

PROPERTY FOR RENT



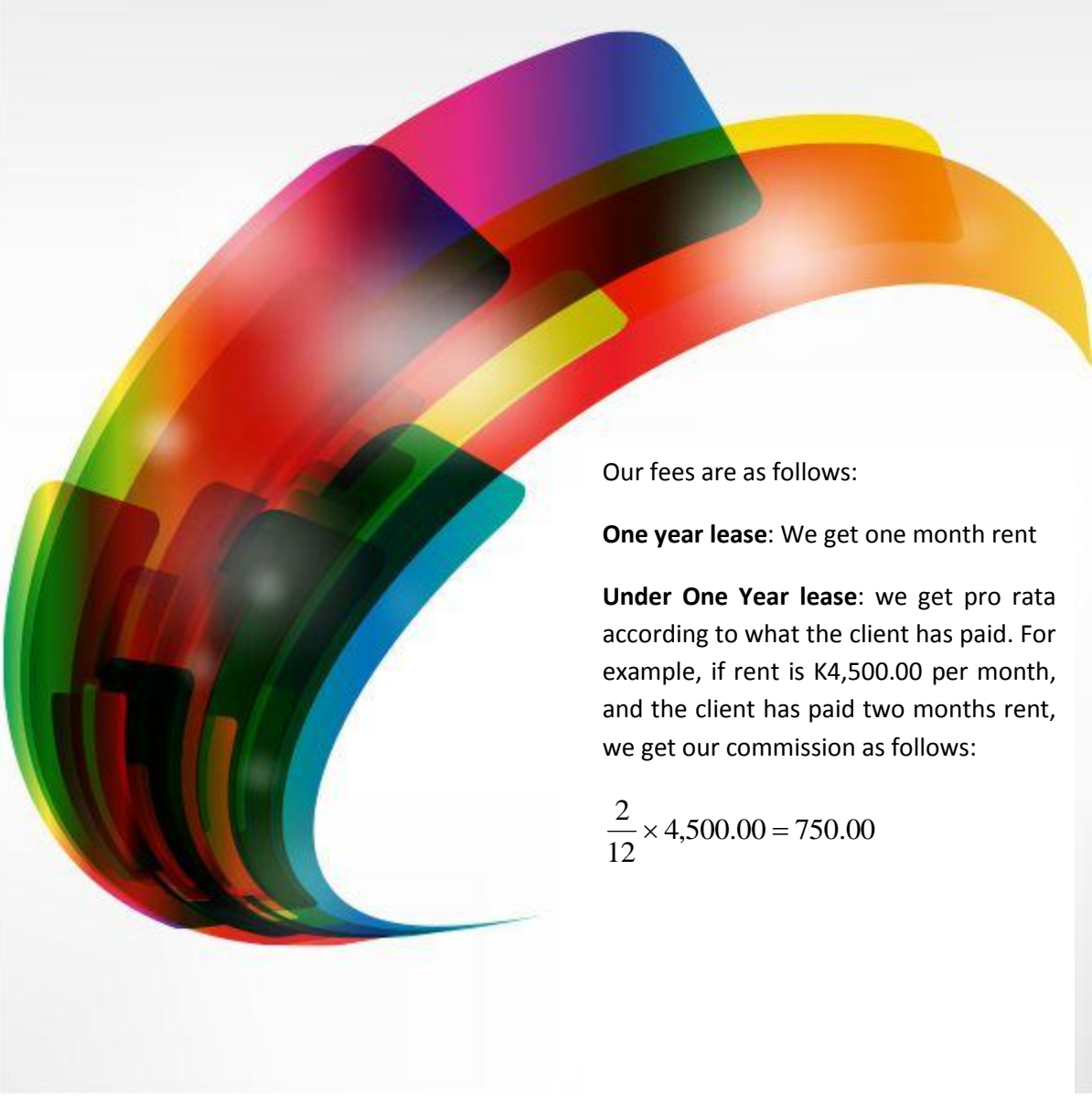
Contact Us:

APION PROPERTIES & CONSTRUCTION
CELL: +260-979 599102/0954 203 301
LUSAKA-ZAMBIA, www.apionzambia.com



