

MIRAGE RESIDENCES

MIRAGE RESIDENCE

RULES AND REGULATIONS

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MIRAGE RESIDENCES

RULES AND REGULATIONS

1. Accommodation Rules

Each Resident signs a Residence Agreement in which it is explicitly stated that the Resident will be obliged to strictly comply with the Terms and Conditions of the Residency Agreement of the Complex, which are subject to change by the Management in case the circumstances so require. The Terms and Conditions of the Residency Agreement apply to all Residents, as well as to their guests/guests.

These Rules and regulations are an integral part of the Residence Agreement signed by the resident.

2. Residence Agreement

The Residence Agreement is signed before the receipt of the Apartment and is valid for the period registered in the agreement for all Residents. In the event that the selected student does not appear within the specified deadline (of fifteen days from the start date of the Residence Agreement) for the signing of the agreement, and acceptance/handover of the Apartment it is considered that he has ceased to be interested, so, without notice, the Apartment is granted to a runner-up without the refund of the amount of the reservation or rent paid. The Management may unilaterally terminate the Residence Agreement in the following cases and where else is indicated in the Residence Agreement:

- The Resident is not consistent with the relevant agreed financial obligations (deposit/rent).
- The Resident does not comply with the Terms and Conditions of the Residence Agreement and the Rules and Regulations.
- The Resident does not appear within the specified deadline of fifteen days from the start date of the Residence Agreement to receive the Apartment.
- For any other reason that the owner considers justified to terminate the agreement by giving one month's notice.

3. Rent

The Rent will be payable in advance, either in one, two, three or four installments, depending on the selected Rent Payment Plan and strictly within the time frame, as stated in the Residence Agreement.

4. Subletting

The Resident is not allowed to sublet and/or grant the Apartment to another person. The Apartment is to be used for residence by the **Resident only**.

It is forbidden for persons other than the Resident to stay and/or occupy the Apartment.

5. Apartment Furniture

All apartments are fully furnished and equipped with the basic items described in Annex B attached to the Residence Agreement. Upon receipt of the Apartment, the Resident should check the Apartment and return to the Management signed the list of received items indicating any deficiencies and damage / wear to the equipment. The Resident must deliver back the received items in the condition in which they were received and is responsible for paying compensation for any losses and damages based on the value of each item indicated in the attached price list. Upon the expiration of the Residence Agreement and departure from the Apartment, the Resident has an obligation to remove the Residents personal belongings.

A) Residents **may bring with them** the following items:

- Stereo system
- Television
- Computer
- Printer for the computer
- Alarm clock
- Posters and photos

- Clothes hangers
- Bed clothes
- Rugs
- Towels
- Carpet
- Bath towels
- Bike

B) For safety and proper habitation Conditions, the residents **are not allowed** to bring with them the following:

- Pets
- Electric blanket
- Candles
- Sharp objects
- Flammable materials/weapons etc.
- Water Bed
- Halogen lamps
- Radiator

6. Access to the Complex

At the time of handover the Owner will provide the Resident, for access to the complex and entry to the apartment with a Key and electronic Key Fob, personalized for each Apartment.

The key and electronic Key fob remain the property of the Owner and it is the sole responsibility of the Resident to use them only for the purpose of accessing the complex as well as to return them to the Owner after the end of the Residency period.

The Resident is not allowed to lend the key and electronic Key Fob to any person under any circumstances.

Copying is strictly prohibited.

For the reissue of the key and the electronic Key Fob in case of loss or damage thereof, the Resident is charged a fixed fee of € 50,00 (fifty euros).

In case the Resident loses the keys of the Apartment and the owner is not able to help the Resident and there is a need for the Resident himself to issue a new key then he must hand over two new keys to the owner for replacement.

7. Apartment Inspection / Content Inventory

Upon delivery of possession of the Apartment by the Owner to the Resident, the Resident must inspect it and sign (either electronically or manually) all relevant documents indicated to it by the Owner or the authorized representative of the Owner/staff members to it, including the Check-in Checklist which will record the furniture, equipment and any damage within the Apartment. In the event that the Resident does not sign the said Census Form ("Check-in Checklist"), then the Parties agree that the content of the Check list Form and the condition in which such content is located shall be deemed to have been accepted by the Resident. The Resident reserves the right to make changes to the Inventory Form ("Check-in Checklist") within 24 (twenty-four) hours from the time he received possession of the Apartment from the Owner. Changes will only be accepted when the Resident sends a written notice (email) and photo to the Owner at living@mirageresidences.com.cy within 24 (twenty-four) hours.

