



# Temporary contract for tourist purposes

## GENERAL TERMS OF LEASE

- The leasing terms refer to the rental exclusively as of a holiday home at the prices and in the periods indicated in the section corresponding to each property. This is a temporary contract according to art. 1, comma 2, letter C of Law 9.12.1988, n. 431. This will expire on the date indicated in the Booking Form without any prior notice and with the absolute exclusion of an implied renewal.

The Tenant will not be able to change the destination of the property for the weekly holiday rental, nor will he be able to pass to a third party this leasing contract, not even on a gratuitous basis. In this contract and the enclosed booking form the description is taken explicitly from that listed in the section dedicated to each single property. The minimum rental period is 3 days. During the months of July and August the minimum rental period is 7 days from Saturday to Saturday, or multiple periods of the week.

The Owner reserves the right to consider, case by case, reservations for shorter periods and/or change destination or pass to third part.

- Reservations should be made directly to Agriturismo Ca Di Sole, tel. +393317515432 E-Mail: [mauro.anguillesi@gmail.com](mailto:mauro.anguillesi@gmail.com)

Reservations will be considered valid at the following conditions:

- a) The Client must fill in the enclosed booking form indicating the names of all the people who will be staying in the house. The General Terms of Lease contained in this form are mandatory.
- b) The Client must make an advance payment equal to 50% of the amount
- c) The balance must be paid at the arrival.
- d) Payments should be made by bank transfer to the current account upon confirmation of availability.

**Fattoria Ca Di Sole**

**Carisbo san Benedetto filiale 05420 :**

**IBAN: IT04D0638537044100000001421**

**BIC: IBSPIT2B**

Reservations requested by phone must be confirmed immediately by Email within the next 24 hours otherwise the request will be invalid. When the owner confirms availability of the reservation request, payment must be made within 48 hours, otherwise the request will be invalid.

- On receipt of advance payment, confirmation of the booking will be sent and must be presented upon arrival together with identity documents of all persons staying in the rental accommodation. It is forbidden to give this confirmation request to other people not mentioned or arrive in a higher amount of persons than that indicated on the booking confirmation.

- Arrival times are between 16.00 and 19.00. Departures must be made before 10.00 hour

- On arrival the Client is obliged to pay directly to the owner the remaining part of the lease

- The property is given to the Tenant in good condition, tidy and clean, completely furnished and fitted, with a fully-fitted kitchen. The Tenant undertakes responsibility to use the property with due diligence, and return the property on the expiry date agreed beforehand in the same state it was received, tidy and clean, keeping the kitchen clean and disposing of all the rubbish in the external containers.

- We please the Tenant to inform us of any eventual damage to the objects of the property.

- In the case of a cancellation of the booking by the Tenant, he has the right to a refund of the price paid subject to deduction of the following percentages:

80% refund of the total renting amount in case of cancellation until 1 month prior to arrival

60% refund in case of cancellation until 2 week prior to arrival

30% refund in case of cancellation less than 2 week prior to arrival

10% refund in case of cancellation after check in

The cancellation must be made by sending an Email

Any other refund and/or compensation is excluded.

The applicable law is the Italian one.

The signing of the booking form and the reservation themselves imply the knowledge of the general terms of lease and the description of the house as presented on the web site

[www.cadisole.it](http://www.cadisole.it) In addition, it also implies unconditional acceptance of the clauses contained in this document containing the list of general terms

The person submitting the reservation request will be responsible for the lease.

- The rates are calculated on a weekly basis, and include the rent of the property for the maximum number of people stated in the description as well as the consumption of water, gas, wood for the fireplaces and BBQ, bed linen and towels (in weekly base). The Owner is excluded from providing food and beverages, surveillance services, cleaning of the rooms and any other types and/or nature of services.

- The Owner permit animals only if previously agreed

- On swimming pool belonging to the Owner as well as the sauna, kid's house, swing and the trampoline can be used by all the guests of all the apartments at their own risk.

- The opening period of the pool (without a lifeguard) is generally available from 1th May to the 15th November, and is subject to weather conditions. The period when the heating in the houses will be turned on is also subjected to weather conditions.

- The pool, the trampoline and other games in the property, are without lifeguard, Parents must take care of their children to avoid any dangerous situation for the safety of their kids.

- If necessary, the Owner (or the person appointed by him) reserves the right of access to do any essential maintenance work to the properties and/or the garden and swimming pool.

- The Owner will not be responsible in the case of lack of water and /or power supply, gas or other unforeseen events beyond his will or for circumstances beyond his control.

- Particular notes about the contract:

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Date.....Signature.....