

Brook Hill Cottage – booking information

Booking enquiries

If you would like to make a reservation by telephone, please call Malcolm & Angela on +44 (0)1226 950940. If your call cannot immediately be answered, please leave a short voicemail including your name, requested dates and a phone number and your call will be returned as soon as possible. We aim to return all calls within 24 hours. Alternatively, you can send an email to brookhillcottage@outlook.com including the proposed dates of your stay or asking for a return call at a convenient time.

Rates, Booking Deposit and Damage Deposit

Weekly rates are provided on the website. Short breaks are charged at a nightly rate of 1/7 of the weekly rate, with a minimum 3 night stay.

A booking deposit of £200 (Booking Deposit) is required in order to secure your booking. All bookings are also subject to an additional refundable damage deposit of £50 (Damage Deposit) which will be returned within 7 days of your stay, assuming accommodation has been left in the same good order as when it was handed over and without damage. If you would like to bring pets with you, please contact the owners to make arrangements and to discuss the specific setting of the cottage. An increased Damage Deposit will be applicable, as well as some basic house rules.

Making a booking

To confirm your booking please read the **BOOKING CONDITIONS** below, then complete and sign the **BOOKING FORM** at the end of this document. Please then either:

- a. email a scan copy of your signed booking form along with confirmation of bank transfer/ payment through the relevant website to brookhillcottage@outlook.com; or
- b. post the original signed form along with the cheque for the booking deposit of £200 to Sarah Gwyther, 77 Arundel Road, Kingston Upon Thames, KT1 3RY.

Please note that your provisional telephone or email reservation will only be held for 5 days after it is made, so please send your completed booking form and deposit straight away in order to secure the reservation.

BOOKING CONDITIONS

1. Definitions: "Cottage" means Brook Hill Cottage, 6 Brook Hill Lane, Carlecotes, S Yorkshire S36 4TB. "Guest" means the person making the holiday booking and all members of his or her party. "The Owner" means the owner of the Cottage.
2. The Guest must be 18 years of age or over when the booking is made.
3. All lettings are solely for the purpose of conferring on the Guest the right to occupy the Cottage for the purpose of the holiday.
4. All holiday lettings (other than by prior written arrangement) will begin at 4.00pm on the day of arrival and end at 10.00am on the day of departure.
5. Each booking of the Cottage requires payment of a damage deposit of £50 which will be refundable to the Guest after the Cottage has been thoroughly checked within 7 days of the end of the stay, assuming the Cottage has been left in the same good order as it was handed over at the end of the stay, and without damage. Please report any breakages to the Owner as soon as they occur. If the amount of damage caused by the Guest is, in the Owner's sole discretion, considered to be unreasonable, the Owner reserves the right to make a deduction from the damage deposit in order to cover the cost of replacing such damaged or broken items.
6. The Owner reserves the right to enter the Cottage at any time during the period of the letting. Wherever possible, Guests will be advised of the need to enter premises in advance.
7. The Owner reserves the right to refuse accommodation or to repossess the Cottage if they reasonably believe that any damage is likely to be caused by the Guest or the members of the Guest's party or can repossess the Cottage if damage has been caused. These circumstances will be treated as a cancellation by the Guest.
8. The Owner shall not be liable in respect of claims that the Guest may have for (i) death or any personal injury however caused or sustained by the Guest, unless it results from the Owner's negligence, and/or (ii) the loss or damage to his/her belongings which are on the premises of the Owner.
9. In the unlikely event that the Cottage, having already been booked, should subsequently become unavailable due to circumstances beyond the control of the Owner, all monies paid by the Guest will be refunded immediately, but the Owner shall not be liable in any circumstances to make any payment in excess of those monies. The Owner will provide all reasonable effort to assist with finding suitable alternative accommodation.
10. The booking deposit is payable when the booking is made and the balance will become payable at least 60 days prior to the date of commencement of the letting. Monies paid under the terms of this clause are not refundable by the Owner and will be forfeited if the Guest cannot take up the booking for any reason whatsoever. However, the Owner recognises that in some cases of cancellation, notwithstanding that there is no legal obligation to do so, the Owner will use its best endeavours to re-let the Cottage for the period of the booking and, if successful, the Owner will refund the monies paid to the Guest less reasonable charge in respect of the additional expense in connection with the re-letting. Guests are advised to take out cancellation insurance to cover this eventuality.
11. Where a booking is made within 60 days of taking up the let, the full amount and the damage deposit is payable in order to secure the booking.
12. The number of persons stated on the particulars supplied as being allowed to occupy and use the accommodation and facilities selected by the Guest is the total number permitted unless it is agreed otherwise in writing with the Owner.

BOOKING FORM

Name			
Address & Postcode			
E-mail		Telephone No:	
Arrival date		Departure date	
Full Tariff			
Deposit enclosed			
Names of party (and age, if child)			
Cot/ highchair required			
Other special arrangements (early/ late departures, pets etc)			
Preference for return of deposit	Cheque	Address to which cheque should be sent:.....	
	Bank transfer	Name on account:..... Account No:..... Sort code:.....-.....-.....	

If paying by cheque, please make out to "Sarah Gwyther".

If paying by bank transfer, please quote your surname and month of your stay in the reference and transfer to: Nationwide account: Sort code: 07-02-46 Account: 42388206 Name: Mrs Sarah Gwyther

I confirm that I am over 18 years of age and agree that booking is made in accordance with the booking conditions, a copy of which I have received.

Signature:.....

Postal reservations should be sent to: Sarah Gwyther, 77 Arundel Road, Kingston Upon Thames, KT1 3RY.