Upon delivery of possession of the Apartment by the Owner, the Resident must deliver free and vacant possession and use of the Apartment to the Owner in the same exceptional condition in which he received them. In case of damage and / or loss to the Apartment and its contents (except those resulting from natural wear and tear) then the Resident must compensate the Owner.

Upon the expiration or termination of the Residence Agreement, the Resident must immediately remove all his/her personal belongings from the Apartment and from the premises of the Complex.

8. Housekeeping and Maintenance

The owner offers free of charge and at his own discretion and when possible, cleaning of the Apartment 1 / 2 times a month. Cleaning concerns floors, bathroom, kitchen and furniture surfaces, doors and windows. It does not include tidying up personal belongings, cleaning and silencing cookware, making beds, etc.

It is the responsibility of the Resident to keep the interior of the Apartment always in a clean and tidy condition. In case the Resident requests for additional cleaning service or other services, it can be strictly and only offered by the members of the Owner's staff. It is forbidden for the Resident to hire other persons or organizations for any services inside and / or outside the complex. The Owner does not bear any responsibility for possible damages and/or losses that may be caused to any personal belongings or property of the Resident.

During the stay, the Resident does not have the right to cancel the scheduled cleaning of the Apartment. In special cases and if this is possible, cleaning can be scheduled on another date.

Garbage and recyclables should be removed by the Resident regularly from the Apartment and safely placed in the bins in the designated areas outside the Building Complex.

Due care must be exercised by the Resident to all furniture and equipment provided by the Owner in the Apartment, which are listed in the terms of the Residence Agreement.

The Resident must not pollute and leave personal belongings and / or other obstacles in the common areas of the building complex. In case of pollution and / or causing clutter in the common areas, the Owner may charge for the reasonable cleaning costs.

The Owner reserves the right to enter the Apartment without notice in the event that it is found that the unclean condition of the Apartment affects the hygiene of the Building Complex and / or other Apartments and / or other Residents. In case it is found that the Apartment is not in the expected condition, the Owner reserves the right to use the cleaning services for the cost of which the Resident is charged.

Any loss and/or operational and/or technical problem in the Apartment must be reported immediately to the Management. If the Resident fails and/or fails and/or delays in reporting a maintenance problem, and as a result his/her condition worsens, or does not take all measures to avoid it, then the Resident will be obliged to cover all repair costs. The Resident does not have the right to perform in person or hire other persons or organizations for maintenance and repair work on any part of the Apartment and/or the Complex in general, including common areas.

The cost of any repairs to damages (other than natural damage) resulting from poor or incorrect uses by the Resident will be borne entirely by the Resident.

9. Compliance

The Resident is obliged to behave responsibly and to avoid any action that may put his own safety and / or the health and / or safety of any other person in any way at risk.

The Resident must fully comply with the instructions provided by the authorized staff of the building complex as well as all regulations / instructions published and / or sent to the Resident by email, and / or directly and / or placed on the notice board, and which govern the wider operation of the building complex.

The Residents are not allowed to communicate with the cleaning and maintenance personnel. In case the resident wishes to report or discuss any issues relating to the apartment this must be done by communicating with the person in charge or the management.

10. Dangerous / Illegal Behavior

Each Resident must behave decently and in a way that does not cause discomfort or threaten the health or physical integrity of other residents, neighbors and staff. Also, not to cause damage and unjustified damage to his/her Apartment or to the common areas of the building. In case someone from the residents create behavioral problems, then, depending on the severity of the problem, the Management takes measures, without excluding their eviction and / or expulsion from the Apartment.

The Resident must avoid any kind of dangerous behavior which includes, without limitation, sitting on window sills and / or climbing on the roof of any installation of the Building Complex and / or throwing objects through the window.

The Resident must not introduce into the Apartment and/or all public areas of the building complex any weapons and/or objects of any description which are illegal and/or dangerous, including, but not limited to, firearms and/or air guns and/or bows and/or knives and/or swords and/or martial arts weapons and/or paintball weapons. and/or replicas of weapons and/or ceremonial weapons and/or toy weapons.

