

BOOKING CONDITIONS
CHRISTMAS HALL MARKET PLACE,
BILDESTON SUFFOLK IP7 7EN

1. CONTRACT ~ The contract for a short term Let shall be made between the client and Christmas Hall. The contract will be entered into when Christmas Hall issues the Letting Agreement and will be subject to the following conditions.

2. PAYMENT - A deposit of one third of the letting fee is payable if the booking is made more than 6 weeks before the start of the Let. The balance is payable 6 weeks before commencement of the Let. A refundable breakages payment by credit or debit card of £500 is also required upon payment of the balance, this being a deposit for any damages occurring during your stay. The payment will be refunded to yourselves at the end of the Let if the house is in good order throughout. Christmas Hall shall construe non-payment of the balance of the Let on or before the date as a cancellation of the contract. Bookings made less than 6 weeks before the start of the Let the total fee is payable upon booking. **All payments should be made to Christmas Hall and sent to the following address, Mrs H G Gadsden, The Coach House, Christmas Hall, Market Place, Bildeston, Suffolk IP7 7EN.**

3. CANCELLATION - Any cancellation made by the Client for whatever reason will only be accepted in writing to Christmas Hall at The Coach House, Christmas Hall, Market Place, Bildeston, Suffolk IP7 7EN. On receipt of notice of cancellation Christmas Hall will seek to re-Let the property for the property of your booking. If we are successful in re-Letting the property for any part of the booking period, we shall refund an equal amount to the money less (a) the rental period that is not re-Let and (b) an administrative charge of £25 per week booked. If Christmas Hall is unable to re-Let the property at all, then all monies paid by the Client shall be forfeit.

4. PERSONS USING THE PROPERTY - Christmas Hall can accommodate 20 people sleeping. These amounts must not be exceeded unless specifically agreed in the contract. Please note that no Stag Groups are accepted. Guests are asked to respect the "No Smoking" policy throughout the premises of Christmas Hall and noise must be reduced within the garden from 11 pm onwards. Because of its Village centre location Christmas Hall is not suitable for any type of party wishing to have loud music and fireworks are strictly prohibited.

5. COMPLAINTS - In the event that there should be cause for complaint during the occupancy of the property it must be notified promptly by telephone on 01449 740740. All problems must be confirmed in writing no later than 7 days after your stay, giving complete details of your complaint.

6. DAMAGE - The Client is legally bound to reimburse Christmas Hall for any repairs, replacements or cleaning costs on demand. Cleaning costs may occur, especially after parties, where spillage of red wine and various other stains occur to all carpet areas within the property. A refundable deposit is required of £500 on arrival at Christmas Hall.

7. CARE - The Client must take all reasonable and proper care of the property and its furniture, pictures, fittings and effects in or on the property and leave them in the same clean and tidy condition at the end of the Letting period as they were found at the beginning.

8. PETS - Pets are welcome but only by prior agreement and there may be additional costs for cleaning of carpets etc.

9. LIABILITY - The owners of Christmas Hall should not be under any liability to the Clients or third parties for any loss or damage arising from breach of contract, misrepresentation and negligence or otherwise.

10. RIGHT OF ENTRY - The owners should be allowed right of entry to any or all parts of the property at all reasonable times for the purpose of inspection or to carry out necessary maintenance.