

## Toll Barn Cottage - Booking Conditions

All prices are for Toll Barn Cottage as described. The property is available from 3pm on day of arrival (unless otherwise stated) and **must** be vacated by 10am on the day of departure. Failure to do so may result in a levy imposed on you by the property owner.

A binding contract exists between you and the property owner when you receive confirmation of the booking from the owner. A full payment is required by PayPal using debit or credit card. This is fully refundable if the holiday is cancelled 8 weeks before start date and 75% refundable 4 weeks before start of holiday.

You are strongly advised to take out holiday cancellation insurance. If you have to cancel your holiday, you shall e-mail us immediately.

Very occasionally, forces beyond our control will render the property unfit for letting at the time of your holiday. Should this occur, the Owner has the right to cancel your booking but will endeavour to find alternative accommodation for you where possible. If alternative accommodation cannot be found or if you refuse it on reasonable grounds, the Owner will refund all monies paid by you.

The cleanliness and quality of the property are the responsibility of the property owner.

Please note that you are required to keep the property clean and tidy and leave it in a similar condition to that in which it was found. You are requested to wipe up spills, wash, dry and put away all pots and utensils and take out all rubbish and foodstuffs when you vacate. Please do not move furniture around and please replace smaller effects if you move them. Dispose of all rubbish thoughtfully.

You are liable to the property owner for any damage incurred to the property and/or its contents by you or any member of your party during your stay. Damages must be reported to the property owner immediately.

One well-behaved dog is allowed downstairs.

Faults do occur from time to time. Please be patient. We cannot guarantee against them. We reserve the right to admit trades people into the property (with notice) for necessary repairs and maintenance or for emergencies (without notice).

The property owner have the right to terminate the contract if these booking conditions are ignored to the detriment of the property, the property owner, their employees or to neighbours of the property.

Property owner nor the caretakers are liable for any loss, damage, expense, injury or death caused during your stay unless negligence by any of the above parties is proven.

**I have read, understood and agree to abide by the above conditions, and have had the opportunity to seek independent legal advice.**

<b>Signed</b>	
<b>Print Name</b>	
<b>Date</b>	
<b>Name of Property</b>	Toll Barn Cottage
<b>Dates of Holiday</b>	