The Owner applies a zero-tolerance policy for any kind of criminal and/or illegal act and/or violation, including but not limited to assault, harassment, use of verbal violence and intimidation against any person for any reason.

In case of involvement of the Resident in any such illegal behavior, the Resident will be immediately expelled from the building complex, the Residence Agreement will be unilaterally terminated by the Owner and the Police Authorities will be informed about a possible criminal prosecution of the Resident.

The Owner reserves the right, in any case and without limitation of his rights, to use any legal measures against the Resident and / or to make a complaint to the Police in case there is a suspicion of any criminal offense.

In all above cases, the Resident undertakes to pay rents, damages and bills until the expiration of the residence agreement.

11. Access to other Apartments

The Resident must fully and peacefully enjoy the possession of his Apartment and neither the Owner nor any other Resident of the building complex or from any other place will be able to enter any Apartment without invitation and without the permission of the Resident except in cases mentioned in other terms and regulations.

The Resident, by allowing the entrance to another person in his Apartment, regardless of whether or not he resides in the building complex, assumes full responsibility for his behavior and / or any actions that violate these Terms and Conditions from which any material damage may be caused to the Apartment, including the furniture and equipment provided by the Owner in the Apartment.

12. Noise

Excessive noise is considered harassment for the rest of the Residents. It is expected that the residents will observe the rules of good cohabitation and will respect each other's peace throughout the 24-hour period.

Quiet hours – 11:00 – 07:00 of the next day.

In case of repeated complaints by other Residents, the Residence Agreement may be unilaterally terminated by the owner. The Resident will be bound to pay rents, damages and bills until the expiration of the Residence Agreement.

13. Presence of Pets

The Resident is not allowed to host any animal and/or birds and/or reptiles and/or insects and/or fish in the Apartment and/or any other area of the Building Complex.

14. Third Party Hosting

The rules of good living together presuppose some restrictions. Residents must respect each other's right to safety, privacy, quiet hours for reading and sleeping and ensure a good accommodation environment. The visit and / or overnight stay of third parties should be done taking into account all the above. Visits and overnight stay by third parties are allowed only for the period of six (6) days, throughout the duration of the Residence Agreement (12 months), for one person only, and after informing the Management. Overnight stay should not be exceeding three consecutive days within the same month. Guests must comply with the Terms and Conditions of the residence Agreement. The residents are fully responsible for the behavior of their guests and are liable to pay compensation for damages and damages that may be caused by them.

All guests must declare their full details to the Owner and/or the Owner's authorized representative in order to enter any Apartment and/or any area of the Building Complex.

15. Cleanliness / Hygiene

Cleanliness is extremely important in the smooth and efficient operation of the Complex and every Resident should keep in mind the following:

- To keep the Apartment and the common areas clean and to observe the rules of hygiene (The supply of cleaning supplies for the Apartments is borne by the Resident).
- It is not allowed to place Mobs, Brush and any other objects on the balconies and exceed the height of the veranda wall.
- It is no allowed to hand from the veranda wall/barrier any house item (ie. Carpet, Bedsheet, Quilt, Blanket etc.)
- All common areas will be cleaned frequently by the cleaning crew. The cleaning services is at the disposal of the Residents for additional cleaning of their Apartment, after being requested by the management. In case this is possible there will be an additional charge that will be paid by the Resident.

16. Safety / Health

For the safety and health of the Residents, the possession / use of the following objects is prohibited:

(a) Electrical Appliances

It is strictly forbidden for safety reasons to have and use in the Apartments, poor quality toaster, radiators, electric blanket. It is also forbidden to use candles or any flammable materials. Any electrical appliances for use at Mirage Residences must have a three-pin socket. It is forbidden to use an adapter.

(b) Lighting a Fire

It is forbidden to light a fire, charcoal and cook food on balconies or in public areas.

(c) Motorcycles

It is forbidden to store and repair bicycles and scouters and any other transportation equipment in the Apartments, stairs and corridors of the building. All must be kept in the designated areas (bicycle stands).

17. Smoking

Smoking and any activity related to it, including but not limited to electronic cigarettes, are strictly prohibited in all areas of the building complex.

In case any activity related to smoking is found in the Apartment and / or in any other area of the Building Complex, a fine of one hundred Euros (€100) will be imposed. In case of repetition and in addition to the penalty then a notice will be issued with the possibility of termination of the Residency Agreement. Failure of the Resident to pay the relevant fine entitles the Landlord to deduct the said amount from the Guarantee.

