

Holiday Letting Contract

Between
Antony & Linda Bellekom
and

**For self-catering holiday accommodation at the property known as
Thouvenin and/or L'Ecurie, 25 avenue de Saintonge, 17770 Migron,
France**

1. This is a binding contract between 'the Property Owners' (Mr and Mrs A Bellekom), the nominated party leader, and every adult member of the holiday party 'the Client'.
2. A non-refundable deposit of 20% of the total rental cost is payable in order to reserve the property for the specified dates and this secures the agreed booking period providing the completed (and signed) Booking Form and Holiday Letting Contract have also been received. The balance of the rental is due not less than eight weeks (56 days) prior to the start of the holiday unless the accommodation is booked within eight weeks of the start of the holiday, in which case the full rental cost is due immediately in order to secure the booking.
Failure to pay the deposit in full within seven days of receipt of this contract, or the balance by the due date, will constitute a cancellation of the holiday by the Client. Reminders are not issued.
3. A Security Deposit of £100 per booking is payable *with a separate cheque* when payment of the balance is made. Damage to the property or its contents and cleaning costs will be charged against this Security Deposit. However, the sum reserved by this clause shall not limit the Client's liability to the Property Owners. The Property 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.
4. All cheques should be made payable to A. Bellekom.
5. In the event of a cancellation, a refund of any amounts paid will be made only if the Property Owners are able to re-rent the property. Any expenses or losses incurred in doing so will be deducted from the refundable amount. In no event will the deposit be refunded

although it can be used by way of deposit towards a subsequent letting at Thouvenin and/or L'Ecurie.

6. The Client is strongly urged to secure comprehensive travel insurance (including coverage for cancellation) and to have full insurance cover for the Client's personal belongings, public liability etc., since these are not covered by the Property Owner's insurance.

7. The rental period will commence at 4pm on the first day and finish at 10am on the last day - by which time the property must be vacated.

8. The maximum number to reside in the property must not exceed eight persons plus any infants.

9. The Property Owners will supply all bed linen, and bath and hand towels, and clean linen will be provided every Saturday during holidays lasting longer than one week. The Client should provide their own towels for use on the beach or poolside.

10. The Client agrees to be a considerate tenant, to take good care of the Property and its amenities and to leave the property in a clean and tidy condition at the end of the rental period. The Property Owners reserve the right to retain a portion of the security deposit to cover additional cleaning costs if the client leaves the property in an unacceptable condition. Further, the Client agrees not to act in any way that would cause disturbance to those living in neighbouring properties. The Property Owners are entitled to ask the Client to leave the property without any refund if in their opinion the behaviour of the Client or the Client's party is unacceptable.

11. Whilst every care is taken to provide an accurate description of the property, from time to time there may be alterations and improvements made. The Client accepts that no refunds are available for such discrepancies.

12. The Property Owners shall not be liable to the Client for the following:

- Any temporary defect or stoppage in the supply of public services to the Property, nor in respect of any equipment, plant, machinery or appliances in the Property.
- Any loss damage or injury which is the result of adverse weather conditions, riot, war, strike or matters beyond the control of the Property Owner, or 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. In such event, the Property Owners shall, within seven days of notification to the Client, refund to the Client all sums paid in respect of the rental period.
- Any loss or damage to the Client's property or injury to the Client and the Client's family and guests from whatever cause - the Client is expected to have his own insurance.
- Under no circumstances shall the Property Owner's liability to the Client exceed the amount paid to the Property Owner for the rental period.

13. It is the Property Owners' utmost concern that the Client has a pleasant stay. It is up to the Client to make any problem known to the Property Owners immediately it becomes apparent so that the Property Owners have an opportunity to correct the situation. Unless this procedure is followed no claim can be accepted. It must also be accepted by the Client that there are times when professionals cannot immediately be found to rectify a problem. The Property Owners will, however, do their best to rectify problems as soon as reasonably possible.

14. Insofar as permitted under applicable law this contract shall be governed by French law in every particular, including formation and interpretation, and shall be deemed to have been made in France. The Client consents that any necessary proceedings arising out of or in connection with this contract may be brought in the jurisdiction of the French courts. If a suit is brought in connection with this contract, the Client agrees to pay the Property Owner's legal fees.

Contract Accepted by the Client -

Signed _____

Printed

Date

Contact information for the rental

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