

## Rental Agreement for 'Finca La Libelula', Orgiva

1. The property situated at 'Finca La Libelula', Camino del Duque s/n, Orgiva 18400, Granada, Spain is offered for holiday rental subject to confirmation by Mrs Angie Louise Parnwell (the owner), to the renter (the client).
2. To reserve the property, the client should complete and sign the rental agreement and return it with payment of the initial deposit (20% of the rent due). This deposit is non-refundable.
3. The balance of the rent is payable not less than **4 weeks** before the start of the rental period. If payment is not received by the due date the owner reserves the right to give notice by post or e-mail that the reservation is cancelled. If the booking is made less than 4 weeks before the start of the rental period, the client will send the whole amount of the rental rate immediately.
4. In the event of cancellation by the client 2 to 4 weeks before the rental period 25% of the rental rate shall be refunded. In the case of a cancellation being made less than 2 weeks before the rental period no refund shall be made.
5. If the client has to cancel the booking at any stage, the owner will return any money received, minus the non-refundable deposit, bank charges and commissions, if she can find another renter for that period.
6. A security deposit of **EUR150** is required in case of, for example, damage to the property or its contents. However the sum reserved by this clause shall not limit the client's liability to the owner. The owner will return the security deposit at the end of the rental period, unless there is a deduction to be made.
7. The rental period shall commence at 5 pm on the first day and finish at 10 am on the last day
8. The client leaves his car on the property at his own risk, and the owner takes no responsibility for any vehicle or the contents of any vehicle. The owners are also not responsible for the loss of personal belongings or valuables of the client.
9. The client shall allow the owner or his representative access to the property for purposes of repair and inspection. The owner shall exercise this right of access in a reasonable manner.
10. No tents, caravans or camping cars can be accepted on the property. If the client wishes to invite any person, over and above the number listed on the booking form, on to the property, he must obtain written permission from the owner who reserves the right to make an appropriate charge.

11. The client may in no circumstance re-let or sublet the property, even free of charge

12. The client agrees to be a considerate tenant, to take good care of the property and leave at the end of the rental period. Smoking is allowed outside the property only. Pets are not allowed. Although the after-stay clean is paid for by the client, the owner reserves the right to make a retention from the security deposit to cover additional cleaning costs if the client leaves the property in an unacceptable condition.

13. The renter's group should ensure they have arranged adequate personal insurance cover for all members of their party to cover all personal risks and liabilities, including cancellation. The owner does not carry personal accident liability, and this is an explicit condition of the rental agreement.

14. The owner shall not be liable to the client:

- for any temporary stoppage in the supply of public services to the property;
- for any loss, damage or injury which may result from adverse weather conditions or any other matters outside the control of the owner;
- for any loss or damage or inconvenience suffered by the client if the property is destroyed or substantially damaged before the start of the rental period. In any such event the owner shall immediately refund to the client all sums previously paid.

15. Under no circumstances shall the owner's liability to the client exceed the amount paid to the owner for the rental period.

16. The contract shall be governed by Spanish law in every particular, including formation and interpretation, and shall be deemed to have been made in Spain.

I have read the **agreement** and booking conditions and accept them on behalf of everyone in my party for this booking:

Signature :

Name :

Date :