

TERMS AND CONDITIONS OF BOOKING AT MAS DE LA BAOU

Article 1 – This seasonal rental agreement applies to rental of Mas de La Baou accommodations.

Article 2 – Length of stay: The guest who makes a booking for a fixed period of time may in no case invoke any right to remain in the premises at the end of the stay without the owner's agreement.

Article 3 – Conclusion of the agreement: The reservation becomes effective when the guest has sent to the owner a **deposit of 25%** of the total price of the stay within **5 days**.

This payment implies full acceptance of this present terms and conditions of booking. The rental may in no case benefit to any third parties.

Article 4 – Payment of balance: The balance of the rental has to be paid **one month before arrival**.

Article 5 – Cancellation by the renter: Any cancellation must be made by mail or email to the owner.

a) *cancellation before arrival:*

- The deposit is kept by the owner.
- If the cancellation occurs less than 30 days before the scheduled date of occupancy, the owner keeps the total amount of the rental.
- If the renter does not arrive within 24 hours following the arrival date indicated in the agreement, the present agreement becomes null and void, and the owner may dispose of his accommodation.

b) *if the stay is cut short*, the owner keeps the amount of the rental without any refunding.

Article 6 – Cancellation by the owner: The owner refunds to the renter all sums paid, plus an indemnity equal to 50% of the rental cost.

Article 7 – Arrival: The renter must present himself on the date specified **between 4 and 9 PM**. In the event of a late or postponed arrival, the renter must notify the owner in advance.

Article 8 – Inventory of premises: An inventory will be signed by the renter and the owner or his representative when check in and check out. This document constitutes the sole reference in the event of dispute regarding the condition of the premises.

The vacationer is responsible for cleaning the premises during the rental period and before leaving, or has to pay for a final cleaning fee.

Article 9 – Security deposit: When the renter arrives, the owner will ask for a security deposit of **30%** of the rental price. This deposit is returned at check out, minus the cost of restoring the premises to their original condition if damage is found after the inspection report drawn up jointly.

In the event of early departure preventing the check out inspection, the security deposit is returned by the owner within a maximum of one week.

Article 10 – Use of premises: The renter must ensure the peaceful nature of the premises.

The renter must respect the specific rules which will be explained on arrival for using Internet and the natural swimming pool.

Lodgings are strictly **no smoking**.

Pets are not allowed.

Article 11 – Capacity: The contract is established for the maximum capacity of the lodging. No additional person will be accepted.

Article 12 – Departure: On the last day, our guests are requested to **leave before 10 AM**.