

LYCIAN VILLAS BOOKING & RENTAL CONDITIONS

- 1) The properties known as Villa Kadyanda and Villa Latona in Uzumlu, Fethiye, Mugla, Turkey are offered for holiday rental subject to confirmation by M. Burden (Owner) to the renter (Client).
- 2) To reserve a Property the Client should complete and sign the Booking Form, which assumes agreement to these Rental Conditions, then return it together with the payment of the non-returnable Deposit (25% of the total rental due). Following receipt of the Booking Form and Deposit the Owner will send a Booking Confirmation and Receipt. This is the formal acceptance of the Villa Rental Booking.
- 3) The balance of the Rental together with the Damage Deposit (see clause 4) is payable not less than 8 weeks before the start of the Rental Period. If payment is not received by the due date the Owner reserves the right to give notice in writing, or by email, that the reservation is cancelled. The Client will remain liable to pay the balance of the rental unless the Owner is able to re-let the Property (see clause 5). Reservations made within 8 weeks of the start of the Rental Period require full payment at the time of booking. When the full payment has been received together with a signed Booking Form a receipt will be provided together with the Arrival Directions and the Code for the key safe containing the door keys.
- 4) A Damage Deposit of £150 is required in case of damage to the Property, services or the contents. However the sum reserved by this clause shall not limit the Client's liability to the Owner. The Owner will account to the Client for the Damage Deposit and refund the balance due within 7 days of the end of the Rental Period.
- 5) Subject to Clauses 2 and 3 above, in the event of Cancellation, refunds of amounts paid will be made if the Owner is able to re-let the Property and any expenses or losses incurred will be deducted from the refundable amount. The Client is recommended to arrange a comprehensive travel insurance policy (including cancellation cover) and to have full cover for personal belongings, public liability etc., as these are not covered by the Owner's insurance.
- 6) The maximum numbers to reside in the Properties must not exceed 13 people in Villa Kadyanda or 13 people in Villa Latona unless the Owner has given written permission. The Rental Period will commence at 16:00hrs on the first day and finish at 10:00hrs on the last day. The Owner will not be obliged to offer accommodation before the time stated and the Client will not be entitled to remain in occupation after the time stated.
- 7) Specific directions are provided to the properties and we recommend a Transfer Company who are familiar with the location of the villas. Should you arrange your own transport and then require guidance from our local agent on arrival you will be liable for their costs. Likewise should you lose or require additional keys the local agent will provide these at an agreed price.
- 8) The Client agrees to be a considerate tenant and to take good care of the Property and to leave it in a clean and tidy condition at the end of their Rental. The Owner reserves the right to take retentions from the Damage Deposit to cover additional cleaning costs or excessive power or water consumption after the Client leaves the Property. The Client also agrees not to act in any way that would cause disturbance to neighbours.
- 9) The Client shall report to the Owner without delay any defects in the Property or breakdown of any equipment, appliances or facilities within the Property. Arrangements for repair or replacement will be made as soon as is possible.
- 10) The Owner shall not be liable to the Client for any temporary defects or stoppage in the supply of public services and utilities to the Property. Nor in respect of any equipment, appliances or facilities in the Property or garden. Nor for any loss, damage or injury resulting from adverse weather, riot, war, strikes or other matters beyond the control of the Owner. Nor for any loss, damage or inconvenience caused to, or suffered by, the Client if the Property shall be destroyed or damaged before the start of the Rental Period; in such event the Owner shall, within 7 days of notification to the Client, refund to the Client all sums previously paid in respect of the Rental Period.
- 11) Under no circumstances will the Owner's liability to the Client exceed the amount paid to the Owner for the Rental period.
- 12) This Contract shall be governed by English Law in every particular including formation and inception and shall be deemed to have been made in England. Any proceedings arising out of or in connection with this contract may be brought in any court or competent jurisdiction in England. Please note that these conditions are regarded as being included with our Booking Form.
- 13) Owner's Contact: M. Burden, 3 Tiverton Close, Radcliffe, Manchester M26 3UJ. **Phone:** +44 (0)161 723 1658 **Mobile:** +44 (0)7789 765819 **Email:** lycianvillas@yahoo.co.uk