

Terms and Conditions

Brittany Thatched Cottages, Le Helleguy, Quistinic, 56310, FRANCE

DEFINITIONS

The **VILLA** at Treboul, Douarnenez (the 'Property') is offered for holiday rental subject to confirmation by Mr & Mrs N. Young (the 'Owners') to the renter (the 'Client').

RESERVATIONS & PAYMENT

Reservations may be agreed by email, telephone/fax or post. To confirm a reservation, the Client should complete and sign the booking form and return it together with payment of the initial non-refundable deposit (25% of the total rent due). Following receipt of the booking form and deposit, the Owners will send a confirmation statement/receipt. This is the formal acceptance of the booking.

Reservations will be held 'open' for seven days to allow for receipt of the completed booking form and deposit.

The balance of the total rental charge, together with a **Security Deposit** (see below) is payable **NOT LESS THAN EIGHT WEEKS** before the start of the rental period. If payment is not received by the due date, the Owners reserve the right to give notice in writing that the reservation is cancelled. The Client will remain liable to pay the balance of the rental unless the Owners are able to re-let the property. Reservations made within eight weeks of the start of the rental period require full payment at the time of the booking.

As the majority of the Owners' business is with U.K. clients, prices are shown in GB Pounds. Payment can be made by sending a cheque drawn against a U.K. bank or by online bank transfer. For payment in euros, a cheque drawn against a French bank is acceptable as is an online bank transfer. All charges for receipt of payments or refunds of Security Deposits, from, or to, any other European or worldwide bank are to be borne by the Client.

By sending a payment to the Owners, the Client is indicating that they have read and accepted in full, these terms and conditions.

SECURITY DEPOSIT

A refundable Security Deposit of £250 is required in case of damage/loss to the property or its contents. The sum reserved by this clause shall not limit the Client's liability to the Owners. The Security Deposit must be paid with the balance. The Owners will account to the Client for the Security Deposit and refund the balance due within two weeks of the end of the rental period. If any damage/loss is incurred during the rental period, the Client will be invoiced accordingly.

CANCELLATIONS

Any Client cancelling a booking must do so in writing and the following charges will apply, being calculated from the date of receipt by the Owners of the written cancellation.

Up to 8 weeks prior to the first date of rental	-	loss of deposit
Less than 8 weeks prior to the first date of rental	-	100% of rental cost.

Refunds over and above this are at the discretion of the Owners e.g. in the event that the villa is successfully re-let.

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INSURANCE

The use of the accommodation, grounds, equipment or other amenities at the villa is entirely at the Client's own risk and the Owners accept no responsibility for any injury, loss or damage to guests personally, their belongings or vehicles.

Clients are strongly advised to arrange a comprehensive travel insurance policy which provides cover for holiday cancellation, loss/damage to personal belongings, vehicle breakdown/recovery and personal liability etc. **Clients are reminded to bring healthcare cover with them.**

RENTAL PERIODS

Rental periods begin and end on a Saturday during the Peak Period but can be flexible at all other times subject to agreement. The rental period shall commence from 16.00 on the date of arrival and shall finish at 10.00 (am) on the date of departure. This ensures adequate preparation time prior to each Client arrival. The Owners shall not be obliged to offer the accommodation before the commencement time stated and the Client shall not be entitled to remain in occupation after the departure time stated.

ACCOMMODATION

The maximum number of persons to reside in the villa must not exceed 5 unless the Owners have given written permission to the contrary.

FUEL

Gas and electricity are included in the rental charge for the villa. During the months October to April inclusive, a weekly supplement is charged to cover heating expenses (please refer to the Booking Form or website for the current rate). This covers the use of the villa's underfloor & central heating system. Meters are read at the start and end of each rental period. Refunds may be given during this period at the discretion of the Owners where considered appropriate. Conversely, excessive usage (if the pre-set system control is changed in any way) resulting in an exceptional heating cost may result in an appropriate deduction from the Security Deposit.

LINEN

Quality bed linen, duvets, pillows, house robes, tea towels, hand and bath towels are provided. Please bring your own beach towels with you.

CONSIDERATION

The Client agrees to be a considerate tenant and to take good care of the property and to leave it in the same clean and tidy condition at the end of the rental period. NB. A departure cleaning service is available – please refer to the Booking Form. The Owners reserve the right to make a deduction from the security deposit to cover additional cleaning costs, if the Client leaves the property in an unacceptable condition.

The Client also agrees not to act in any way which would cause disturbance to residents in neighbouring properties.

Clients are requested **not to smoke** inside the villa and the Owners express their appreciation for co-operation with this request.

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BREAKAGES/BREAKDOWNS

The Client shall report to the Owners without delay any defects within the property or breakdown of equipment, machinery or appliances within the property or in the garden/patio areas. Arrangements for the repair and/or replacement will be made as soon as possible.

The Owners shall not be liable to the Client:-

- a) for any temporary defect or stoppage in the supply of public services to the property, nor in respect of any equipment, plant, machinery or appliance in the property or garden
- b) for any loss, damage or injury which is the result of adverse weather conditions, flood, riot, war, strikes or other matters beyond the control of the Owners
- c) 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 Owners shall, within 14 days of notification to the Client, refund to the Client any balance payments previously paid in respect of the hire period.
- d) Under no circumstances shall the Owners' liability to the Client exceed the amount paid to the Owners for the rental period.

PETS

Family pets are welcome in the villa where written authorisation / agreement have been granted by the Owners in advance. The supplement is charged for each pet @ £50. Further conditions are as follows:

- a) We request that pets should not be allowed on any of the furniture in the villa
 - b) Pets should be walked off site to avoid toileting within the villa grounds. We appreciate that 'accidents' may occur within the grounds and in these events we request that any litter be cleared up straight away
 - c) The refundable Security Deposit is increased to £350
 - d) The Departure Cleaning Service is mandatory for guests holidaying with pets.
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