18. Use and Maintenance of the Apartment and Common Areas

- (a) It is forbidden to rent, sublet and / or grant the Apartment to third parties.
- (b) The stay and/or occupation of the Apartment by persons other than the Resident is prohibited.
- (c) The Residents are responsible for any damage and/or loss and/or unjustified damage caused to the premises and equipment of the building.
- (d) Modifications to the Apartment/common areas are prohibited
- (e) The movement of trolleys within the Group is prohibited.
- (g) The Apartment and/or the mailbox may not be used for any commercial purpose.
- (h) The use/installation of a telephone line in the Apartment is not allowed.
- (i) All furniture is for indoor use only. It is forbidden to move them outdoors. It is forbidden to add or remove any furniture and positioning any items in the common areas.
- (j) The establishment and/or execution and/or operation of any kind of Business is not allowed.
- (k) Any alteration of the Apartment, including the balcony, and the common areas is prohibited.
- (l) Specifically, the following actions are prohibited:
 - Painting walls
 - Engraving/drawing of representations on interior and exterior walls
 - Placing nails and pasting photos/forms/posters on the walls

- and furniture without the owner's approval and in a way that causes wear and tear.
- Placement of dividers
 - Any conversion, energy and/or installation of equipment it generates a matter of safety, functionality and / or intervention in the aesthetics of the Group.
 - Transfer and/or change of locations of contents/equipment.
 - The installation of TV bracket and any other item on the wall without the owner's approval.

19. Drugs / Alcohol

The entry/ trafficking and / or possession use and / or consumption of any illegal pharmaceutical substance within the Building Complex and / or the surrounding properties / premises is not allowed. In case of involvement of the Resident in drug trafficking and/or possession and/or use and/or consumption of any illegal pharmaceutical substance, he will be immediately expelled from the building complex, the Residence Agreement will be unilaterally terminated by the Owner and the Resident will be reported to the Police with possible criminal prosecution. The Resident shall be bound to pay rents, damages and bills until the expiry of the Resident Agreement.

20. Contents of the Apartment

The residents are responsible for any damage and/or loss and/or unjustified damage that will be caused to all the contents of the Apartment. Special mention is made of furniture and kitchen equipment. It is forbidden to put stickers, abrasions and writing on furniture. It is forbidden to add and/or remove and/or relocate furniture in the apartment without the approval of the owner.

Household appliances must be operated on the basis of instructions, with the right tools and in the right way.

21. Laundry Area

In the Complex there is a special area in which there are washing machines and dryers with coin receivers for the exclusive use of its Residents. The operation of the laundry area is the responsibility of the Management. The residents are responsible for reporting directly to the Management of operation/maintenance/damage problems in the laundry area. Residents must follow the instructions and use the correct coin sizes.

In case of loss and/or damage to clothing, the Owner bears no responsibility.

22. Gym Area

The Gym is intended for exclusive use by the Residents of the complex. The Owner declares that he is not responsible for the use of the Gym by the Residents as well as for any accidents that may be caused. Furthermore, the Owner declares that there is no supervisor in the Gym area. The Resident acknowledges and accepts that he is solely responsible for the use of the Gym.

No guest or unauthorized person is allowed to access and use the Gym.

(In Mirage Residence 4 there is no Gym and so this Term and Regulation does not apply.)

23. Parking

Parking is provided free of charge to the Resident only and is located on the ground floor. All spaces are common to all residents.

In case Residents, car owners, have secured parking space should park only in the designated parking areas. It is strictly forbidden to grant the right to park from a Resident to a third party or to exchange parking spaces without the prior permission and consent of the Management of the Group.

The Management may at any time cancel the agreement for the concession of parking space to a Resident or ask him to move to another parking space without notice.

The Owner assumes no responsibility for loss, theft, damage to a car and/or motorcycle and/or bicycle, including injury (or death) to any person as a result of use of the car and/or motorcycle and/or bicycle in the parking lot of the building complex. The Entrant agrees to indemnify and hold harmless the Owner, its officers, directors,

associates and employees, from and against any losses, demands, claims, damages, liabilities and expenses, including but not limited to reasonable attorneys' fees and the cost of any legal action arising out of or relating to any claim or litigation that may arise out of or in connection with your driver's license and the parking of a car and/or motorcycle and/or bicycle in the parking lot of the building complex.

