

# Multi-Unit Property Management Contract

This Property Management Agreement ("Agreement") is made and entered into as of \_\_\_\_\_, by and between:

- **Property Owner/Landlord:** \_\_\_\_\_
- **Property Manager:** \_\_\_\_\_

(Individually a "Party" and collectively, the "Parties")

## 1. Property Description

This Agreement applies to the multi-unit property located at:

**Address:** \_\_\_\_\_

**Number of Units:** \_\_\_\_\_

## 2. Scope of Management Services

- Advertising and leasing vacant units.
- Collecting rents and other payments from tenants.
- Arranging repairs and maintenance.
- Handling tenant complaints and concerns.
- Maintaining financial records and reports.
- Eviction management (if necessary).

## 3. Term

This Agreement shall commence on \_\_\_\_\_ and shall (check one):

Continue until terminated by either Party with thirty (30) days written notice.  
 End on \_\_\_\_\_.

## 4. Management Fee

The Owner agrees to pay the Manager a monthly management fee of \_\_\_\_\_% of gross collected rents, or \$\_\_\_\_\_ per month.

## 5. Owner Responsibilities

- Maintain insurance on the property.
- Provide necessary funds for repairs and maintenance.
- Review and approve expenditures exceeding \$\_\_\_\_\_.

## 6. Termination

Either Party may terminate this Agreement with thirty (30) days written notice to the other Party. Upon termination, all funds, keys, and documents shall be returned to the Owner.

## 7. Additional Provisions

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## 8. Governing Law

This Agreement shall be governed by the laws of the State of \_\_\_\_\_.

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Owner/Landlord Signature    Date

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Property Manager Signature    Date