

## Keswick Holiday Homes

### Conditions of Booking:

- Your booking is with the owner of the property and all payments are made directly to them. However, since we provide an administration and booking service on the owner's behalf, all correspondence should be sent to Angela Spooner at the address below.
- You are asked to treat each property with care and leave it in a clean, tidy condition so that the next visitors can enjoy their holiday. **Please report any breakages or problems immediately so that we can put things right as soon as possible.** We make every effort to provide guests with safe, clean, warm and comfortable homes where they can relax and enjoy their holiday. We ask for your co-operation in order to maintain everything at a high standard.
- Should you have reason to make a complaint then we encourage you to do this as soon as possible and preferably, during your stay so that we can address it promptly. Please direct complaints to Angela Spooner in the first instance. We endeavour to resolve issues as soon as is practicable although matters requiring major works may need to be planned with the property owner to resolve. Any compensation payment if appropriate, is entirely at the discretion of the owner.
- All beds have duvets and linen is provided free of charge. Most properties do not usually provide towels but if visitors are travelling long distances or by public transport – this can be arranged, please ask.
- Where pets are allowed they should not be left in the property alone at any time. You must ensure that there is no evidence of your pet in the property, garden or surrounding area when you vacate the property. Please do not allow your pets in the bedrooms.
- A cot and high chair can be provided at no extra charge in the properties which allow small children. We prefer that you bring your own cot bedding for the safety and comfort of your baby.
- All properties have parking – vehicles are left at vehicle owner's risk.
- Bookings are normally from Saturday to Saturday, **10am departure time unless arrangements are made otherwise.** Arrival time and arrangements for obtaining the key will be confirmed on payment of final balance.
- A £100 deposit for each week is required on booking. We prefer payment by BACS transfer and will provide bank details at time of booking. You can also pay by cheques made payable to the owner of the property please.
- The balance of the rent must be paid four weeks in advance, we do not send out reminders for this. Any money paid is non-returnable should the booking be cancelled later, unless the property is re-booked at full cost.
- If, for any reason, we should have to cancel your booking you will receive a full refund of all money paid.
- You can book our properties online or call us directly to reserve a week for you. We collect basic personal data from you on a booking form (name, address, contact email/telephone number of lead guest and names of accompanying guests) in order that we can contact you about your booking.
- We keep your booking details in a confidential file and never share your details with any other business or third party for marketing purposes. We will only send marketing information or newsletters if you have indicated your agreement for us to do so during the booking process.

**Mrs Angela Spooner, Mountain Lodge, Lonsties, Keswick, CA12 4TD**

**Tel: 01768 201042 Mob: 07704 146702**

**email: [angela@keswickholidayhomes.co.uk](mailto:angela@keswickholidayhomes.co.uk)**