



Rental rules for all bookings

Please read and initial each page, sign the last page and return.

1) CHECK-IN TIME is AFTER 3 pm French time, and CHECK-OUT TIME is 10am. Any variation to be agreed with the housekeeper. Please keep the housekeeper advised of your expected arrival and departure times.

2) This is a NON SMOKING property. Local bylaws prohibit Bonfires and Fireworks between May and September, since these present a risk of starting fires in neighbouring agricultural land.

3) The house, its facilities and the gardens are provided to the number of guests listed in the Booking Reference as country holiday accommodation, with the express understanding that guests will leave the house and its facilities in the condition that you found them.

4) PETS. PETS are not permitted.

5) GARDENING. During your stay the gardener will visit once a week to maintain the garden.

6) HOUSEKEEPER AND LINEN. You have elected to use the weekly linen service so the Housekeeper will have made up the beds and provided towels and tea towels the day of your arrival. The housekeeper can be contacted to arrange extra linen changes which will be charged at €15 per person. Maid services and daily housekeeping are not included, however any additional services (eg provision of groceries on arrival) can be provided by mutual agreement with the Housekeeper who will advise you of any charges.

The house guide is provided to give you information on the property and its facilities, and local useful numbers (doctor, dentist, ambulance etc). If you have problems the Housekeeper can be contacted by mobile phone during the day and in emergency after 6pm.

7) SECURITY DEPOSIT. A security deposit of €250 is required. This must be received within five (5) days of booking the holiday property. The deposit is a security/damage deposit. The deposit is NOT applied toward rent; however, it is fully refundable within (14) days of departure, provided the following provisions are met:-

- a) No damage is done to property and gardens or the contents of them, beyond normal wear and tear. Guests are responsible for the full cost of making good any damage beyond normal wear and tear. We recommend you take out adequate travel insurance.
- b) No charges are incurred due to illegal activity, or to make good any misuse of the property.
- c) The property is left clean, and any debris, rubbish and discards are placed in rubbish bin, or recycling bags as appropriate.
- d) Kitchen all kitchen equipment, is left clean and there is nothing missing from the inventory.



- e) All keys are left in the key safe and the house is left locked.
- f) All charges accrued during the stay are paid prior to departure.
- g) No linens or towels are lost or damaged.
- h) The renter is not evicted by the owner (or representative of the owner) or the local law enforcement for any reason whatsoever.

8) PAYMENTS. The payments are set out on the invoice 10% of the holiday cost must be paid within five (5) days of booking the holiday property, a further 40% is due no later than 60 days before check-in, and the final payment of 50% of the holiday cost is due no later than 14 days before Check-in.

All prices are in Euros. Your bank will provide a direct inter-bank transfer service..

9) CANCELLATION. A sixty (60) day notice is required for cancellation. Cancellations that are made more than sixty (60) days prior to the Check-in date will incur no penalty, the security deposit and first payment of 10% will be refunded. Guests cancelling 60 days or less from Check-in will forfeit the payments they have already made for the holiday, the Security Deposit will be returned. Shortening the stay by late arrival or early departure does not qualify for a reduction in the rent.

10) MAXIMUM OCCUPANCY. The maximum number of guests is limited 6 or the number specified on the Booking.

11) FORCE MAJEURE. In the event of a force majeure (eg fire or flood) before the Check-in date that makes the property unusable, the owner will cancel the booking and refund in Euros any cleared payments already received from the Guests. This is the limit of compensation. We recommend that guests take our holiday insurance to cover any out of pocket expenses they incur for booking a replacement holiday.

12) PARKING. The property has a large gravelled area with ample parking for 3 vehicles. Parking on the lawn or the use of any other motor vehicles on the lawn is not permitted.

13) HEATING AND FIREPLACES. In the summer it is highly unlikely that you will require heating. Wood is not included in the rent. Electric heating is available for guests to use however; you are likely to exceed the inclusive allowance of electricity if you use heating or air conditioning. The electricity meter will be read at check-in and check-out and the cost of anything over 100kWh/wk charged to you at EDF's prevailing cost price (013c per kWh today).

14) WATER SUPPLY AND SEPTIC TANK. The property is supplied with mains water, and has its own Septic Tank for all waste water treatment. The septic system is very effective providing you adhere to the following rules:-

- a) Do not flush anything other than toilet paper. Feminine hygiene products, nappies, & wipes must not be flushed at any time, they will block the system, bins are provided in the bathrooms and these materials can be disposed of in the normal rubbish collection.
- b) Do not put any bleach products, or sterilising agents or antiseptics down the sinks or toilets, since these are not formulated to be safe in septic tanks. All cleaning/washing products must be "fosse sceptique" friendly, a starter pack of cleaning products will be provided and additional supplies can be purchased at supermarkets if needed.



In the unlikely event that there is a problem with the Septic Tank, the cause will be immediately evident, so call the Housekeeper who will arrange for the problem to be rectified. The cost of rectifying the problem will be charged to you if you have not adhered to these rules.

15) EQUIPMENT FAILURES. Should any of the equipment in the house fail please contact the Housekeeper and we will make our best efforts to rectify the problem.

16) FALSIFIED BOOKINGS. Any booking obtained under false pretence will be subject to forfeiture of advance payment, deposit and/or rental money, and the party will not be permitted to check in.

17) WRITTEN EXCEPTIONS. Any exceptions to the above mentioned policies must be approved in writing in advance.

18) GARDEN EQUIPMENT. Deckchairs Sunbeds and Parasols are all stored in the garage. Your key opens the right hand door.

19) BBQ. Instructions for the barbecue are in the attached booklet.

20) TOURIST INFORMATION. Is on the TV stand, there is a tourist information office in the square in Jugon.

21) EQUIPMENT MANUALS: Are in the top draw by the door in the kitchen.

22) GATES: Please keep the gates closed at night to keep out any unwanted wild pigs.

23) BREXIT: In the event that the UK's withdrawal from the EU makes it impossible for guests to travel to France for their holiday the payments received and the security deposit will be returned to guests. In the event that the UK's withdrawal from the EU prohibits the property owners from letting the property for any reason guests holiday payments and security deposit received will be returned to the guests. This is the limit of compensation for the loss of a holiday booking. Guests who wish to recover their travel costs and costs and costs of a replacement holiday must make their own travel insurance arrangements to compensate for these and any other costs.

Homeowner assumes no responsibility for illness or injury or losses that may incur to any member of your party while on the premises.

Read and approved by

Signed _____ Dated _____