

©Rules for rental apartments in Japan©

Do you know rules and manners of rental apartments in Japan? Please read the following to see if you know them. If you have any questions regarding rules of the apartments, please feel free to contact your department office. May your college life be even more wonderful!



★Precautions at the time of contract★

- >A guarantor is required for the rental agreement. If you don't have any, you are required to enroll in [Coop-Rent Insure \(CRI\)](#).
- >Osaka University offers you "[Comprehensive Insurance for Students Lives Coupled with 'Gakkensai'](#)", and you must take out insurance, [Plan A](#).
You are required to enroll in an insurance because you as the resident might respond to a large amount of compensation claims when an accident or fire occurs.
- >**If you cancel the contract in one year, penalties may be incurred.** Please be careful if you are staying for a short term.
Please confirm the landlord (the management company) whether there are any penalty charges or not before making a contract, or read more carefully for important points explanation of property to be leased.

★Precautions at the time of move-out★

- >If you want to move out of your apartment, be sure to check **the date of cancellation notice** on the rental housing contract in advance.
(one or two months ago depends on the property)
- >On your move-out day, you are required to check your empty room with the landlord (or the real estate agent).
You will have to pay for the cleaning and repair fees of your room if it needs repair.
Please kindly note that you must check the invoice for move-out fee carefully before you sign it!
- >**The rent will be charged to you every month until you proceed with moving-out, and the repair fee also will be charged.**
If you don't pay them, it may be brought to court and interfere with re-entry into Japan!

★Rent★

- >Please be sure to contact the landlord (the management company) and the department office when you leave your apartment for a long time such as an extended leave or travel for temporary visit. Then pay your rent in advance.

★Apartment rules★

- >**Take your shoes off in the room** and do not be noisy late at night.
- >Do not live with anyone without the permission of the landlord.
- >Put out garbage in the collection date depending on the types of garbage. (Please check **the disposal rules** in your apartment).
- >**How to disposal home appliances and bulk garbage** can be found on the city office's website. Be sure to check it.
- >Please contact the landlord (or the real estate agent) and the department office immediately when you have any troubles in your apartment.