



Holiday home 'Aan de Blankaart'

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RENTAL AGREEMENT

1. *The holiday home.*

Ria & Frans Saint-Germain rent the holiday home 'Aan de Blankaart', located at Iepersesteenweg 72, 8600 Woumen.

This house is suitable for a maximum of 15 people. The house is nicely decorated, the photos on the site 'aandeblankaart.be' are true and indicate the state in which the house is. Therefore, it is an integral part of this contract.

Description of the property:

- *Independent holiday home:*

Ground floor :

Kitchen with cooking island, oven, microwave, dishwasher, Berkel meat slicer

Bar with bar furniture, fridges and chairs

Decorative fireplace with matching table and chairs

Living room with dining table and chairs, school bench, works of art,

First floor :

Separate living room with gas fireplace, armchairs, television,

Bathroom with double sink, shower and WC

Bedroom with double bed and bunk bed + 1 bed in the drawer

- *Main building* :

First floor accessible with external staircase

Bedroom with 2 bunk beds

Bedroom with double bed

Bedroom with 2 single beds and 1 single bed in drawer

Separate toilet

Bathroom with double sink and shower

- *Garden* :

Terrace with table and chairs

Sun beds

Pool

Caravan with toilet block

2. *Good condition*

The Saint-Germain family offers the house in the state in which it is and the tenant accepts it in a good state of maintenance, safety, hygiene and habitability, in accordance with the laws in force imposed by Tourism Flanders, decree Flemish Government 2017.

3. *Purpose and use*

The property is intended for rental as a holiday home. The tenant cannot take up residence in the house. Modifications by the tenant of the destination of the accommodation are not permitted.

It is not allowed to stay in the house with more than 15 people.

Additional tents, motorhomes or any other extension of the number of beds is prohibited.

Condition of the property: the holiday home will be completely cleaned before the rental and presented to the tenant in good condition. Beds are made, towels are provided. Upon departure, the house must be left clean. We also refer to the rental commitments document.

4. Assignment and subletting

The tenant is not allowed to sublet the holiday home or assign his rights to third parties.

5. Payment and terms

The reservation can be made through the following channels: OTA such as booking.com & Airbnb or directly with the owner.

➤ OTA: the payment conditions of the organization apply.
Please note that these conditions are stricter and more binding in the event of cancellation than our direct conditions.

➤ Directly with the owner:

- the rental price is indicated on the website
- at the reservation we ask for a deposit of 30%, the remaining amount is due 7 days before arrival.
- in the event of late payment, the reservation of the holiday home may be suspended.

6. Deposit

The deposit amounts to €500.00 and is transferred by the tenant to the account of the Saint-Germain family 7 days before the stay. We ask that you bring the bank transfer receipt as proof. On departure, the house, including the inventory, will be checked and any deduction of part or all of the amount will be clearly communicated. The rental deposit is totally separate from the rent to be paid. The deposit will be partially or totally refunded within 28 days of your stay.

7. Cancellation Policy

Cancellations must be communicated by e-mail. The tenant may at any time terminate the contract, subject to the following termination indemnities:

Up to 2 weeks before arrival: deposit.

14 days before arrival: the total rental price.

If the Saint-Germain family can re-let the house, a fair arrangement will be made.

8. Consumption and costs

The rental price is an all-inclusive price. It includes electricity, gas, final cleaning, beds made on arrival, bathroom linen, use of the swimming pool, use of the garden, use of the kitchen, including cleaning products and dishwashing detergent, etc.

The tenant will manage the holiday home in all situations with due care.

9. Waste

Please dispose of waste properly and in accordance with applicable rules. On the estate there is a container for residual waste, the other sections are sorted.

10. Responsibility of the tenant

The tenant is liable for damage caused by himself or his company or by visitors invited by him. In addition to your own BA insurance, an additional 'travel insurance' offers a solution.

Any damage must be reported to the Saint-Germain family before departure.

Pets are not allowed in the holiday home or on the estate.

Smoking inside is strictly prohibited.

Please deposit cigarette butts in the cigarette column at the entrance.

11. Visit of the Saint-Germain family

The visit is authorized after making an appointment with the tenant. This can be done for the purpose of maintaining order and cleanliness but also to perform simple jobs.

12. Pool

The use of the swimming pool is always the responsibility of the tenant. Never leave children under the age of 16 or others unable to swim alone in or around the pool.

13 Liability in the event of an accident

The Saint-Germain family is not responsible for accidents in and around the holiday home.

The tenant is liable for theft and damage to household effects if the theft occurs without evidence of burglary.

14. Miscellaneous

Any printing errors in the contract, on the website and other documents are reserved. The Saint-Germain family has the right to make changes to the contract, provided that errata are added.

The Saint-Germain family is in no way responsible for damage caused to all persons involved, the furniture and real estate.

The separate rental commitments form an integral part of this contract.

For agreement,
The tenant

For agreement,
The Saint-Germain family

