



Dayspring  
45 Spring Lane  
Bassingbourn  
Royston  
Herts SG8 5HT

## BOOKING TERMS AND CONDITIONS

- A booking between the Owner and the Party Leader (making the booking on behalf of all "Guests") is valid only after the booking has been completed and signed, the appropriate deposit has been paid to the Owner and the booking confirmed in writing by the Owner.
- A non-refundable deposit of £175 (\$225) for each week booked (pro rated as appropriate) is payable at the time of booking. The balance of the rental charge (as confirmed in writing by the Owner upon acceptance of the booking) is payable no less than 10 weeks prior to the date of the rental period. Bookings made within 10 weeks of the commencement date require full payment with the booking form. **Failure to pay the balance of the rental charges by the due date will be deemed as cancellation.**
- A security deposit of £350 (\$450) is payable with the balance, to be refunded as soon as the Owner's local representatives have confirmed that no loss or damage has occurred to the property, its furnishings or contents during the rental period. Note also that the local homeowners' association levies a charge of \$50 for trash cans placed out before the day of collection or not tidied away at the end of collection day. Any such charges incurred during the rental period will be deducted from the security deposit.
- If required, pool heating may be requested at the time of booking. Charges are £161 (\$208) per week (pro rated as appropriate), payable with the balance of rental charges. Please note that the temperature of the pool cannot be guaranteed, as it will vary according to several factors, especially the prevailing weather conditions. As a guideline, we aim to heat the pool to approximately 80-82 degrees Fahrenheit, which is the temperature used by Disney in their hotel pools and at Typhoon Lagoon. Using the supplied pool cover at night will help to maintain the temperature level in the pool. Note that if Florida experiences a cold snap and the outside temperature drops below 56 degrees Fahrenheit, then the pool heater will switch into defrost mode and will not heat the water. No refunds will be issued if the pool heater operates as programmed.
- The Owner must be notified in writing by the Party Leader if the booking is to be cancelled. The following charges will apply:

<b>8 weeks or more prior to departure</b>	<b>Non-refundable deposit</b>
<b>Between 6-8 weeks prior to departure</b>	<b>50% of total rental cost</b>
<b>Between 4-6 weeks prior to departure</b>	<b>75% of total rental cost</b>
<b>Less than 28 days prior to departure</b>	<b>100% of the rental cost</b>

- Guests are expected to arrive after 4 p.m. on their arrival date and leave by 11 a.m. on their departure date, as indicated on their booking form.
- Occupancy of the property is limited to a maximum of 10 people and only those named on the booking form will be permitted to occupy the property during the rental period.
- For the enjoyment of all guests, neither smoking nor pets are permitted in this property.



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- The Owner or their representatives do not accept responsibility or liability for the loss or damage or changes caused by force majeure (e.g. strikes, floods, closure of airports, weather conditions or other events beyond the Owner's direct control), nor any injury however caused, nor any loss or theft of luggage or personal property at any time in or around the property. Children **must** be supervised by adults at **all** times when using the pool or the surrounding areas, and **glass** is not permitted in the pool area. The pool is not designed for diving and this activity could be potentially very dangerous.
- The property is situated on a housing community consisting of both residential and vacation homes. The Owner or their representative cannot be held responsible for any construction, alterations to existing houses or any noises or nuisance on or around the community.
- In the unlikely event that circumstances beyond the reasonable control of the Owner necessitate the cancellation of the booking, the Owner shall only be liable to refund the monies already paid by the Guests, or make alternative arrangements by mutual agreement with the Guests.
- By signing the booking form, the Party Leader and all Guests accept these conditions.

***We recommend that both delay and cancellation cover are included in your travel insurance***