the contract fee will not be refunded.