

## BOOKING TERMS AND CONDITIONS

1. The property known as St Leon (the Property) is offered for holiday rental subject to confirmation by SARL Fish Tank France and managed by Mr J & Mrs S Coates (the Owners) to the renter (the Client).
2. To reserve the "Property", the Client should complete and sign the booking form and return it together with payment of the initial non-returnable deposit (25% of the total rental due). Following receipt of the booking form and deposit the owner will send a booking confirmation and receipt. This is the formal acceptance of the booking.
3. The balance of the rent together with the security deposit (see Clause 4) is payable not less than 8 weeks before the start of the rental period. If payment is not received by the due date, the Owner reserves the right to give notice in writing that the reservation is cancelled. The Client will remain liable to pay the balance of the rent unless the Owner is able to re let the property. In this event Clause 5 of the booking conditions will apply. Reservations made within eight weeks of the start of the rental period require full payment at the time of booking.
4. A security deposit of €200/ £200 is required for each property in case of, for example, damage to the property or it's contents. However the sum reserved by this Clause shall not limit the Client's liability to the Owner. The Owner will account to the Client for the security deposit and refund the balance due within 2 weeks after the end of the rental period.
5. Subject to Clauses 2 and 3 above, in the event of a cancellation, refunds of amounts paid will be made if the Owner is able to re let the Property and any expenses or losses incurred in so doing will be deducted from the refundable amount. The Client is strongly recommended to arrange a comprehensive travel insurance policy (including cancellation cover) and to have full cover for the party's personal belongings, public liability etc., since these are not covered by the Owners insurance.
6. The rental period shall commence at 4pm of the first day and finish at 10am of the last day. The Owner shall not be obliged to offer accommodation before the time stated and the Client shall not be entitled to remain in occupation after the time stated.
7. The maximum number to reside in the Property must not exceed 18 (La Fermiere 12 and Le Pressoir 6) unless the Owner has given written permission.
8. Due to reasons of hygiene animals are not permitted inside the property without written prior agreement.
9. 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. The Owner reserves the right to make retention 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 those residents in neighbouring properties.
10. The Client shall report to the Owner without delay any defects in the Property or breakdown in equipment, plant, machinery or appliances in the Property, and arrangements for repair and/or replacement will be made as soon as possible.
11. The Owner shall not be liable to the Client:  
For any temporary defects or stoppage in the supply of public services to the Property, nor in respect of any equipment, plant, machinery or appliances in the Property, or garden for any loss, damage or injury which is the result of adverse weather conditions, riot, war, strikes or other 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 damaged before the start of the rental period and in any such event, the Owner shall within seven days of the notification to the Client, refund to the Client all sums previously paid in respect of the rental period.
12. Under no circumstances shall the Owner's liability to the Client exceed the amount paid to the Owner for the rental period.

I HAVE READ YOUR TERMS AND CONDITIONS AND ACCEPT THEM ON BEHALF OF ALL MY PARTY WHO WILL RESIDE IN THE PROPERTY, ON WHOSE BEHALF I AM DULY AUTHORISED TO MAKE THIS AGREEMENT. I AM OVER 18 YEARS OF AGE.

**Date :**

**Signed :**

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