

GENERAL RENTAL CONDITIONS

Bookings are made with Maria Bandoni Rentals in Italy. Your signature on the booking form will be taken as your acceptance of the following conditions.

MINIMUM LETTING PERIOD

All properties are rented from Saturday to Saturday. Minimum rental is one week.

BOOKING

A deposit of 30% of the rental price is required for us to confirm your booking. The balance remaining will be required 8 weeks prior to your stay.

SECURITY DEPOSIT (GUARANTEE DEPOSIT)

The SECURITY DEPOSIT varies from property to property. (Security Deposit information is at the end of the property description) Usually between EUR 200 and EUR 500, this deposit must be handed over to the owner/keyholder, in cash at the time of your arrival. The exact amount of this deposit will also be on your CLIENT RESERVATION FORM which confirms your reservation.

This deposit will be returned to you upon your departure minus any separate charges which are listed on your CLIENT RESERVATION FORM (i.e.: utilities and/or any cost of damage to property or its contents which occurs during your stay).

UTILITIES

Utilities include: telephone calls, electricity, heating, hot water, gas, linens and final cleaning. Which utilities are paid separately and which are included in the rental price vary from property to property. Those utilities which are your responsibility are clearly explained on your Client Reservation.

Electricity: The Italian Government has introduced a system of electricity limitators to contain the national consumption. This means you must be careful when using more than one appliance at once because the limitator will shut the electricity off.

SUPPLIES

Self catering accommodations require that the client must supply all items needed for daily living (soap, detergents, toilet paper, etc.)

FINAL CLEANING

The cost of final cleaning does not included the kitchen or cooking areas (including dishes and cutlery which must be handed over clean.) If the property is not left in an acceptable condition, an additional fee (EUR 25 p/person, maximum EUR 100) may be deducted from your security deposit (above the cleaning fee as stated on your CLIENT RESERVATION FORM)

It is usually possible to arrange for maid service but this cannot be guaranteed.

IF YOU CANCEL

If you cancel your reservation, cancellation fees are as follows:

10% of the renting price — 60 days before the beginning of the letting period.

50% of the renting price — 59-30 days before the beginning of the letting period.

100% of the renting price — 29 days before the beginning of the letting period.

No exceptions, including International Conflicts, will be made to this policy.

IT IS STRONGLY RECOMMENDED THAT YOU PURCHASE COMPREHENSIVE TRAVEL INSURANCE THROUGH YOUR TRAVEL AGENT.

CANCELLATIONS OR ALTERATIONS BY US

If for any reason we are unable to provide you with the property you originally booked, we reserve the right to transfer you to a similar property. If this is not possible or you do not accept the alternate property, we will refund the total amount you paid to us.

We are not liable for any cancellation charges for your traveling arrangements.

ARRIVAL AND DEPARTURES

Arrival: Saturday 5 p.m. - 8: p.m.

Departure: Saturday 8 a.m. - 10 a.m.

If for some reason you are late arriving you must call the owner/keyholder and make arrangements for a later arrival. The hours between 10 a.m. and 5: p.m. are used for cleaning and preparing the property for the next guests.

NUMBER OF PERSONS

The number of lodgers, including children, may not be greater than the number indicated in the description of the property.

COMPLAINTS:

Maria Bandoni is only an agent for the owner of the property. Any problems which arise with the property should be settled with the owner/keyholder.

If the problem persists you must notify Maria Bandoni Rentals by telephone while you are at the property. We ask that you allow us the opportunity to remedy the problem and/or find a suitable solution. Clients who abandon the property lose all rights to any refund. Complaints after your stay can not be considered. Please realize that you are in the old country and in old villas/houses which have been renovated as much as possible to preserve their authenticity. Your patience and collaboration will be appreciated.

Maria Bandoni Rentals in Italy is not responsible for defects or breakdowns in water and/or electricity supply owing to causes of *force majeure*.

YOUR LIABILITY

Your liability is not limited to the amount of the Security Deposit. You are responsible for any damage, caused by you or your party, to the property or its contents, which occur during your stay. You may want to check if your Homeowners Insurance offers worldwide coverage.

LIMITATION OF OUR LIABILITY

We have visited each property we offer for rent and we believe they are all safe for rentals. We do not offer warranty of habitability or safety. Clients should be cautious during their stay in a foreign country and in these properties from the past centuries. Client acknowledges that Maria Bandoni Rentals in Italy and its agents are not responsible for personal injury occurring for whatever reason on its rental properties. There is no liability for any consequential damage.