

RENTAL CONTRACT

Dear Sir/Madam

In response to your request to rent the Gîte du Rouquet, please find the rental contract below.

If you are content to proceed with the rental, please send me back the completed example, accompanied by a cheque for the deposit of 25%. Please would you sign the contract after hand-writing « read and approved » and « lu et approuvé » before your signature to confirm that you have read and understand the contract.

We look forward to welcoming you to the Mas du Pavillon for your holiday and we are sure you will very much enjoy your stay at the Gîte du Rouquet.

Between the lessor,

Mr. OUTFIN Henry, living at the Mas du Pavillon, Le Pavillon 30124 L'ESTRECHURE, tel 04 66 83 38 20

And the lessee,

Mr/Mrs/Ms _____

Address _____

Tel: _____ Email address: _____

Number of people : _____

For the rental of the furnished gîte named « Gîte du Rouquet » with a maximum capacity of 4 people situated at : Mas du Pavillon, Le Pavillon 30124 L'ESTRECHURE
Habitable area 35 m², one bedroom with a double bed and en-suite shower room with WC, a living room with sofa-bed for two people and corner kitchen. Private south facing terrace.

The price includes electricity, water and rental of cotton bedding and towels.

The lessor rents the property:

From _____ 2016 à 16 H00 until _____ 2016 à 10H00

The rental price is fixed at _____ €

A refundable deposit as a guarantee that the gîte will be left in a clean condition for 50 € will be demanded on arrival. This will be given back to you on your departure if the gîte is considered to be handed back in the same condition of cleanliness as it was found on your arrival.

In addition, a refundable deposit of 250 € will also be demanded on arrival and will be given back to you within a maximum period of 7 days after your departure provided there has been no damage to the gîte, the furniture, furnishings or the environs by yourself(ves) or any guests whom you may have invited into or onto the property. Any damage will be made good from this said deposit.

Please note that smoking is not allowed within the building and domestic pets are forbidden because we have cats.

There is a taxe de séjour demanded by the Government to be paid by holidaymakers in France. In our valley this amounts to 0,50 € per night per personne. This sum is required to be paid on arrival.

- The rental agreement will take effect if I receive, by return mail, before the _____ 2016
- An example of this contract with the mention « *Lu et approuvé* » and « *Read and approved* » **handwritten on the contract**
- The deposit amounting to 25% or _____ € cheque written to the order of Mr Henry Outfin

Document signed at l'Estrechure the _____ 2016,

_____ The owner/lessor

I understand the conditions of rental herein stated including the document « Description of Rental - Gîte du Rouquet » and I agree that the cost of the rental (or remaining costs after deposit taken into consideration) and the taxes de séjour will be paid on arrival and that cheque deposits for cleaning and

potential damage will be handed to the lessor the same day.

Signed the _____ at _____

The lessee Mr/Mrs/Ms _____

Signature (preceded by the **handwritten words** « *Lu et approuvé* » and « *Read and approved* »)

DESCRIPTION OF RENTAL - GITE du ROUQUET

General Information

Exact address of the property to be rented: Mas du Pavillon, Le Pavillon 30124
L'ESTRECHURE
Telephone: 04 66 83 38 20
Email address: v.outfin@gmail.com

Ancient farmhouse « Mas », 300m from the road (D39) sitting alone in 50 acres of woods and meadows with streams and surrounded by open countryside.. Views of the Cévennes mountains and chestnut woods.

You will be greeted by Henry and Valerie Outfin, who live in the main house of the Mas du Pavillon.

- ❖ Two roomed apartment with en suite shower room and WC called « Gîte du Rouquet »
- ❖ Capacity: 2-3 people
- ❖ Domestic animals are not accepted
- ❖ Smoking is not allowed in the building
- ❖ Not suitable for children or the handicapped as there are many steps and slopes around the property and many waterfalls in the streams.

Description of the Rental

- ❖ Entirely furnished and situated on the ground floor of the farmhouse.
- ❖ Floor area of 40 m2 comprising large living room with corner kitchen, separate bedroom with en suite shower room.
- ❖ Private south facing terrace with sunbeds, table and chairs.
- ❖ Shared with the owners of the property there is a separate utility building where you have free access to the washing machine and clothes dryer

Equipment

A double bed (140 x 190 cms) with a memory foam mattress, mattress protector, covers and duvets, pillows (2 per person), sheets, pillowcases and towels (100% cotton). Sofa-bed in the living room.

Fridge with freezer compartment, induction hob (3 rings), dishwasher, combination oven (microwave/grill/oven), cafetière, kettle, toaster, saucepans and a complete set of crockery, glasses, bowls and kitchen utensils for 6 people. Table, 4 chairs, living room furniture.

Electric radiators for cold spells.

A flat screen TV with French, English and other European satellite channels (not SKY main or Canal+), DVD player with variety of films to watch in French and English, Hi-Fi

speakers with connection for devices, Wi-Fi router with unlimited internet access, iron and table top ironing board, vacuum cleaner. On the terrace : 2 sunbeds, parasol, 4 chairs, a table and barbecue.

Situation

The gîte is situated in the middle of some beautiful countryside with views of the mountains and chestnut forests. The Mas is isolated, 4 kilometres from the nearest village, off the road and very peaceful. There are no close neighbours (the nearest is over a kilometre away). The house sits in 50+ acres of its own land - woods, meadows and streams and is surrounded by forests (some owned by the National Forestry Commission).

Closest towns: Lasalle 10 Km , Saint Jean-du-Gard 15 Km

Train station: Alès 37 Km.

Airports 80 Km (Nîmes et Montpellier).

In the village : Post Office - auberge / bar / bakers / small grocery shop (mornings only)

Supermarket, doctor, pharmacy, bank, markets and other commerce at Lasalle (10 kms), doctor, pharmacy, bank, markets et other commerce at Lasalle (10Km) and Saint-Jean-du-Gard (15Km).

Leisure / Things to Do (according to season)

In addition to the unspoiled wildlife in the Cévennes, in just over an hour by car you can get to:

- ❖ The Camargue to the South, famous for white horses, black bulls, pink flamingoes and other birdlife.
- ❖ The Gorges of the Tarn and Jonte rivers to the North have some rare species of plants, insects and birds including 4 species of vultures.
- ❖ The Grandes Causses (limestone plateaux above the Cévennes) is one of the best sites to see orchids in France in May, June and July.
- ❖ The Garrigue, between the Cévennes and the Mediterranean, presents an astounding array of flowers in the Spring and interesting reptiles in the summer.

There is also a wealth of sites and vineyards to visit and numerous outdoor activities to make your holiday memorable:

- ❖ Canyoning
- ❖ Canoeing
- ❖ River bathing
- ❖ Climbing
- ❖ Bungee jumping
- ❖ Fishing
- ❖ Tree-top adventure
- ❖ Via ferrata
- ❖ Foraging for edible plants.

An ideal holiday rental for 2, either a couple sharing the double bed or two friends using the bed and sofa-bed in the living room.

There is access to our 50 acres of land with woods, meadows, stream and waterfalls. You are just a short walk away from some impressive hiking routes. We provide hiking maps and brochures, binoculars, baskets and several reference books to identify flora and fauna. We also have a selection of brochures for you to decide what to do and where to go.

There are many places to go and things to do within easy reach of the gîte including the Bambouseraie des Cévennes, the Little Steam Train and several fascinating caves, mediaeval villages and Roman towns including historic Nîmes. For a list of possible days out please consult our website www.le-rouquet.fr