



TERMS & CONDITIONS

Here are our full booking conditions. Please read these carefully as they will form the terms of the contract between us.

- Bookings can also be made by telephone or email direct with owner. Telephone bookings must be confirmed in writing with payment of 25% of the total booking price as non-refundable deposit within four working days.
- Payment of the balance is due and payable six weeks prior to the arrival date. Bookings made within six weeks of the arrival date require full payment immediately.
- All payments by cheque payable to Framlington Villa or bank transfer by arrangement.
- If you are forced to cancel your booking, please telephone us immediately and confirm your cancellation in writing by first class post. We will do our very best to re-let the property. If we are unable to re-let, you will remain liable to pay the full balance due.
- Bookings are from 3.00 pm on the day of arrival until 10.00 am on the day of departure.
- You are responsible for the condition of the property and of the furniture and equipment therein, all damages to be paid for at reinstatement cost.
- We are not liable for any loss or damage to any of your party's belongings or any visitors' belongings, nor are we responsible for acts of negligence or wilful damage caused by any other person or persons.
- We reserve the right to cancel or alter the booking arrangements. In the event of cancellation, we shall be liable only for the return of any monies received.
- These conditions may be varied by us as necessary due to changes in statute or statutory instruments.
- During your occupation of the property, you shall not sub-let or otherwise part with possession of it.
- The number of occupants of the property must not exceed the number stated in the cottage description unless prior written approval is obtained.
- We are a non-smoking property internally and on the external timber deck.
- Your right to occupy the property is limited to a right of occupation for holiday purposes and such right shall terminate at 10.00 am on the day of departure.