

HANDYMAN SERVICES AGREEMENT

For minor repairs, installations, and small home jobs

Note: Many jurisdictions exempt minor handyman work from full home-improvement licensing rules below a certain dollar threshold (e.g., \$500 or \$1,000 per job) and for non-structural, non-electrical, non-plumbing tasks. Check your local rules — if the job involves electrical, plumbing, gas, HVAC, structural, or roofing work, a licensed contractor and the Home Improvement Contract may be required instead.

This Handyman Services Agreement (the “Agreement”) is made on ____ day of _____, 20____ (the “Effective Date”), by and between:

CLIENT (Homeowner)

Full Name	
Service Address	
Email	
Telephone	

HANDYMAN / SERVICE PROVIDER

Business or Individual Name	
Business Address	
License No. (if required locally)	
Liability Insurance Carrier	
Email	
Telephone	

1. Scope of Work

The Service Provider shall perform the following task(s) at the Service Address (the “Services”):

#	Task / Location in Home	Est. Time
1		
2		

#	Task / Location in Home	Est. Time
3		
4		
5		
6		

The Services do not include any work that, under applicable law, requires a licensed electrician, plumber, gas fitter, HVAC technician, or structural contractor, unless the Service Provider holds the required license.

2. Schedule

The Service Provider shall perform the Services on _____ between ____ AM/PM and ____ AM/PM, or on such other date and time as the Parties may agree in writing. Estimated total time: ____ hours.

3. Fees and Payment

3.1 Fee Type. (Select one.) Flat Fee of \$_____ for the Services described above Hourly Rate of \$_____ per hour, with an estimated total of \$_____ Hourly Rate with a not-to-exceed cap of \$_____.

3.2 Materials. (Select one.) Included in fee Billed at cost plus ____% Supplied by the Client.

3.3 Trip Charge / Minimum. A minimum service charge of \$_____ applies to each visit.

3.4 Payment. Payment is due upon completion of the Services, unless otherwise agreed. Accepted methods: _____.

3.5 Late Payments accrue interest at ____% per month or the maximum permitted by law.

4. Independent Contractor

The Service Provider is an independent contractor and not an employee or agent of the Client. The Service Provider is responsible for its own taxes, insurance, and equipment.

5. Materials, Tools, and Site Access

5.1 The Service Provider shall supply its own tools and equipment. Any materials supplied by the Service Provider shall be of standard grade unless otherwise agreed.

5.2 The Client shall provide reasonable access to the work area, water and electricity, and shall move or protect personal belongings before the Services begin.

6. Insurance and Liability

6.1 The Service Provider shall maintain general liability insurance reasonable for the type of Services performed, with a minimum of \$_____ per occurrence, where required by law or by this Agreement.

6.2 Limitation. The Service Provider’s total liability under this Agreement shall not exceed the amount actually paid by the Client for the Services. The Service Provider shall not be liable for indirect, incidental, or consequential damages, except in cases of gross negligence or willful misconduct.

7. Warranty

The Service Provider warrants that the Services will be performed in a workmanlike manner. The Service Provider shall, at its option, re-perform or refund any portion of the Services that the Client reasonably reports as defective within ____ (__) days of completion. This warranty does not cover materials supplied by the Client or damage caused by misuse, normal wear, or third-party interference.

8. Cancellation

Either Party may cancel a scheduled appointment with at least ____ (__) hours’ advance notice. Cancellations on shorter notice may incur a cancellation fee of \$_____.

9. Indemnification

Each Party shall indemnify the other for any third-party claims arising out of that Party’s own negligence or willful misconduct in connection with this Agreement.

10. Governing Law and General Provisions

10.1 This Agreement shall be governed by the laws of _____.

10.2 Any modification must be in writing and signed by both Parties.

10.3 This Agreement may be signed in counterparts, including by electronic signature.

10.4 If any provision is held invalid, the remainder shall continue in full force and effect.

By signing below, the parties acknowledge that they have read, understood, and agree to be bound by all terms of this Agreement.

<p>CLIENT</p> <hr/> <p>Signature</p> <p>Name: _____</p>		<p>SERVICE PROVIDER</p> <hr/> <p>Signature</p> <p>Name: _____</p>
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Date: _____		Date: _____
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— END OF AGREEMENT —

This template is for general informational purposes only and is not legal advice. Home-services contracting is heavily regulated and rules vary by state/province — consult a qualified attorney before use.