

## Booking Conditions

1. The property may be offered for holiday rental subject to confirmation by Chris and Wendy Blakeman ('the owners') to the renter ('the client').
2. To reserve the 'property', the client should complete the online booking form, the submitting of which acts as a signature. By submitting the booking form the client is agreeing to all the booking conditions and has fully read and understood them. They have also read all details regarding the cottage and property that is available on the web site [www.grangedumoulin.com](http://www.grangedumoulin.com) or [www.lesvallaies.com](http://www.lesvallaies.com) [www.french-gites-and-villas.com](http://www.french-gites-and-villas.com) Payment of the initial non refundable deposit (£250 per cottage) must be paid within 5 working days of confirmation of the receipt of the booking form otherwise the reservation will be cancelled. Please note that this deposit will not be refunded in the event of cancellation by the client. **The client is strongly recommended to arrange a comprehensive travel insurance policy including cancellations cover and to have full cover for the party's personal belongings and public liability etc. since these are not covered by the owners insurance.** The deposit constitutes part of the total rental fee. Electricity, cooking gas, hot and cold water and taxe de sejour are included unless otherwise indicated. Heating fuel is not included. Following receipt of the booking form and deposit, the owners will send a confirmation statement. This is the formal acceptance of the booking.
3. The balance of the rental is due not less than 10 weeks before the start of the rental period. If payment is not received by the due date, the manager reserves right to give notice in writing that the reservation is cancelled. The client will remain liable to pay the balance of the rent. Reservations made within 10 weeks of the start of the rental period require full payment at the time of booking. Once paid no refund will be given of any part of the balance payment in the event of cancellation by the client even if the owners re book the property. **The client is again strongly recommended to arrange a comprehensive travel insurance policy including cancellations cover.**
4. A security deposit of £300 may be taken and the manager will claim costs incurred for the replacement of breakages or repair of damage to the property caused by the client. This clause shall not limit the clients liability to the owner. Under no circumstances can the security deposit be used as payment by the client for extra services.
5. Any chargeable expenses arising during the rental period (e.g. catering, babysitting, cleaning service, linen / towel hire, and vine walks etc ) should be settled locally with the owner on the day before departure. Wine tastings if pre booked must be payed in full even if cancelled by the client prior to the event unless a replacement person can be found.
6. The rental period shall commence at 16.00 (4.00pm) on the first day and finish at 10.00 (10.00am) on the last day. The manager shall not be obliged to offer the 'property' before the time stated and the client shall not be entitled to remain in occupation after the time stated. If you expect to arrive after 7pm you must contact us, otherwise we cannot guarantee being present to hand over the key. The maximum number to reside in the 'property' must not exceed the number stated in the details .Our property is not suitable for animals / pets . Smoking is not permitted in the cottages.
7. The client agrees to be a considerate tenant and to take good care of the 'property' and to leave it in a clean and tidy condition at the end of the rental period. Music, radio, television noise must not be at a level that can be heard outside the property.
8. The manager reserves the right to claim costs incurred for additional cleaning if the client leaves the 'property' in an unacceptable condition. The client also agrees not to act in a way which would cause disturbance to those resident in neighbouring properties.
9. The client shall report to the owner without delay any defects in the 'property' or breakdown in the equipment, plant, machinery or appliances in the 'property', garden or swimming pool, and arrangements for repair and/or replacement will be made as soon as possible. Any problems regarding the condition or cleanliness of the property must be reported to the manager without delay.
10. The owner or manager shall not be liable or responsible to the client :  
for any defect or stoppage, temporary or otherwise, in the supply of public services to the 'property', nor in respect of any equipment, plant, machinery or appliance in the 'property', garden or swimming pool.  
for any disturbance, noise or work occurring in the area surrounding the property by neighbours or other persons.  
for loss , damage or injury which is the result of adverse weather conditions,riot, war, strikes or any matters beyond the control of the owner.  
for any loss, damage, or inconvenience caused to or suffered by the client if the 'property' shall be destroyed or substantially damaged before the start of the rental period and in any such event, the owner shall, within seven days of notification to the client, refund to the client all sums previously paid in respect of the rental period.
11. During your stay we occasionally take photos for publicity, web site and social media pages. We do not take close up photos of individual children, only groups for example at the picnic or pottery painting. You must inform us if you do not wish your child or yourselves to appear in any photo at the time. We will keep your email address and send no more than 4 newsletters a year, you may opt out at any time. We do not give your email to anyone else.
12. Under no circumstances shall the owners liability to the client exceed the amount paid to the owner for the rental period.

This contract shall be governed by English law in every particular including formation and interpretation and shall be

deemed to have been made in England. Any proceedings arising out of or in connection with this contract may be brought in any court of competent jurisdiction in England.