

# Porthmeor Cottages

Quality holiday cottages on the coast road between Zennor and Pendeen and overlooking the sea in West Cornwall



All bookings are subject to our **terms and conditions** which are shown below.

## Reservation

A provisional reservation will be held for 7 days. If we have not received your completed and signed booking form with the appropriate deposit within 7 days, we regret that your reservation will lapse.

## Deposit

If a booking is made eight weeks or more before the holiday starts, a deposit of one-third of the full rent must be paid. The balance is payable not later than eight weeks before the start date. If your holiday begins less than the eight weeks from the time of booking the full rent is payable immediately.

## Cancellation

In the event of cancellation less than eight weeks before a holiday begins, the whole rent is payable unless we succeed in re-letting. With more than eight weeks notice, the deposit only would be forfeit.

## Arrival and Departure

All holidays start and finish on a Saturday (except as agreed for out-of-season short breaks). Tenancies commence at 4.00 p.m. on the first day and terminate at 10.00 a.m. on the day of departure.

## Short Breaks

Short breaks are available from November to the end of February inclusive 3 nights minimum. The prices are worked out as follows:-

3 nights – 70 percent of the weekly rent

4 nights – 75 percent of the weekly rent

5 nights – 80 percent of the weekly rent

6 nights – 90 percent of the weekly rent

For short breaks beginning on Wednesday, Thursday or Friday, the rent for the following Saturday applies. For those beginning on a Sunday, Monday or Tuesday, the rent for the previous Saturday applies.

Christmas and New Year short breaks are only available last minute. Short breaks at other times may be considered.

### **Composition of Parties and Age Limits**

We are essentially providing family holidays and it is our policy not to accept bookings from groups of young people under the age of 25 and/or large all male or all female parties. This policy is not intended to be discriminatory, but is merely to protect ours and the other guests' interests.

### **Total Number in the Party**

Each property can only handle a certain number of guests, so the number of people stipulated in the property description may not be exceeded in any circumstances and only those listed when booking may occupy the property.

### **Parking**

There is parking for cars at both properties.

### **Smoking**

We regret that our properties are available to non-smoking guests only.

### **Pets**

We regret that no pets are permitted in our properties.

### **Electricity, Heating, Logs & Linen**

Electricity is included in the rent, as is the heating. Fuel for multi burner for the first evening is provided in both cottages and further supplies can be purchased at cost. Bed linen, towels and tea towels are provided. Please note beach towels are not provided.

### **Tenants' Obligations**

The tenant agrees:

- a. to pay for any losses or damage to the property
- b. to take good care of the property and leave it in a clean and tidy condition at departure. Porthmeor Cottages reserve the right to make a charge for extra cleaning if the property is not left in a satisfactory condition
- c. to permit the owners and their agents reasonable access to enter the property without permission
- d. not to part with possession of the property, or share it, except with members of the party listed on the booking form
- e. not to exceed the total number of people stipulated in the property description

**Liability**

Porthmeor Cottages shall not be liable for any loss, damage, expense, accident, injury or inconvenience whether to person or property which the applicant or any other person may suffer or sustain arising out of or in respect of any letting.

**Governing Law**

The contract embodied in the booking is governed by English law, and subject to the exclusive jurisdiction of the English courts.

**Complaints**

We try to take every care to prepare our properties to a standard whereby our visitors will enjoy their holidays. If a problem or cause for complaint does arise, please let us know immediately. Every effort will then be made to assist you. It is frustrating for all parties if you write after your holiday to tell us about a problem that could have been resolved had we known at the time.