

# GREENLIFE & KARALTA COURT

33-39 KARALTA RD ~ POST 33 KARALTA RD ~ ERINA NSW 2250  
Phone 0243 677 789 ~ Fax 0243 655 213 ~  
A Division of Paultrus Pty Ltd ACN 001 421 987

## Terms and Conditions of Temporary Holiday Accommodation

### Deposit

A non refundable deposit of 50% is required to secure the booking.  
Payment of the rental deposit constitutes the clients acceptance of these Terms and Conditions.

### Balance

Balance of the rental amount must be received in full 7 days prior to occupancy. If not the owner has the right to cancel the booking and attempt to re let it.

### Cancellations

Cancellation if caused by the client, money paid is **not refundable** unless the house is re-let for the entire period. If a refund is made due to the property being re-let then a \$100 cancellation fee will apply.

The owners will make every effort to ensure the property is available as booked. However the owners reserve the right to make alterations to bookings due to unforeseen circumstances.

### Standards

To maintain a good standard for our guests we require certain conditions to be complied with. We appreciate most will respect our property but the occasional abuse requires that we state the following conditions.

Number of Guests should not exceed the number stated on the Confirmation Notice or subsequently agreed in writing or email. Fees will apply for excess guests not agreed with the owners in advance.

Parties and Functions are strictly prohibited. The price charged is for domestic use only and not commercial. Accordingly this rate does not allow for the extra wear associated with functions in terms of cleaning, garbage removal, wear and tear, repairs etc. Use contrary to this may result in loss of your bond and/or additional payments.

### Damages

Damage, Breakages, Theft and Loss are the tenants responsibility during their stay.

### Check In & Check Out

*Check in:* after 2:00pm, *Check Out:* 10:00am.

The property should be left in a similar state to its condition on arrival. Checkout time is 10am, this allows time to prepare property for next guests. if you require an earlier check in or late checkout, please confer with Marie in the office.

**Please Note:** Earlier check in's are classified as an extra day as are late checkouts.

### Cottages

Whilst we try to allocate the cottage you require, changes may occur to suit our requirements and needs.

### Noise

Disturbance to our neighbours, including excessive noise, is prohibited and may result in termination of rental.

### Security Bond

Your credit card details are held at reception, if there are any damages or the property is left in an unsatisfactory condition, your credit will be actioned for the said amount.

### Smoking Policy

Our homes are non-smoking inside a \$200.00 cleaning fee will be charge if you smoke inside.

### Pets

Pets are strictly not allowed.

### Personal Property

Loss - the owners take no responsibility for the tenant's personal property.

**Note:** Variations to these conditions may only be made by prior arrangements with the owner in writing. These terms and conditions can change at any time, we will endeavour will notify you of any changes.

Thank you  
The Management at Karalta Court