

## EAGLE MANAGEMENT The Adura Villa TERMS AND CONDITIONS

### Bookings

An initial reservation may be made by telephone, post, online booking form, or e-mail and will be held for seven days pending the return of the completed booking form and initial deposit. The submission or signing of the Booking Form and payment of the deposit by the party leader, confirms acceptance of the terms and conditions set out below and shall be binding on the person(s) booking and intending to occupy the premises.

### Occupancy

No single sex parties will be accepted without prior approval.

No pets accepted.

For the comfort of guests, the villa is a **non-smoking home**; however smoking is permitted on the patio/lanai area. Please use the ashtrays provided. If guests smoke in our home the cost of fumigation will be deducted from your security deposit.

To ensure comfort, security and compliance with the Licensing Legislation, only persons named on the booking form may occupy the villa and any persons not shown on the booking form will be asked to leave.

### Rental Period

Any stays of 5 nights or less will incur a cleaning fee of \$75/\$85/\$95/\$105 or \$140 depending on the size of the home occupied. The villa is available for occupation from 1600 hrs on the day of arrival and must be vacated by 1100hrs am on the day of departure. A later departure may be possible but may incur an additional charge and must be agreed, in writing, prior to commencement of the holiday.

### Payment

A deposit of \$350/£250 non refundable deposit is due within 7 days of your initial reservation. This can be paid with credit/debit card or e cheque on line with our secure on line account with paypal. There is a 3% charge for credit/debit/e cheque payments. On receipt of payment, you will be sent a confirmation. You can also pay with a personal cheque. When this has been received, we will wait for clearance. Once the cheque has been cleared we will send out confirmation. Refunds on cheques made out for the wrong amount WILL NOT be refunded.

Payment of the balance is due 10 weeks prior to departure. On receipt/clearance of your party's final payment, we will send out your final confirmation. This once again can be paid via our online account with paypal. Your lock key code will be sent to you 1 week prior to departure. This is for security reasons. If pool heating is required this should be requested at the time of booking. Pool heat can be requested on arrival or during your holiday. This will be charged at \$25 per day.

## Security Deposit

A \$250 security deposit will be taken when you register with the management company once you have arrived in the US. This must be done within 48 hours of arrival. The client is held responsible for any damage or breakages that may be caused to the property or its contents and also for all items in the inventory during your stay. Any breakages or damage must be reported to the Management Company as soon as possible and before you vacate the property. At no time should any of the inventory items be removed from the villa.

This deposit will be refunded to your party within 30 days of your departure, providing the local management have reported no breakages or damage. We check inventory prior to your arrival and after your departure and will advise you of any faults. These may include additional cleaning costs for spills, stains etc.

We reserve the right to retain the security deposit (either in part or in full) to cover breakages, damage or missing items. Receipts for repairs/replacements will be provided in the unlikely event that such retention of the security deposit is required. NB, any fines incurred as a result of the dustbin being left outside will also be deducted from your security deposit.

We reserve the right to pursue a quest for recompense for any and all damages caused, which may exceed the value of the security deposit, within 14 days of being served notice of same.

Florida has a sub-tropical climate and care must be taken with food that is left uncovered. Apart from spoiling and contaminating areas, it can attract insects very quickly. Any costs incurred for additional pest control and/or cleaning may be passed on to you.

## Cancellation

Period Before Departure	Cancellation Charges
More than 6 weeks	Loss of deposit
6 – 2 weeks	50% rental cost
Less than 2 weeks	100% rental cost

The person who signed the booking form must confirm all cancellations in writing.

## Insurance

We strongly recommend that you ensure you have adequate Travel and Health Insurance for the duration of your stay, to cover eventualities such as cancellation, accident, sickness and damage. We will not be held responsible for clients who do not purchase adequate travel insurance to cover unforeseen circumstances which may necessitate cancellation of your holiday, or cause additional expense to be incurred by you or members of your party

## Villa Facilities.

This is a self catering villa. Whilst the villa comes fully fitted as a home including pots, pans, plates, cutlery, etc, unfortunately due to guests taking home "souvenirs to which they did not arrive with" we are unable to provide every arrival with general day to day cleaning materials. We apologize for this inconvenience.

### **Passports and Visas**

It is the responsibility of guests to ensure that all those traveling in the party have complied fully with all passport and visa requirements in place at the time of travel. Any failure in this respect may result in your travel arrangements being amended/curtailed with consequential losses in respect of your villa booking. In such circumstances no liability attaches itself to the villa owner.

### **Force Majeure**

The owners or their agents cannot accept responsibility, be responsible or be liable in respect of damage or changes caused by Force Majeure e.g. strikes, floods, closure of airports, weather conditions or other events beyond our control.

### **Complaints or Dissatisfaction**

In the unlikely event of a complaint during your stay please contact the Management Company immediately. If the matter cannot be resolved you should contact the owner, in writing, within 14 days of the end of the rental period. If the problem has not been reported, as requested, to the Management Company, the owner cannot accept any responsibility.

I have read and agree to the above terms and conditions

X \_\_\_\_\_  
Signature Date

Please fax signed copy

Thank you and Have A Great Vacation!!