Residents who have secured a parking space must declare the registration number of the car and / or motorcycle to the owner. Guests or other third parties are prohibited from parking their vehicle/motorcycle or other means of transport within the Complex.

In case the parked vehicle has any type of technical problems (ie. Leaking oil etc.) the vehicle will have to be removed immediately from the parking space and any cost for cleaning and/or repairing of the parking space/floor will be charged to the tenant.

24. Inspection/ Control

The Management reserves the right to carry out periodic inspections of the Apartment and to enter them for the following reasons:

- Maintenance and repair
- Security Check Apartment and equipment
- Assurance that the Apartments are used exclusively by the beneficiaries
- Ensuring that no articles and substances that threaten health are used and Resident safety.
- Emergencies
- Housekeeping check

The Resident also agrees to allow the authorized staff of the Building Complex to enter their Apartment for inspection and/or renovation purposes at any reasonable time, subject to prior notice to the Resident. No notice is required when: (a) there are reasonable grounds for suspecting that there is a danger to the Resident and/or other person and/or the Property of the Building Complex; (b) the absence of the Resident from the Building Complex has been reported, (c) urgent action or maintenance of the Apartment is required, i.e. water and / or gas leakage or smoke or fire detection, (d) this is required by a relevant search warrant or court order, (e) it needs to be established that the use of the Apartment is made exclusively by the Resident and not by third parties, (f) a check is required to determine the use of products or substances harmful to the health and safety of the Resident and/or other Residents, (g) a check is required to detect the use of illegal drugs and/or other substances and/or any activity related to smoking.

The residents have the obligation to cooperate with the Management and facilitate the necessary works.

The Management will perform cleaning checks in set time frames (every two months) and after notice to each Resident separately.

25. Arrivals Procedure

All residents must notify the management of their arrivals date and time 2 days before travelling to Nicosia, Cyprus. The apartment will be clean and ready for handover. At the handover date, the Resident will be asked to sign all forms including the receipt form and ensure that all payments are made depending on the apartment (Read Section 7 above). The keys will be handed over once all the procedures have been completed.

The service hours of the residents are from Monday to Friday 08:00 to 13:00 and from 14:00 to 17:00.

In case of arrival after 17:00 until 20:00 then there will be a charge of 50 Euros. Before 08:00 and after 20:00 no handover services of the apartments are offered.

26. Departure Procedure

Prior to the expiration/termination of the rental or any renewal thereof and the delivery of the free and vacant possession and use of the Apartment by the Resident to the Owner, the Resident must schedule, together with the Owner's authorized representative/member of the Owner's staff, an exit control inspection of the Apartment. The Resident must book a date in a timely manner, at least 1 (one) month before the expiration of the Residency

Agreement, the exit control inspection of the Apartment, informing the Owner via email. The purpose of the exit control inspection is to check the Apartment, determine its condition and consequently calculate any charges to the Resident. If the Resident evacuates the Apartment without scheduling an inspection in the manner mentioned above, then the Landlord or the Owner's authorized representatives/staff members shall have the right to carry out the inspection in the absence of the Resident and the Owner will return the Security Deposit to the Resident, removing anything he deems necessary.

The Resident can deliver the Apartment up to the last day of the Rental Period, or any renewal thereof, at 12 p.m. (always based on the available "Check-out appointments"). Otherwise, the Landlord will have the right to receive from the Resident the free and vacant possession and use of the Apartment at 12 p.m. on the last day of the Residency.

Regardless of the above, audit inspections are carried out ONLY from Monday to Friday from 08:00-13:00 and from 14:00-16:00. If the Resident wishes to deliver their Apartment at any other time and day, then the Owner or the Owner's authorized representatives/members of the Owner's staff shall have the right to carry out the inspection in the Resident's absence on the next business day and the Landlord will return the Deposit to the Renter, deducting any damage found within the Apartment.

After the audit inspection, the Resident will be asked to sign (either electronically or manually) the required documents.

In addition, after the inspection, the Resident will be required to hand over all keys and electronic Key Fob to the Owner's authorized representative/staff member. In case the Resident does not deliver all the keys and the electronic Key Fob, the cost of replacing them will be charged.

The Resident must remove all items from the apartment, collect all the garbage and place them in the designated bins. Also thoroughly clean all areas of the Apartment and make sure that it leaves the Apartment completely empty and without damage.

