

Painting Contract

Fill in every item in square brackets. Have your own wording reviewed for your state before relying on it.

1. Parties and property

Contractor: [full legal business name, as registered], license number [where your state requires it], address [], phone [].
Customer: [full legal name of every owner], address []. Property to be painted: [address].

2. Scope of work

The work is described in the attached scope of work dated [], which forms part of this contract. Work not described there is not included.

3. Materials, product and sheen

Products, sheens and colors are as stated in the scope of work. Colors are confirmed in writing on the color approval form before work starts.

4. Dates, access and working conditions

Estimated start []; estimated working days []. Working hours []. The customer will provide access, power and water, and clear the rooms before the start date. Exterior dates depend on suitable weather.

5. Price and payment schedule

Contract price: [amount], [including / excluding] sales tax.

Deposit on signing: [amount, within any limit your state sets]. Progress payment: [amount] on [defined milestone]. Final payment: [amount] on completion and walkthrough. Accepted methods: [].

6. Substrate condition

The price assumes the surfaces are sound. Any defect found during preparation, such as rot, failed caulk, incompatible previous coatings or damp, will be reported before work continues, and remedial work will be handled as a change order.

7. Change orders

Any change to the scope, price or schedule is agreed in writing on a change order signed by both parties before the changed work is done.

8. Warranty

The workmanship warranty is set out in the attached warranty document.

9. Insurance and lien notice

The contractor carries general liability insurance [and workers compensation where required]; certificates are available on request. [Insert any lien notice your state requires on residential contracts.]

10. Termination and disputes

If the customer cancels after signing, [describe the position before work starts, after materials are ordered, and once work has begun]. Custom tinted materials cannot be returned. The contractor may stop work if a payment is overdue by []. This contract is governed by the law of [state]. [Insert any right to cancel notice your state requires for home sales.]

11. Signatures

	Name and signature	Date
Contractor		
Customer		
Customer		

