

## RENTAL AGREEMENT PIERREVERT 2018

**Between : the Property Owner :** Mrs Anne-Marie Martin

Address: 6 impasse des Romarins, 04860 Pierrevert, France

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Tel: 0033 (0)4. 92.78.45.04(home) 06.17.13.18.21 (mobile)

**And the Holidaymaker :**

.....  
Address: .....

Email : .....

Tel. : home :

Mobile :

**1. Rental dates:** from Saturday **../../2018** from **4 p.m.** onwards to Saturday **../../2018** until **11 a.m.**

This holiday contract is solely for the duration mentioned above and is between the owner and the named holidaymakers, no other adult or child can be accommodated.

On animal (dog only) can be accepted. 30 euros supplement per week.

Please do not arrive sooner than the arrival time of 4 p.m. so that the location is ready and the owner is present. If you plan on arriving after 9 p.m., kindly inform the owner.

**2. Rental rate: .... euros.**

The reservation is effective after payment of a deposit: 20% of the amount, i.e. ... **euros** (by French cheque or bank transfer if from abroad) and after returning the first and last pages of the present contract, completed and signed. This should be done within 3 weeks of the contract date and in any event prior to arrival.

The remainder of the rental rate will be payable by cheque upon arrival. If the reservation is from abroad, payment should be arranged by bank transfer prior to arrival. The unpaid balance for this contract is: **.... euros.**

A refundable damage deposit of 100 euros is payable upon arrival by cheque or by cash. It will be returned at departure upon checking the inventory and that no damage has been assessed.

Included in the price are: electricity, bed linen, bath and kitchen towels. Pool towel when in season.

### **3. Description:**

The rental property is a studio of approx. 30 m<sup>2</sup> on the garden level of an architect-built villa. It is situated in a quiet cul-de-sac 6 impasse des Romarins in Pierrevert, Alpes de Haute Provence. Pierrevert centre is approx. 15 minutes' walking distance and Manosque, the local town is 10 minutes away by car.

The studio has its own entrance leading directly to the kitchen area fitted with units and appliances: small dishwasher, fridge, oven, micro-wave, 2 induction plates, coffee maker, kettle, toaster, blender etc.

Lounge area with flat screen TV on wall, leather sofa.

Bedroom area with wardrobe (containing ironing table and iron), double bed (1.60 m wide).

Access to shower room/sink/toilet by sliding door. This area also contains a small washing machine. Hair-dryer available. Wall-mounted towel heater.

French door leading to small private wooden terrace with table and 2 chairs. Parasol.

The pool is 12mx5m with an electric cover to keep the heat in at night. There is also a heating pump if necessary. Access is by stairs. This is not a diving pool as not deep enough.

Owners will take care of all maintenance of the pool and will use the pool only during the guests' absence.

BBQ for the sole use of guests (if risk of fire due to dry weather conditions, BBQ use will not be possible). Pétanque area in garden.

### **4. Cancellation:**

The 20% deposit is called "arrhes" in French. This legally means that the holidaymaker who cancels his holiday will not get his deposit back. However, as a gesture of goodwill, the owner will reimburse the deposit if the cancellation is made at least 8 weeks before the starting date of the holiday with a valid proof (medical certificate for example).

If the holidaymaker cancels the holiday within 8 weeks of arrival date, the owner will not reimburse the deposit.

If the owner has to cancel the holiday:

Between contract date and 8 weeks of arrival date: full refund of deposit.

Within 8 weeks of arrival date, the deposit will be reimbursed twice its value (for instance it would be in this contract, ... euros).

A cancellation made by the owner would be exceptional due to an

unforeseen event affecting the rental place or of a personal nature preventing the owner from fulfilling the contract.

If the holidaymaker chooses to shorten his holiday once already on site, no money will be reimbursed.

It is therefore advisable for the holidaymaker to have travel insurance to cover a cancellation, or any damage caused to the property.

### **5. Inventory:**

A complete list of all items in the rental will be available in the studio. The holidaymaker will be informed if there is anything missing or if an appliance is not working and replacement or repair prior to his/her arrival has not been possible.

It is therefore advisable to inform the owner immediately if there is any problem or anything broken during the stay and not to leave it until departure time.

### **6. Owner(s) presence:**

The holidaymaker will be informed prior to his/her arrival of the presence of the owner and any other members of her family. The holidaymaker will have their own entrance key and a remote control key to open the gate. They will be able to park their car under the shade of the carport inside the property.

The owner might have to enter the studio in case of emergency (for instance to access the electrical switchboard or fuse box) and will always inform the holidaymaker if possible.

Each party will respect the other's privacy but the owner will be happy to be available to answer or give any information related to the property or the region.

### **7. Security:**

The holidaymaker should lock both doors (the French window on the bedroom side and the entrance door) as well as making sure that the gate is closed once he/she leaves the property (the remote control has to be used as the gate does not close automatically).

The pool has an electric cover which will be operated on by the owner mornings and nights. A robot is used to clean the pool and might be left in the water. It is advisable not to walk on it.

### **8. General conditions:**

- The contracting holidaymaker must be aged 18 or over.
  
- No smoking is permitted inside the rental studio. (no stubs in the garden please).

- The holidaymaker agrees to respect the environment, the neighbour's right to privacy. In conformity with French law, no loud noises are to be made after 10 p.m.
- The rental property should be left in the state it was found. However, the owner will be responsible for washing any bedding, towels which should be left in the studio.
- If the holidaymaker has a dog, please remove any "waste" from the garden. A shovel and bags will be available. The dog is not allowed in the pool. Please protect the leather sofa and remove dog's hair.

**Date of contract: ../../201.**

Owner's signature:

Mme Anne-Marie Martin



Please handwrite below: "5-page contract read and approved"

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Holidaymaker's name and signature :