If the Resident at the end/termination of the rental does not remove all his/her items from the Apartment then the Owner or the Owner's authorized representative shall have the right to pack and/or transport and/or remove the Resident's items, and/or furniture and/or equipment without having the responsibility and /or obligation to store them. Any cost arising from the above will be borne exclusively the Resident. The Owner is not responsible for any loss and/or damage to the items in question.

27. Return of Warranties

The Deposit will be returned to the Resident, after deduction of any costs for repairing damages, bills, compensation and any other relevant outstanding payments and expenses incurred within 25 (twenty-five) business days from the end date of the Residence Agreement. The Guarantee or any part thereof will be returned to the Resident without interest, by bank transfer, to the bank account indicated by the Resident. In the case of a bank transfer, any relevant charges that may arise will be paid exclusively by the Resident. In the event that the Resident does not sign all the required documents, the Guarantee will not be returned.

28. Financial Obligations

Residents are required to pay their rents and any other outstanding financial issues to the Management on time. Residents who are not consistent with their financial obligations are subject to termination of the Residence Agreement, refusal of access to the building / apartment and immediate withholding of the security deposit they have paid. In addition, the Resident will be obliged to pay all rents for all months until the date of expiry of the accommodation agreement, bills, compensation and any other applicable charges.

In case the Resident is unable or does not wish to pay all his financial obligations, the owner has the right to deposit the letter of guarantee and the declaring guarantor to pay the remaining amount for full payment of the bill concerning the Resident.

29. Violation of the Residence Rules and Regulations

Violation of the residence rules results in the following measures being taken by the Management:

- Oral observation
- Written warning

- Termination of a residence contract. No access to the building/apartment
- Permanent removal from the Complex.

Measures shall be taken in accordance with the gravity of the infringement. The oral remark and/or written warning is made immediately by the Management. In case of damage caused by a Resident, loss or unjustified wear and tear to the premises and equipment of the building, then the Resident is responsible for the payment of compensation equal to the cost of the damage which is determined by the Management. In case the damage as a result of vandalism, then additional measures are promoted.

The Management reserves the right to take legal action against any Resident, claiming damages for damages and/or damage and/or vandalism and/or otherwise, as well as the complaint of anyone in the event of a suspicion of committing criminal offenses.

30. Damage and Loss

The Owner bears no responsibility and/or obligation to indemnify the Resident for any injury (or death) and/or theft and/or loss and/or damage to the Resident's personal property and/or objects that takes place in the Resident's Apartment and/or in any other area of the building complex at any time and for any reason.

The Resident is obliged to keep his Apartment in the same good condition as it was at the beginning of the rental, with the exception of damages resulting from normal wear and tear.

The Resident will be financially charged for any cost of damages and/or machinery and/or repair of equipment/furniture in his/her Apartment.

31. Eviction

In the event that the Owner exercises his right to evict the Resident from the Apartment, in accordance with these Terms and Conditions, the Owner fully reserves his right to claim full payment of the rent until the expiration of the Residence Agreement, bills and possible damages, in accordance with the Residence Agreement. , without losing or waiving its right to claim further compensation from the Resident due to losses, claims, parallel damages, liabilities and expenses suffered or likely to be incurred as a result of the Resident's actions related to his eviction.

32. Security / Personal Data

The Resident acknowledges and accepts that for his own safety and for the safety of all residents and staff of the building complex, the Owner operates a 24-hour security service via CCTV camera, inside and outside the premises of the Building Complex.

Each separately and all together the Personal Data collected in accordance with these Terms and Conditions and in accordance with any other procedure related to the full compliance of the Owner with his obligations, as they arise from the Residence Agreement, are treated confidentially and in accordance with the Processing of Personal Data (Protection of Individuals) Law of 2001 of the Republic of Cyprus, as amended from time to time, as well as with the relevant Regulation / Regulations of the European Union.

By accepting these Terms and Conditions, the Resident agrees to the processing by the Owner of his/her Personal Data collected as explained above, in accordance with the applicable, from time to time, laws on the protection of personal data and hereby the Resident grants his/her permission to the Owner's employees and/or authorized personnel to contact the Resident directly in case there is a need for any information and / or clarification regarding the possible application of the Resident for an extension of the rental of the Apartment in the building complex or any subsequent arrangement.

