



Terms and Conditions for Wood Farm Cottages Ltd

- The hirer is responsible for the property and is expected to take all reasonable care of it. All equipment, utensils etc., must be left clean and the property must be left clean and tidy at the end of the hire period.
- All deposits are non-refundable.
- The hirer is responsible for any breakages or damage, and must inform the owners of such.
- Pets are not to be left unattended in the cottage, and are not allowed in bedrooms or on uncovered sofas (please see additional requests on "about us").
- All cottage interiors are NO smoking.
- The hirer agrees not use the premises' broadband facilities for unlawful purposes.
- Full payment must be received at least six weeks before the start of rental period, an additional sum of £25 will be levied after due by date.
- Cars are parked at owner's risk and no responsibility can be accepted for loss or damage to vehicles or their contents.
- Supervision of all children is the responsibility of the parents/guardians. The owners regret that they cannot be held responsible for your children, their behaviour or any accidents that occur during your stay.
- If the hirer is not entirely satisfied with the accommodation offered, they must contact the owner or the owners representative immediately and attempt to resolve the problem.
- Booking is from 3pm on day of arrival to 10 am on day of departure.
- When the hirer submits a booking via the online reservation system, the hirer will receive an automatically generated booking summary by email to the email address provided in the booking form. This does not form a contract between the owner and hirer. A contract shall only arise when the booking is subsequently confirmed in writing via a letter of confirmation sent by post or email.
- The hirer is responsible for their own cancellation insurance arrangements.
- Cancellations must be received in writing and the balance will be due unless we are able to re-let the cottage.
- The owners reserve the right to terminate the booking without refund if - the behaviour of any guest is considered unacceptable, or - the number of occupants exceeds that stated on booking, or exceeds the number a cottage sleeps.

- All group bookings of 3 or more cottages agree to pay a damage deposit of £100 - fully REFUNDABLE if all cottage contents are left in a satisfactory condition on departure (in addition to non refundable holiday deposit).
- The owners regret that they cannot be held responsible for any accident that occurs whilst on the premises.
- The owners reserve the right to seek compensation for any damage discovered after guests have departed.

Friday, 03 July 2015