



# Uno Cottage Terms & Conditions

## Occupancy

'Uno Cottage' will be let for holiday use only. Weekly bookings are from Saturday to Saturday with a maximum of four person occupancy. Uno will be available to you from 3pm on arrival date and we ask you to vacate by 10am on your departure date, enabling us to prepare for our next guests.

## Booking & Payments

Provisional bookings will be honoured for up to seven days and will be confirmed on our receipt of a non-refundable deposit of 20% of the total holiday cost and a completed booking form. The hirer must be over 18 years of age. Upon booking Uno Cottage you are entering into an agreement with us and it will be deemed you have read, understood and agree to our terms and conditions. The balance payment is required 4 weeks prior to arrival date.

We will require a one hundred pounds (£100) security bond with the balance payment. This is a fully refundable bond returned within ten days of the completion of your holiday if the cottage is left in a clean and tidy condition. Deductions may be made for lost, damaged or broken contents or extra cleaning / laundry requirements or key replacements etc.

***Payments by cash or cheque please. (payable to C.L.Carr) or BACS transfer.***

We regret that we are unable to accept bookings from all male or all female parties and mixed sex groups under 21 years of age.

## Cancellation Insurance

We appreciate that a change of circumstance such as illness, bereavement, redundancy etc may mean a hirer is unable to take their holiday. Should you need to cancel for any reason please let us know in writing as soon as possible. The deposit remains non-refundable in all situations but we will do our utmost to re-let 'Uno Cottage'. Should we succeed your balance payment will be returned, if we are un-successful in re-letting you will be liable for the balance in full. We highly recommend you take out holiday insurance to cover any eventuality.

## Availability

In the event Uno Cottage is not available on the start date of your holiday for reasons beyond our control (i.e. Fire, flood damage) and we are unable to offer you another agreed date, ALL monies paid will be refunded in FULL to the hirer, who thereafter will have no further claim against the owners.

## Accessibility

Parking can be on either of the adjacent roads. There are steps into the front and rear of the property. The original narrow steep staircase at Uno Cottage may be un-suitable to persons who have difficulty climbing stairs. The bathroom is accessible only through the second bedroom

## Provided

Bed linen, bathroom towels, hand towels & tea towels are provided and must not be taken out of Uno Cottage. (Please bring your own beach towels) A high chair and travel cot are available upon request. (Sorry, we are unable to supply cot bedding)

## WiFi

There is free WiFi provided for our guests at Uno Cottage. Although a signal is not guaranteed in every room this can normally be achieved in the living area. A good connection will be dependent on the device used and may vary considerably between a Smart Phone, I-Pad/Tablet and laptop.

## Pets

We welcome a small to medium sized well behaved dog to Uno Cottage at no extra cost upon agreement that for the comfort of all our guests and neighbours,

Pets are not allowed on the furniture, especially the beds.

Pets are not left alone in the cottage

Any mess is cleared from the garden and access footpath

## Safety & Security

We have a NO SMOKING & NO CANDLES policy at Uno Cottage.

Guests are responsible for the care and security of Uno Cottage ensuring all doors and windows are suitably shut or locked whenever leaving the property.

## Liability

We do not accept any liability for injury to the hirer or hirer's party or for the loss or damage to property or vehicles belonging to the hirer or hirer's party however caused.

**On any breach of the above terms & conditions we reserve the right to enter and take possession of Uno Cottage.**