The owner bears no responsibility in case the cameras for technical reasons will not be in operation.

33. Owner's Obligations

The Owner warrants that the Resident will enjoy peaceful and full possession of his/her Apartment in accordance with these Terms and Conditions, without hindrance by the Owner except in cases otherwise registered in other terms and conditions.

The Owner undertakes to provide the Resident with all public utility services, such as electricity, water and elevators, but is not responsible for any interruption of these services.

The Owner undertakes to repair, at his own expense, (provided that no Resident is liable) any material damage and/or damage to the premises of the common areas of the building complex, including sewerage and/or plumbing and/or electrical installations, as soon as possible and as this is reported by any of the Residents.

Furthermore, both parties acknowledge and accept that the Owner has requested from the Resident his telephone number, address as well as his email address for the purpose of sending notices to the Resident in case of emergency as well as for the purpose of informing about anything related to the Apartment and the Building Complex in general.

34. Evacuation of Residents

In addition to measures described in the Residency Agreement, Resident may also be removed from the Complex and cannot be selected again to stay in it in the following cases:

- They cease to be students.
- They are not consistent in their financial obligations.
- They rent or give to third parties their Apartment.
- They have committed acts of vandalism or theft.
- They pose a threat to the physical integrity of other residents and/or staff.
- They possess, distribute and/or use prohibited substances.
- Do not comply with the Terms and Conditions of Stay
- Change of rental policy by the Management.
- Any other reason that the owner considers valid and without the need for substantiation by him.

35. Amendments of the Terms and Conditions

The Owner reserves the right, in its sole discretion, to modify and/or change and/or replace any of the Terms and Conditions referred to in this Residency Agreement at any time. Any modifications will be notified in writing to the Resident either by email or by personal message.

It is the Resident's responsibility to periodically check the Terms and Conditions for changes. Continued use of the Apartment and all amenities provided to the Resident in accordance with the Residency Agreement, following the publication of any changes to these Terms and Conditions, constitutes acceptance by the Resident of such changes.

The instructions issued from time to time by the Management are also regulations whose violation will entail the adoption of the measures described hereabove above.

36. Acceptance of Terms and Conditions

These Terms, Regulations and Conditions are given to the Resident at the same time as the signing of this Residence Agreement. The signature of the Resident herein creates an irrefutable and irrefutable presumption that the Resident has read, accepted and fully understood the terms and conditions of this Rental Agreement, and that he will follow them and will faithfully comply during his stay at the Complex.

PRICE LISTTYPE PRICE (Euro)

• Double bed with mattress and pillows	420
• Bedsheet cover	30
• Bedside table	125
• Bedside table Glass protection	40
• Bedside Guard Glass	35
• Bedside lamp	45
• Apartment chair	85
• Built-in wardrobe	600
• Library/wall shelves	180
• Office	250
• Protective Office Glass	80
• Office chair	110
• Desk lamp	45
• Built-in Hob	240
• Built-in Oven	340
• Kettle	30
• Built-in air freshener	120
• Small refrigerator (85cm)	280
• Refrigerator large (170 cm)	350
• Two-seater sofa	300
• Armchair	150
• TV furniture	150
• Two-seater sofa outfit	50
• Living Apartment table (90X45)	65
• Living Apartment table (150X50)	100
• Living Apartment table (45 X45)	40
• Kitchen Chair	55
• Kitchen Table (75 X 75)	65
• Kitchen Table (125 X 75)	100
• Ceiling light	65
• Curtains Sunscreen	180
• Curtains thin	90
• Washbasin	180
• Shower	250
• Toilet	180
• Mirror	65
• Toilet brush (Pigal)	20
• Air conditioning device 24000 Btu's	850
• Air conditioning device 18000 Btu's	650
• Air conditioning device 12000 Btu's	450

PRICE LIST**TYPE PRICE (Euro)**

• A/C Remote Control	100
• Kitchen wastebasket	55
• Household Utensils	75
• Electric Convector 2000w	432
• Electric Convector 1500w	405
• Electric Radiators 1000w	379
• Electric Convector 500w	350
• Fire extinguisher with blanket	80
• Router wireless	85
• Poang Chair 150	152

Note:

The above prices/costs are subject to change. In case there is any adjustment / increase of the above prices then this will be barred by the Resident.

Prices do not include VAT.