

Additional conditions for group flats Residences Kreuzberggring 4/4a and Zimmermannstr. 14 - 16 Additional conditions for 2-person group flats

on the General Terms and Conditions of Tenancy and the Occupancy Regulations for Residence Halls/Dormitories

1. The single rooms in the group flats/ 2-person group flats are rented to a residential community for a period of 8 semesters. The applicants must apply together.
2. Tenants who subsequently move into the group flat/ 2-person group flat must fulfil the criteria of the applicable occupancy regulations for dormitories/ residential properties. Their tenancy ends with the expiry of the maximum tenancy period of the other group members.
3. In the case of tenants who have already lived in a hall of residence of the Studierendenwerk before moving into the group flat/group flat for 2, the period of residence there will be counted towards the maximum rental period in the group flat/group flat for 2.
4. In the event of the dissolution of the shared flat, tenants who still have housing entitlement are not entitled to spend the remaining period of residence in a single flat in their/another hall of residence. It is not possible to establish a new flat-sharing community in the previous rented room.
5. The tenancy can be terminated by individual tenants as well as by the entire residential community in compliance with the contractual notice period (§ 6 General Terms and Conditions of Tenancy). Each tenant is obliged to immediately inform the remaining tenants about the termination of his/her place of residence.
6. If a tenant leaves the group flat/group flat for 2 prematurely, the remaining flat-sharing community members are obliged to provide a new tenant for the vacant place. If a place in a group flat/group flat for 2 remains unoccupied, the remaining tenants are proportionally liable for the loss of rent. If they do not notify the Studierendenwerk of a new tenant with housing entitlement within 2 months of the end of the contract of the occupant who has moved out, the landlord is entitled to terminate the tenancy with extraordinary notice to the remaining tenants. In this context, special reference is made to the public interest in the full occupancy of student hall of residence places.
7. Insofar as no deviating regulations result from the supplementary conditions, the General Terms and Conditions of Tenancy as well as the Occupancy Regulations for Residence Halls/Residential Properties shall apply.

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