

# Booking Conditions

By agreeing to the Book Form you are entering into a contract for the hire of a holiday home for purpose only and accepting the terms set out below. The person agreeing to the booking form takes full responsibility for all members of his/her party. These terms set out your rights and obligations and are subject to interpretation under English Law.

The contract comes into effect once the booking form has been received by us and when we have confirmed it to you by sending you a receipt and confirmation.

An amount of £100.00 deposit required when booking ,with balance due 1 month before arrival.

For bookings made 4 weeks or less than the arrival date the FULL AMOUNT is payable on bookings.

We have taken care to ensure that the property and its contents are safe and in good order, however, the use of amenities and the property are entirely at the users own risk and we will not accept responsibility for injury to guests or 3rd parties or for loss or damage to their belongings, cars or contents or any personal possessions of any kind.

Please note that the property is equipped for 5 people. This is the maximum that may be accommodated and must not be exceeded.

No smoking inside the property.

We reserve the right to refuse entry to evict the whole party if these conditions are not observed or if any member of your party causes nuisance to our neighbours or uses offensive behaviour.

We strongly advise that you take out insurance against cancellation of holiday. Any cancellation of the booking must be made in writing. The following charges apply:

More than 8 weeks before arrival date - loss of deposit

Less than 8 weeks before arrival - loss of deposit and 100% of balance

Should we be able to re-let the property the fees will be refunded less an administration charge of £50.

In order that the property can be thoroughly inspected between lets, holidays commence at 4pm on the date of the arrival and terminate at 10am on the day of the departure.

Linen, bath towels and kitchen utensils are supplied in accordance with the attached inventory.

No liability is accepted in respect of loss or damage to any members of your party, their baggage, car or contents save where otherwise required by English Statute Law.

The property is a holiday home and is let for the purposes of holidays within the meaning of paragraph nine of schedule 1 of the Housing Act 1988 or any amendment thereto and as such confers upon you no right of occupation or security of tenure.

I declare that I am over 18 years of age and I have read and accept for myself and my party the Booking Conditions as detailed.

I Agree		I Disagree	
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**Please sign and enclose with booking form**