TIMELINE | RENTING IN BUDAPEST

Move-out Countdown: 8 weeks to handover

A calm move-out is the step that brings your deposit home. Start about eight weeks out, tick off a few jobs each week, and handover day becomes a short, friendly walk-through.

Planned handover date _____

Notice given on _____

Deposit amount (HUF) _____

8 to 6 weeks before

- [ ] **Read the lease's notice clause.** For an open-ended (határozatlan) lease, notice given by the 15th of a month ends the lease at the close of the following month, unless the lease says otherwise. A fixed-term (határozott) lease runs to its end date unless the contract allows an earlier exit.
- [ ] **Give notice in writing** and keep proof you sent it.
- [ ] **Find your move-in records:** the handover protocol, inventory, photos and meter readings.
- [ ] **Walk through the flat with the move-in photos** and list anything to fix, clean or replace.
- [ ] **Check other contracts with notice periods,** such as internet, and give notice where needed.

6 to 4 weeks before

- [ ] **Book the handover appointment** with your landlord (letter 3 in our Landlord Letter Pack).
- [ ] **Arrange small repairs and touch-ups:** bulbs, a loose handle, picture-hook holes. Check the lease for anything specific, such as repainting.
- [ ] **Ask the landlord what they will look at** on the day, so there are no surprises on either side.
- [ ] **Plan your move:** removal van or helpers, and what you will sell, donate or take.

4 to 2 weeks before

- [ ] **Put furniture back where it was** at move-in, and return anything stored away.
- [ ] **Plan the final clean,** including oven, fridge, bathroom limescale and windows. Book a cleaner if you prefer.
- [ ] **Collect every key and fob,** including any you lent out, and count them against the move-in protocol.
- [ ] **Agree how final bills will be settled** against the move-out meter readings.
- [ ] **Send your bank details** for the deposit return.

The final week

- [ ] Clean, room by room, and take out the rubbish.
- [ ] Take a dated photo and video set of every room once it is clean.
- [ ] Print or download a blank handover protocol and the meter sheet.

Handover day

- [ ] Walk through the flat together against the move-in protocol and photos.
- [ ] Read and photograph every meter together and write the readings in the protocol.
- [ ] Hand back all keys against a written confirmation.
- [ ] Note any agreed deduction in writing, with the amount, and the date the deposit will be returned.
- [ ] Both sign the move-out protocol; each keeps a copy.

After you leave

- [ ] **Register your new address** so your lakcímkártya stays current.
- [ ] **Settle final utility bills** and close or transfer any accounts in your name.
- [ ] **Keep every record** until the deposit has arrived.

> **IF THE DEPOSIT IS SLOW TO ARRIVE**
> Send a friendly written request with a date (the Deposit Return Request Letter). Most returns are settled at this stage. The Deposit Recovery Kit explains the calm next steps if needed.

Figures and steps are taken from the guide at www.hona.hu/renting, where each one is sourced and dated. This is general information, not legal advice. Rules and fees can change, so confirm anything that matters with the relevant office or your own lawyer.