***We can help you
find clients to rent
your property.....***

**We help you with
leasing too &
property
management**

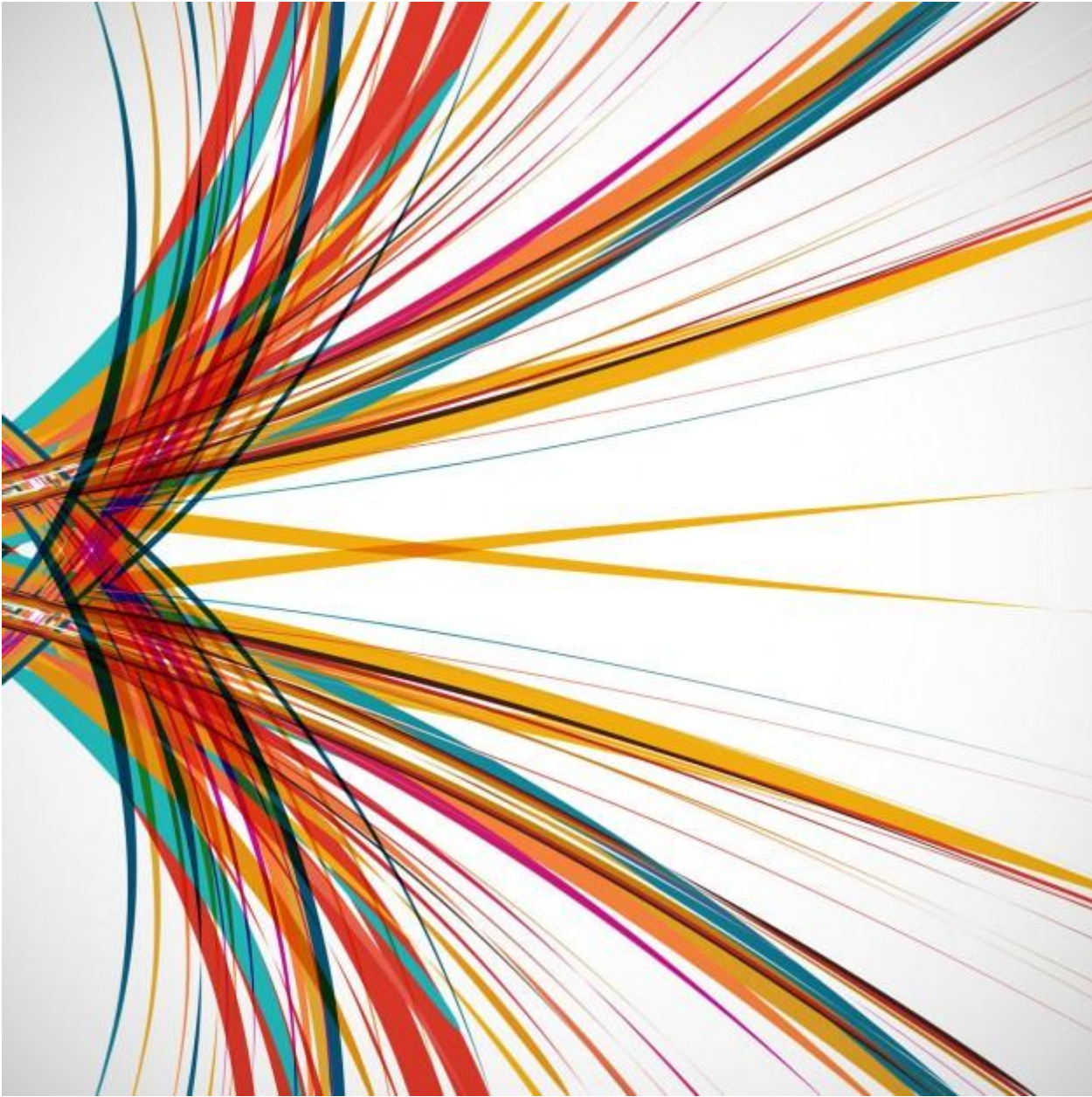


Our fees are as follows:

One year lease: We get one month rent

Under One Year lease: we get pro rata according to what the client has paid. For example, if rent is K4,500.00 per month, and the client has paid two months rent, we get our commission as follows:

$$\frac{2}{12} \times 4,500.00 = 750.00$$



For us to get going, we need to sign a mandate form shown in the next page as a sample.

We promise we can find you a good tenant in less than three months.

If for any reason, we can't find you a tenant for six months, then automatically our mandate expires.

Finding tenants for you is faster with us...you do not need to spend huge sums of money advertizing and meeting all processing and transactions costs to do with acquiring a new tenant.

Leave that budget and hassle to us. We have thousands of tenants looking for accommodation to rent and you can be rest assured of a tenant quickly at a fraction of a cost.

MANDATE TO LEASE IMMOVABLE PROPERTY

I/WE

CONTACT ADDRESS:

D.O.B ID TELEPHONE (Bus)

Do hereby give APION PROPERTIES sole/general rights for a period of ___ days from date of instruction to lease my property known as (being residential/commercial/agricultural) :

My asking Price : (figure).....(Words.....

Negotiable : figure).....(Words.....

Commission

The Agent – Apion Properties & Construction advises that our commission as set by the Real Estate Institute of Zambia is.....% of the full lease price rental payable by the tenant.

The Agents commission is due: -

- (a) On presentation of a signed lease agreement at the asking price from a willing and able tenant at the Landlord’s stated asking price, or
- (b) A lower price if the Landlord signs acceptance of the offer.
- (c) If the Landlord withdraws the property after the Agent has presented a valid offer as in (a) above.
- (d) In the case of a Sole and Exclusive Mandate, if the Landlord lets to any person not introduced by the Agent during the Mandate period, or agreed extension to such period provided that the offer is compliant with any special conditions stated below.

Special Conditions:.....

Lien and Encumbrances Information

If the Landlord has an outstanding loan over the property, the Agent recommends that they inform the tenant in writing of this encumbrance as this will avoid confusion and inconvenience. Any interest or lien payments should be notified to the tenant. The Agent advises that expert advice is sought on this to minimize misunderstandings between the Landlord and tenant.

Acceptance by the **Landlord;**

Landlord’s Signature: **Date:**

Consultant’s Name: **Date:**

Principal Consultant’s Signature **Date:**.....

DEEDS OFFICE INFORMATION

Title Deeds Information and Description

.....